



CITY OF BEAUMONT

Annual Report



Fiscal Year 2024-25

Community Facilities District No. 93-1
Improvement Area 13 (Services)

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Appendix A – Boundary Map

Community Facilities District No. 93-1
Improvement Area 13 (Services)

1. District Profile

Project Description

Community Facilities District No. 93-1 Improvement Area 13 Services (the “CFD No. 93-1 IA 13 Services”) was formed to pay for CFD No. 93-1 IA 13’s fair share of Landscape Maintenance.

Location

CFD No. 93-1 IA 13 Services is comprised of 107 single family homes and approximately 19.86 gross acres. CFD No. 93-1 IA 13 Services is divided into two non-contiguous areas. The western area is generally located west of Palm Ave. and south of Cougar Way. The eastern area is generally located east of Palm Ave., west of Cherry Ave., and south of Cougar Way.

Bond Profile and Principal Amount of Bonds Outstanding

CFD No. 93-1 IA 13 Services is a nonbonded district.

2. Special Tax Information

Special Tax

A Special Tax is collected each year to pay service obligations for CFD No. 93-1 IA 13 Services. The amount collected each year is determined by the Special Tax formula and can vary from year to year, but shall not exceed the maximum authorized (or permitted) Special Tax rates. The amount levied for Fiscal Year 2024-25 tax year is \$47,178.44. The Maximum Special Tax rates for Fiscal Year 2024-25 are as follows:

On each July 1, commencing on July 1, 1996, the Assigned Special Tax for Services to be applicable to an Assessor’s Parcel shall be changed from the amount in effect for the previous Fiscal Year by an amount equal to the percentage change in the Consumer Price Index for the calendar year ending in December of the prior Fiscal Year. The Consumer Price Index rate for Fiscal Year 2024-25 is 2.87%.

*Table 2-1
Assigned Special Tax Rates*

Land Use Class	Taxable Unit	Assigned Special Tax
Single Family Residential	per Unit	\$480.36

*Table 2-2
Special Tax Breakdown*

Land Use Class	Parcels	Levied Amount	Assigned Special Tax	% of Assigned Special Tax
Single Family Residential	107	\$47,178.44	\$51,399.02	91.79%
Total	107	\$47,178.44	\$51,399.02	91.79%

3. Payment History

Delinquencies are calculated through June 2024 and may reflect parcels that may already be on a payment plan.

Delinquency Rate for Fiscal Year 2023-24

As of June 2024, the delinquency rate of CFD No. 93-1 IA 13 Services for Fiscal Year 2023-24 is 0.00%.

Information Concerning Delinquent Parcels

CFD No. 93-1 IA 13 Services delinquency information as of June 2024 is illustrated in the table below:

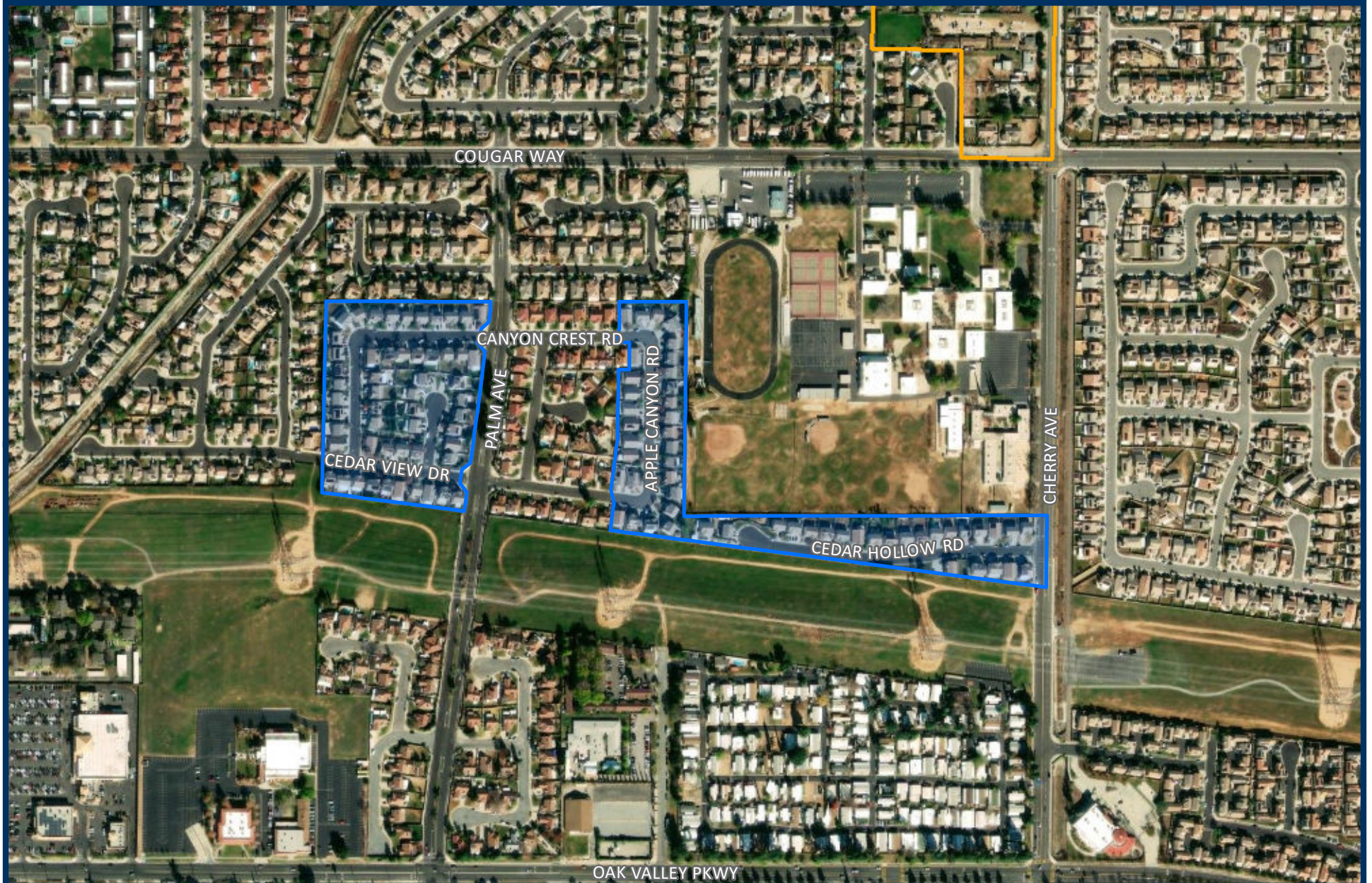
*Table 3-1
Delinquency Summary*

Fiscal Year	Levied		Delinquency		
	Parcels	Amount	Parcels	Amount	Del. Rate
2019-20	107	\$40,563.70	0	\$0.00	0.00%
2020-21	107	\$41,792.06	0	\$0.00	0.00%
2021-22	107	\$42,731.52	0	\$0.00	0.00%
2022-23	107	\$42,731.52	0	\$0.00	0.00%
2023-24	107	\$45,862.34	0	\$0.00	0.00%
Total		\$213,681.14	0	\$0.00	0.00%



Appendix A:

Boundary Map





S P I C E R

CONSULTING GROUP