

COMMUNITY FACILITIES DISTRICT NO. 2014-01

MAINTENANCE SERVICES

ANNUAL
SPECIAL TAX

2020/21

REPORT

REPORT DATE: MAY 2020

CITY OF MORENO VALLEY
SPECIAL DISTRICTS DIVISION
PUBLIC WORKS DEPARTMENT

14177 Frederick St.
PO Box 88005
Moreno Valley, CA 92552
specialdistricts@moval.org
951.413.3480

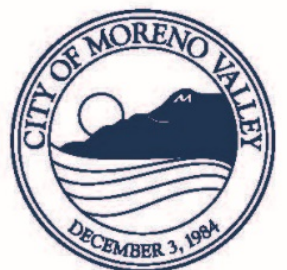


TABLE OF CONTENTS

I. INTRODUCTION	1
A. Description of Proceedings	1
B. The District.....	2
i. Boundaries of the District.....	2
ii. Boundaries of the Future Annexation Area.....	2
iii. Future Annexations	2
iv. Description of Services	2
II. District FACILITIES	4
III. COMPUTATION OF THE SPECIAL TAX REQUIREMENT.....	5
A. Annual Escalation Factor	5
B. Maintenance and Operation Services	5
C. Administrative Expenses.....	5
D. Reserve Fund	6
E. Special Tax Requirement.....	6
IV. SPECIAL TAX CALCULATION.....	7
A. Rate and Method of Apportionment	7
B. Tax Rate Area	7
C. Special Tax Rate.....	7
D. Method of Apportionment.....	8
E. Delinquencies	9
VI. SPECIAL TAX ALLOCATION (TAX ROLL)	10
Appendix A: Annexations	A-1
Appendix B: Facilities	B-1
Appendix C: District Maps	C-1
Appendix D: SPECIAL TAX ALLOCATION (TAX ROLL)	D-1

TABLES

Table 1: Summary of Actions	1
Table 2: Annual Escalation	5
Table 3: Special Tax Requirement.....	6
Table 4: Special Tax Rates.....	8
Table 5: Delinquencies	9

LIST OF PARTICIPANTS

Community Facilities District No. 2014-01

City Contacts

Michael L. Wolfe, P.E.
Interim Assistant City Manager
Public Works Director/City Engineer
14177 Frederick Street
P.O. Box 88005
Moreno Valley, CA 92552-0805
951.413.3100
michaelw@moval.org

Candace E. Cassel
Special Districts Division Manager
14177 Frederick Street
P.O. Box 88005
Moreno Valley, CA 92552-0805
951.413.3480
candacec@moval.org

Special Legal Counsel

Mark E. Mandell, Esq.
Mandell Municipal Counseling
310.274.8921
Mark@MandellMuni.com

Special Tax Consultant

Jim McGuire
Principal Consultant
Willdan Financial Services
27368 Via Industria, Suite 110
Temecula, CA 92590
951.587.3500
McGuiJ@willdan.com

I. INTRODUCTION

This Annual Special Tax Report is prepared in compliance with Section 53343.1 of the Mello-Roos Community Facilities Act of 1982 (Government Code Section 53311 et seq.) (the “Act”) for the City of Moreno Valley Community Facilities District No. 2014-01 (Maintenance Services).

A. DESCRIPTION OF PROCEEDINGS

The City Council of the City of Moreno Valley formed the City of Moreno Valley Community Facilities District (CFD) No. 2014-01 (the “District”) to fund maintenance services related to parkway and median landscaping and street lighting. The District was established under the authority of the Act. Property owners whose new development projects have been approved with the condition of providing an ongoing funding source for 1) landscape maintenance and/or 2) street lighting services can annex into the District. By annexing into the District, a qualified elector (i.e. property owner or registered voter) authorizes the City to levy the special tax on their property tax bill. Revenue received from the special tax funds the specified services. A summary of the actions taken in the formation of the District, including approval of the rate and method of apportionment of the special tax (RMA) and its amendments, is listed below.

Table 1: Summary of Actions

Document	Number	Date
Resolution of Intention to Establish the District	2014-12	February 11, 2014
Resolution Establishing the District and Calling for a Special Election	2014-25	March 25, 2014
Resolution Declaring the Results of the Special Election	2014-26	March 25, 2014
Ordinance Authorizing the Levy of a Special Tax	874	April 8, 2014
Resolution Declaring Intention to Provide for Future Annexation of Territory to the District and to Amend and Restate the RMA for the District to Designate Tax Rate Areas No. LM-01 and SL-01	2014-73	August 26, 2014
Public Hearing for the First Amended and Restated RMA		October 14, 2014
Ordinance Providing for Future Annexation of Territory to the District and to Amend and Restate the RMA for the District to Designate Tax Rate Areas No. LM-01 and SL-01	882	October 28, 2014
Resolution Declaring Intention to Provide for Future Annexation of Territory to the District and Amend and Restate the RMA for the District to Designate Tax Rate Areas No. LM-02 And SL-02 and Revise the Rate Structure for Tax Rate Area No. LM-01	2014-100	December 9, 2014
Public Hearing for the Second Amended and Restated RMA		January 27, 2015
Ordinance Providing for Future Annexation of Territory to the District and Amend and Restate the RMA for the District to Designate Tax Rate Areas No. LM-02 And SL-02 and Revise the Rate Structure for Tax Rate Area No. LM-01	889	February 10, 2015

B. THE DISTRICT

The City Council formed the District in 2014 to provide a funding mechanism for maintenance services related to parkway and median landscaping, and street lighting.

i. BOUNDARIES OF THE DISTRICT

The parcels located within Tract 31618 formed the District's original boundaries. Since its formation, additional property owners have annexed their parcels into the District. A list of development projects annexed into the District is included in Appendix A. The District's Boundary Map and individual Tax Rate Area Maps, identifying parcels that have annexed into each, are included in Appendix C.

ii. BOUNDARIES OF THE FUTURE ANNEXATION AREA

Aside from the territory that formed the District when the future annexation area was established, the boundaries of the future annexation area encompass the City boundary at the time the District was formed. While all parcels in the City at the time of District formation are included in the District boundaries, qualified electors must approve the annexation to the District and approve the maximum special tax for applicable Tax Rate Area(s) prior to the special tax being levied against the property.

iii. FUTURE ANNEXATIONS

The future annexation area permits property owners, at the discretion of the City Council, to annex their property to the District and approve the Tax Rate Area(s) set forth in the RMA applicable to their development.

As a condition of approval for their development, property owners are required to provide a funding source to support the maintenance and operation of public landscaping and/or street lights installed by the development. The property owner can annex into the District and authorize the levy of a special tax to be placed on their property tax bill to fund the service(s) or form a Home or Property Owners Association to provide the required ongoing maintenance for the project's improvements.

iv. DESCRIPTION OF SERVICES

The District provides landscape maintenance services and street light maintenance services. A parcel's service depends upon which tax rate area it was annexed into. The Services are in addition to those provided in the District's territory prior to the establishment of the District. Such Services will not supplant services already available within the District.

Landscape Maintenance Services

Maintaining, servicing and operating landscape improvements and associated appurtenances located within the public right-of-way and within dedicated landscape easements for the District. These improvements may include but are not limited to parkways, medians, open space landscaping, fencing, monuments, ornamental lighting, drainage, turf, ground cover, shrubs, vines and trees, irrigation systems, and appurtenant facilities and structures. Fundable costs may include, but are not limited to: (i) contracting costs for landscape maintenance services, including litter removal,

(ii) salaries and benefits of City staff, (iii) expenses related to equipment, apparatus, and supplies related to these services, (iv) City administrative and overhead costs associated with providing such services within the CFD, and (v) lifecycle costs associated with the repair and replacement of facilities.

Street Lighting Services

Maintaining, servicing, and operating street lights and appurtenant improvements. Fundable costs may include, but are not limited to: (i) contracting costs for street light maintenance, (ii) salaries and benefits of City staff, if the City directly provides street light maintenance services, (iii) utility expenses and the expense related to equipment, apparatus, and supplies related to these services and authorized by the Act, (iv) City administrative and overhead costs associated with providing such services for the CFD, and (v) lifecycle costs associated with the repair and replacement of facilities.

Nothing in this description of services or any Resolution of the City Council shall be construed as committing the City or the District to provide all of the authorized Services. The provision of Services shall be subject to the availability of sufficient proceeds of special taxes within each Tax Rate Area of the District.

II. DISTRICT FACILITIES

A list of the facilities maintained by the District is included in Appendix B.

III. COMPUTATION OF THE SPECIAL TAX REQUIREMENT

The City is authorized to levy the special tax consistent with the RMA, which was approved by the legislative body and the qualified electors of the District at the time of annexation. The special tax requirement includes the costs for maintenance and operation services of District facilities, administrative expenses, and replenishment of the contingency reserve fund for each year. Other available revenues are accounted for when calculating the special tax and may be used to offset the annual special tax requirement.

A. ANNUAL ESCALATION FACTOR

On each July 1 following the year the District was established ("Base Year"), the maximum special tax rates shall be increased by the greater of the increase in the annual percentage change in the Consumer Price Index (CPI) or five percent (5%). The CPI is based on the Department of Labor, Bureau of Labor Statistics, Regional Consumer Price Index for All Urban Consumers for Los Angeles-Long Beach-Anaheim.¹

Table 2: Annual Escalation

Fiscal Year	% Change in CPI	% Used to Increase Maximum Rates
2015/16	0.73%	5.00%
2016/17	2.03%	5.00%
2017/18	1.97%	5.00%
2018/19	3.61%	5.00%
2019/20	3.24%	5.00%
2020/21	2.96%	5.00%

B. MAINTENANCE AND OPERATION SERVICES

The District shall provide the ongoing maintenance services related to parkway and median landscaping and street lighting, as defined in Section I.

C. ADMINISTRATIVE EXPENSES

Administrative expenses are those directly related to the administration of the District. These expenses include the cost of preparing the annual special tax report, calculating the special tax rates, preparing for and receiving the legislative body's approval, and levying the charges on the property tax roll. Costs may also include the City's expense to respond to public inquiries and coordinate with consultants, accountants, auditors, attorneys, and other professional services, as well as administrative services and project management provided by the City to monitor special tax installments, delinquencies, and related laws. Additional

¹ In January 2018, the Bureau of Labor Statistics introduced a new geographic area sample for the CPI. Riverside, CA, which was previously included in the Los Angeles-Riverside-Orange County, CA MSA (Metropolitan Statistical Area), will now be included in a separate CBSA (Core Based Statistical Area) and will be considered a new index named Riverside-San Bernardino-Ontario, starting at 100.000. The Los Angeles-Riverside-Orange County, CA index was renamed "Los Angeles-Long Beach-Anaheim". Because the CPI approved by the qualified electors was the Los Angeles-Riverside-Orange County index, and it was renamed and not eliminated, the City Attorney determined the District would continue to use the Los Angeles-Long Beach-Anaheim index.

expenses include, but are not limited to, the cost of the City's general administrative services overhead for personnel support, building rental and maintenance, insurance, City Council support, City Manager support, purchasing, and communications.

D. RESERVE FUND

Operating reserves (cash flow to fund services until the first installment of the property tax levy is received) and Repair and Replacement reserves will be maintained for the District consistent with the City's Maintenance Policy for Public Landscaping within a Special Financing District (Policy #2.19).

E. SPECIAL TAX REQUIREMENT

The Special Tax Requirement is calculated based on estimated expenses to fund the annual cost of the services for each tax rate area. The calculation for each tax rate area is in the following table.

Table 3: Special Tax Requirement

SPECIAL TAX REQUIREMENT								
Landscaping	LM-01 (C)	LM-01 (G)	LM-01 (H)	LM-01 (I)	LM-01 (K)	LM-02 (A)	LM-02 (B)	Total
Personnel	\$ -	\$ 6,224.00	\$ 3,227.00	\$ -	\$ 9,150.00	\$ 1,318.00	\$ 674.86	\$ 20,593.86
Maintenance and Operation	-	18,558.00	12,232.00	-	23,615.00	15,603.00	1,949.22	71,957.22
Fixed Charges (Overhead & Administration)	-	966.00	500.00	-	1,420.00	206.00	10.00	3,102.00
Anticipated Delinquent Special Taxes (not to exceed 10% of Total Requirement)	-	31.33	-	31.87	93.97	-	-	157.17
Establish Operational and Repair/Replacement Reserves	836.64	-	-	9,750.00	-	596.26	-	11,182.90
Subtotal Landscaping Costs	\$836.64	\$25,779.33	\$15,959.00	\$9,781.87	\$34,278.97	\$17,723.26	\$2,634.08	\$ 106,993.15
Street Lighting						SL-01	SL-02	Total
Personnel						5,760.00	4,008.00	9,768.00
Maintenance and Operation						47,990.00	33,400.00	81,390.00
Fixed Charges (Overhead & Administration)						1,440.00	1,002.00	2,442.00
Anticipated Delinquent Special Taxes (not to exceed 10% of Total Requirement)						160.25	20.64	180.89
Establish Operational and Repair/Replacement Reserves						-	-	-
Subtotal Street Lighting Costs						\$55,350.25	\$38,430.64	\$93,780.89
Total FY 2020/21 Special Tax Requirement								\$200,774.04

* The budget is based on staffs recommendation and is subject to City Council approval.

IV. SPECIAL TAX CALCULATION

Commencing with FY 2014/15 and for each following fiscal year, the CFD Administrator shall, separately within each Tax Rate Area, proportionately levy the special tax on each Assessor's Parcel, whether developed or undeveloped, within that Tax Rate Area at an amount up to 100% of the applicable maximum special tax until the amount levied is equal to the Special Tax Requirement assigned to that Tax Rate Area in that fiscal year.

The special tax shall be collected in the same manner and at the same time as ordinary *ad valorem* property taxes; however, the CFD Administrator may directly bill the special tax or collect special taxes at a different time, if necessary, to meet the financial obligations of the District as otherwise determined appropriate by the CFD Administrator.

The special tax shall be subject to the same penalties, procedure, sale, and lien priority in any case of delinquency as applicable for ad valorem taxes.

A. RATE AND METHOD OF APPORTIONMENT

Since the FY 2014/15 Annual Report, the RMA has been amended in accordance with the Act on two separate occasions. The First Amended and Restated RMA reassigned the original Tax Rate Area No. 1 into two separate Tax Rate Areas (LM-01 for maintenance of public landscaping and SL-01 for operation of standard street lighting for single family residential developments). The Second Amended and Restated RMA 1) added two Tax Rate Areas (LM-02 and SL-02) to fund landscape maintenance and operation of street lighting for developments other than single-family residential (i.e. commercial, industrial, and multifamily) and 2) expanded the Tax Rate table for Tax Rate Area No. LM-01 (single-family residential landscaping). The expanded tax rate table ensures equitable apportionment of the tax by providing different maximum special tax rates based on the size of the development's landscaping and number of parcels funding the service.

B. TAX RATE AREA

A Tax Rate Area is a grouping of parcels that are taxed to fund a specific service. Tax Rate Areas may be created from time to time to add additional services or service levels, and each parcel annexed to the District shall, at the time it is annexed, be assigned to one or more Tax Rate Area(s) by action of the City Council (with approval of the qualified electors). Tax Rate Areas are based on development plans at the time of annexation; however all taxes will be calculated as set forth in the Rate and Method of Apportionment.

C. SPECIAL TAX RATE

The Base Year (FY 2014/15) maximum special tax rates and FY 2020/21 maximum special tax and applied special tax rates are listed in the following table for each Tax Rate Area. Those Tax Rate Areas without an applied special tax have no services to fund.

Table 4: Special Tax Rates

Tax Rate Area	Maintenance Ratio	Unit of Calculation	Base Year	FY 2020/21		
			FY 2014/15	Maximum Special Tax Rate	Maximum Special Tax Rate	Applied Special Tax Rate
LM-01	Single-Family Residential Landscaping	per parcel				
LM-01(A)	Less than or equal to 20 square feet per Single-Family Residential Parcel		\$ 14.19	\$ 18.98	\$ -	
LM-01(B)	21 - 40 square feet per Single-Family Residential Parcel		42.58	57.02	-	
LM-01(C)	41 - 70 square feet per Single-Family Residential Parcel		78.06	104.58	99.60	
LM-01(D)	71 - 110 square feet per Single-Family Residential Parcel		127.73	171.14	-	
LM-01(E)	111 - 160 square feet per Single-Family Residential Parcel		191.60	256.72	-	
LM-01(F)	161 - 220 square feet per Single-Family Residential Parcel		269.66	361.32	-	
LM-01(G)	221 - 290 square feet per Single-Family Residential Parcel		361.91	484.96	62.66	
LM-01(H)	291 - 370 square feet per Single-Family Residential Parcel		468.36	627.60	357.02	
LM-01(I)	371 - 460 square feet per Single-Family Residential Parcel		589.00	789.28	63.74	
LM-01(J)	461 - 560 square feet per Single-Family Residential Parcel		723.83	969.98	-	
LM-01(K)	561 - 670 square feet per Single-Family Residential Parcel		872.85	1,169.66	187.94	
LM-01(L)	671 - 790 square feet per Single-Family Residential Parcel		1,036.07	1,388.40	-	
LM-01(M)	791 - 920 square feet per Single-Family Residential Parcel		1,213.48	1,626.14	-	
LM-01(N)	921 – 1,060 square feet per Single-Family Residential Parcel		1,405.08	1,882.90	-	
LM-01(O)	1,061 – 1,210 square feet per Single-Family Residential Parcel		1,610.87	2,158.68	-	
LM-01(P)	1,211 – 1,370 square feet per Single-Family Residential Parcel		1,830.86	2,453.50	-	
LM-01(Q)	1,371 – 1,540 square feet per Single-Family Residential Parcel		2,065.04	2,767.32	-	
LM-01(R)	1,541 – 1,720 square feet per Single-Family Residential Parcel		2,313.41	3,100.16	-	
LM-01(S)	1,721 – 1,910 square feet per Single-Family Residential Parcel		2,575.98	3,452.02	-	
LM-01(T)	1,911 – 2,110 square feet per Single-Family Residential Parcel		2,852.73	3,822.88	-	
LM-02	Landscaping for Property Other than Single-Family Residential	per front linear foot				
LM-02A	Median(s) (other than Median(s)-Shared)		10.94	14.63	5.60	
LM-02B	Median(s) Shared		5.47	7.30	1.55	
LM-02C	Parkway(s)		13.48	18.02	-	
SL-01	Single-Family Residential Street Lighting	per parcel	197.39	264.49	64.10	
SL-02	Street Lighting for Property Other than Single-Family Residential	per front linear foot	3.25	4.32	1.21	

The Maintenance Ratio represents each taxed parcel's proportionate share of the landscaping maintained. The Maintenance Ratio is calculated by dividing the total landscaping for a given development by the number of parcels within that development. For example, if a development consists of 100 single family residential parcels, and the District will fund the maintenance of 15,000 square feet of landscaping in the subdivision, then the Maintenance Ratio for that development is 150 (15,000 divided by 100), and is assigned Tax Rate Area LM-01(E).

In accordance with the RMA, property classified as (i) Public Property, (ii) Property Owner Association Property, and (iii) property owned in common will be identified as Tax-Exempt with regards to the special tax.

D. METHOD OF APPORTIONMENT

For each fiscal year, the CFD Administrator shall determine the amount of the special tax to be levied and collected for each Tax Rate Area separately. The amount required shall include an amount necessary to pay for: (i) the Services funded by the CFD; (ii) Administrative Expenses; (iii) any amounts required to establish or replenish any Reserve Funds; and (iv) anticipated delinquent special taxes (not to exceed 10% of total requirement) less any surplus of funds available from the previous fiscal year's special tax.

E. DELINQUENCIES

The District's delinquencies are summarized below.

Table 5: Delinquencies

FY	Amount Levied	Amount Delinquent*	Number of Delinquent Parcels	Percent Delinquent
2014/15	\$ 36,615.70	\$ -	-	0.00%
2015/16	27,546.60	-	-	0.00%
2016/17	24,658.78	-	-	0.00%
2017/18	118,159.02	-	-	0.00%
2018/19	209,656.96	-	-	0.00%
2019/20	168,475.22	338.06	6	0.20%
* Amount delinquent per the Riverside County Paid/Unpaid Reports dated March 2, 2020. For FY 2019/20, of the \$84,237.61 due from 1st installment, \$338.06 was not paid. For all prior years there are no delinquencies.				

VI. SPECIAL TAX ALLOCATION (TAX ROLL)

The special tax shall be levied on all taxable property annexed into the District. Appendix D includes a list of each assessor's parcel number and the applicable maximum and applied special taxes for all tax rate areas applicable to the parcel.

Appendix A: Annexations

Amendment Number	Tract No./Development	Number of Parcels ¹	Resolution No.	Date of Annexation	Tax Rate Areas & Maintenance Categories
1	36598	8	2014-97	December 9, 2014	SL-01
2	31789	24	2015-09	February 10, 2015	SL-01
3	CSIP WR Moreno Valley	4	2015-18	March 24, 2015	LM-02A
4	36436	159	2015-18	March 24, 2015	SL-01 & LM-01 (I)
5	RB Johnson Investments, LLC	1	2015-18	March 24, 2015	SL-02
6	Les Schwab Tires	1	2015-77	December 1, 2015	SL-02
7	FR CAL Moreno Valley	2	2015-69	October 27, 2015	SL-02
8	31592	114	2016-65	October 13, 2015	SL-01
9	First Industrial	1	2016-03	February 2, 2016	SL-02 & LM-02B
10	36882	40	2016-16	April 5, 2016	SL-01
11	35606	16	2016-24	May 3, 2016	SL-01
12	Riverview Partners	1	2017-22	April 18, 2017	SL-02
13	Prologis	5	2018-03	January 16, 2018	SL-02
14	TTM 29343	2	2016-70	October 18, 2016	SL-01
15	Luis Valenzuela	1	2016-66	September 20, 2016	LM-02B
16	Duke Realty	1	2016-63	August 16, 2016	LM-02A
17	RSI Tract 22180	140	2016-78	December 12, 2016	SL-01 & LM-01(G) ²
18	Tract 36933	274	³ 2017-27	May 16, 2017	SL-01
19	Kearny Modular Way, LLC	2	2016-70	October 18, 2016	SL-02 & LM-02B
20	First Industrial	5	2016-78	December 12, 2016	SL-02
21	Corona South Main Development	6	2017-15	March 21, 2017	LM-02A
22	Tract 31305	86	2017-24	May 2, 2017	SL-01 & LM-01(K) ⁴
23	Supreme Truck	1	2017-45	August 15, 2017	LM-02B
24	OM MacArthur	3	2017-53	October 17, 2017	SL-02
25	Indian Commerce Center	1	2017-57	November 7, 2017	SL-02
26	Duke Realty Limited Partnership	1	2017-63	December 5, 2017	SL-02 & LM-02B
27	Cactus Commerce Center	3	2018-28	May 1, 2018	LM-02A
28	TTM 31621	4	2018-29	May 1, 2018	SL-01
29	Amazon Overflow Parking	1	2018-67	August 21, 2018	SL-02
30	Rivard Truck Parking	2	2018-79	October 16, 2018	SL-02
31	Duke Realty Nandina Ind. Facility	3	2019-01	January 15, 2019	SL-02 & LM-02A
32	KB Home Coastal Inc	8	2019-11	March 19, 2019	SL-01 & LM-01(C)
33	Prologis, L.P.	3	2019-04	February 19, 2019	SL-02
34	Arlene Hamann, et al	2	2019-12	March 19, 2019	SL-02
36	RG Centerpointe LLC	1	2019-47	August 20, 2019	SL-02
37	Indian & Nandina JP/FG, LLC	1	2019-48	August 20, 2019	SL-02
38	Villa Annette LP	1	2019-63	November 19, 2019	SL-02
39	LCG MVBP	4	2019-64	November 19, 2019	SL-02
40	Diocese of SB Education & Welfare Corp	1	2020-03	February 4, 2020	SL-02 & LM-02A
41	Roman Catholic Bishop of San Bernardino	1	2020-04	February 4, 2020	SL-02 & LM-02A
42	Brodiaea APG LLC	1	2020-12	March 17, 2020	SL-02
43	Yum Yum Donut Shops, Inc.	1	2019-65	November 19, 2019	SL-02 & LM-02A
44	Yum Yum Donut Shops, Inc.	2	2016-66	November 19, 2019	LM-02B
45	Kia	2	TBD	April 21, 2020	SL-02
Total Annexed Parcels		940			
Original District	31618	55			SL-01 & LM-01(H)
Total Parcels		995			
¹ Parcel counts may be updated from time to time due to the recordation of parcel or tract maps.					
² Landscape square footages were updated after plan check was completed. This development was re-categorized to Maintenance Category G starting FY 2019/20.					
³ Annexed 8 parent parcels into District. Actual parcel count for FY 2017/18 is 72, which includes former condo parcels. Recordation of TTM 36933 created 274 residential lots.					
⁴ Landscape plans were submitted after the rates were calculated for FY 2017/18. This development was re-categorized to Maintenance Category K in FY 2018/19.					

Appendix B: Facilities

LANDSCAPE MAINTENANCE SERVICES

Single-Family Residential				
Amend No.	Project Name/ Property Owner	Location	Sq. Ft.	Type of Improvement
Original	Frontier Communities	TT 31618 - Southwest corner of Bay Ave and Moreno Beach Dr	17,928	Parkway
4	KB Homes	TT 36436 - Quincy Channel, between Brodiaea Ave and Cactus Ave	69,990	Parkway
17	RSI Communities	TT 22180 - Northwest corner of Gentian Ave and Perris Blvd	34,618	Parkway & Median
22	RSI Communities	TT 31305 - West side of Nason St, between Fir Ave and Eucalyptus Ave	50,851	Parkway & Median
32	KB Home Coastal Inc	TT 24203 - East side of Pigeon Pass Rd, north of Lawless Rd	3,839	Parkway

Properties Other than Single-Family Residential				
Amend No.	Project Name/ Property Owner	Location	Sq. Ft.	Type of Improvement
3	March Business Center	Southeast corner of Iris Avenue and Heacock Street	2,660	Median
16	Duke Realty	Northeast corner of Iris Ave and Heacock St	4,706	Median
21	The Quarter Retail Center	Northeast corner of Eucalyptus Ave and Day St	0	None
27	Cactus Commerce Center	Northeast corner of Cactus Ave and Commerce Center Dr	0	Median
31	Duke Realty LTD Partnership	Southwest corner of Nandina Ave and Perris Blvd	3,934	Median
9	First Industrial	Southwest corner of San Michele Rd and Perris Blvd	285 ³	Median
15	L. Valenzuela	Northwest corner of Frederick St and Alessandro Blvd	91 ³	Median
19	Kearny Modular	Northeast corner of Modular Way and Perris Blvd	271 ³	Median
23	Supreme Truck	Southwest corner of Alessandro Blvd and Grant St	496 ³	Median
26	Duke Realty Limited Partnership	Northwest corner of San Michele Rd and Perris Blvd	330 ³	Median
40	Diocese of SB Education & Welfare Corp	Southeast corner of Perris Blvd and Cottonwood Ave	0	Median
41	Roman Catholic Bishop of San Bernardino	Southeast corner of Perris Blvd and Cottonwood Ave	411	Median
43	Yum Yum Donut Shops, Inc.	Northeast corner of Perris Blvd and Cottonwood Ave	514	Median
44	Yum Yum Donut Shops, Inc.	Northwest corner of Alessandro Blvd and Day St	334 ³	Median

³ Proportional Front Footage of Adjacent Median

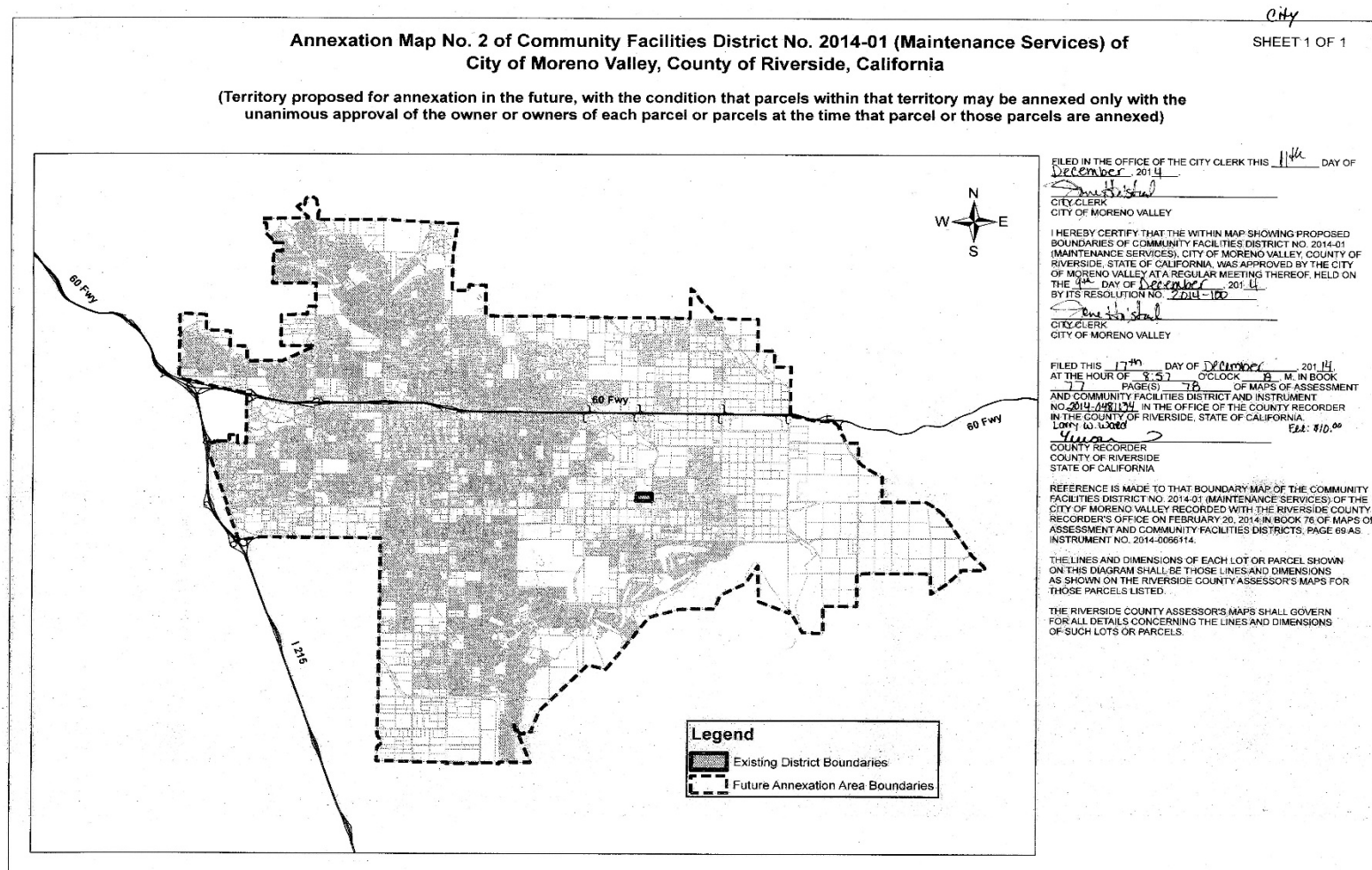
STREET LIGHTING SERVICES

Single-Family Residential				
Amend No.	Project Name/ Property Owner	Location	Qty 9,500 Lumen	Qty 22,000 Lumen
Original	Frontier Communities	TT 31618 - Southwest corner of Bay Ave and Moreno Beach Dr	24	4
1	Habitat for Humanity, Inc.	TT 36598 - South side of Myers Ave east of Indian St	3	0
2	GFR Enterprises	TT 31789 - South of Ironwood Ave, east of Lasselle St	6	1
4	KB Homes	TT 36436 - Quincy Channel, between Brodiaea Ave and Cactus Ave	52	7
8	CV Communities	TT 31592 - East of Perris Blvd, north of Manzanita Ave	63	0
10	FH II	TT 36882 - South side of Brodiaea Ave, west of Moreno Beach Dr	13	0
11	Metric Homes	TT 35606 - Metric Dr, on the west side of Perris Blvd, east of Hubbard St	5	1
14	JW Capital PP	TT 29343 - West of Hidden Springs Dr between Green Ridge Dr and Pigeon Pass Rd	18	0
17	RSI Communities	TT 22180 - Northwest corner of Gentian Ave and Perris Blvd	39	30
18	Beazer Homes	TT 36933 - South side of Eucalyptus Ave east of Fir Ave	TBD	TBD
22	RSI Communities	TT 31305 - West side of Nason St, between Fir Ave and Eucalyptus Ave	31	0
28	Metric Homes	TTM 31621 - East of Hubbard St and Tranquil Way	8	0
32	KB Home Coastal Inc	TT 24203 - East side of Pigeon Pass Rd, north of Lawless Rd	32	2

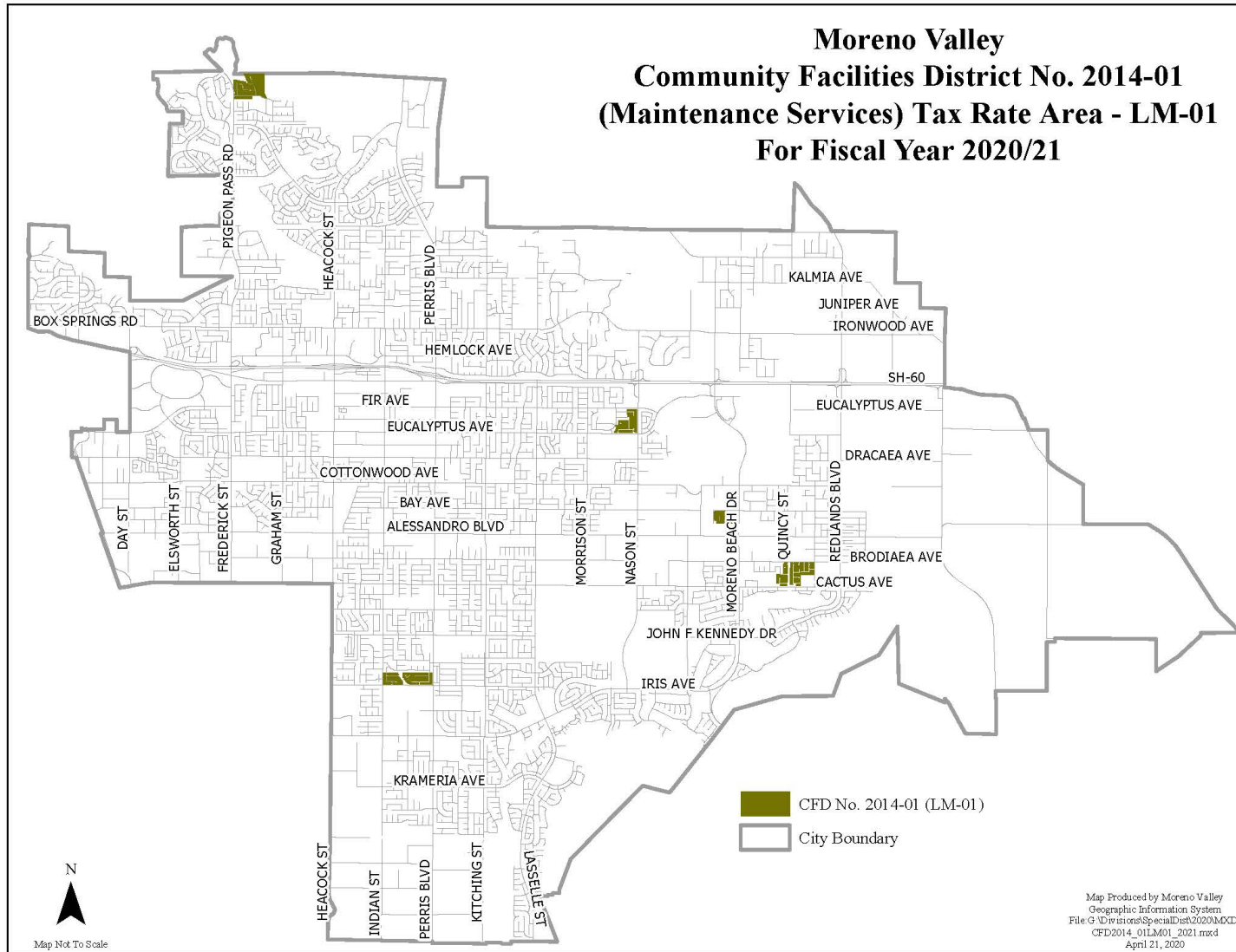
Properties Other than Single-Family Residential				
Amend No.	Project Name/ Property Owner	Location	Qty 9,500 Lumen	Qty 22,000 Lumen
5	RB Johnson Investments, LLC	West side of Heacock Street at Webster Avenue	0	2
6	Les Schwab Tires	East side of Perris Blvd, north of Fir Ave	0	1
7	FR CAL Moreno Valley	Southeast corner of San Michele Rd and Heacock St	0	11
9	First Industrial	Southwest corner of San Michele Rd and Perris Blvd	0	6
12	Riverview Partners, LP	South side of Box Springs Rd, east of Clark St	2	3
13	Prologis	West of the intersection at Quincy St and Eucalyptus Ave	4	24
19	Kearny Modular	Northeast corner of Modular Way and Perris Blvd	0	12
20	First Industrial	Southwest corner of Nandina Ave and Indian St	14	8
24	OM MacArthur	North side of Hemlock Ave, east of Swegles Ln	TBD	TBD
25	Indian Commerce Center	Southwest corner of Grove View Rd and Indian St	0	4
26	Duke Realty Limited Partnership	Northwest corner of San Michele Rd and Perris Blvd	0	7
29	I 215 PL, LLC	Southeast corner of San Michele Rd and Indian St	0	9
30	Balwinder Kang	Southeast corner of Rivard Rd and San Celeste Rd	4	0
31	Duke Realty LTD Partnership	Southwest corner of Nandina Ave and Perris Blvd	0	8
33	Prologis, L.P.	Southwest corner of Krameria Ave and Indian St	13	12
34	Arlene Hamann, et al	South side of John F. Kennedy Dr west of Perris Blvd	1	0
36	RG Centerpointe LLC	Northeast corner of Frederick St and Brodiaea Ave	0	2
37	Indian & Nandina JP/FG, LLC	Southeast corner of Nandina Ave and Indian St	0	4
38	Villa Annette LP	Northeast corner of Cactus Ave and Lasselle St	2	5
39	LCG MVBP	North of Hemlock Ave, east and west of Davis St.	3	4
40	Diocese of SB Education & Welfare Corp	Southeast corner of Perris Blvd and Cottonwood Ave	1	0
41	Roman Catholic Bishop of San Bernardino	Southeast corner of Perris Blvd and Cottonwood Ave	0	0
42	Brodiaea APG LLC	Northwest corner of Brodiaea Ave and Heacock St	2	0
43	Yum Yum Donut Shops, Inc.	Northeast corner of Perris Blvd and Cottonwood Ave	0	1
45	MV Holdings LLC	Northeast corner of Moreno Beach and Auto Mall Dr	0	1

Appendix C: District Maps

Map 1: CFD No. 2014-01 District Boundary



Moreno Valley
Community Facilities District No. 2014-01
(Maintenance Services) Tax Rate Area - LM-01
For Fiscal Year 2020/21



Moreno Valley
Community Facilities District No. 2014-01
(Maintenance Services) Tax Rate Area - LM-02
For Fiscal Year 2020/21

Map showing the City Boundary and the CFD No. 2014-01 (LM-02) Tax Rate Area (shaded pink).

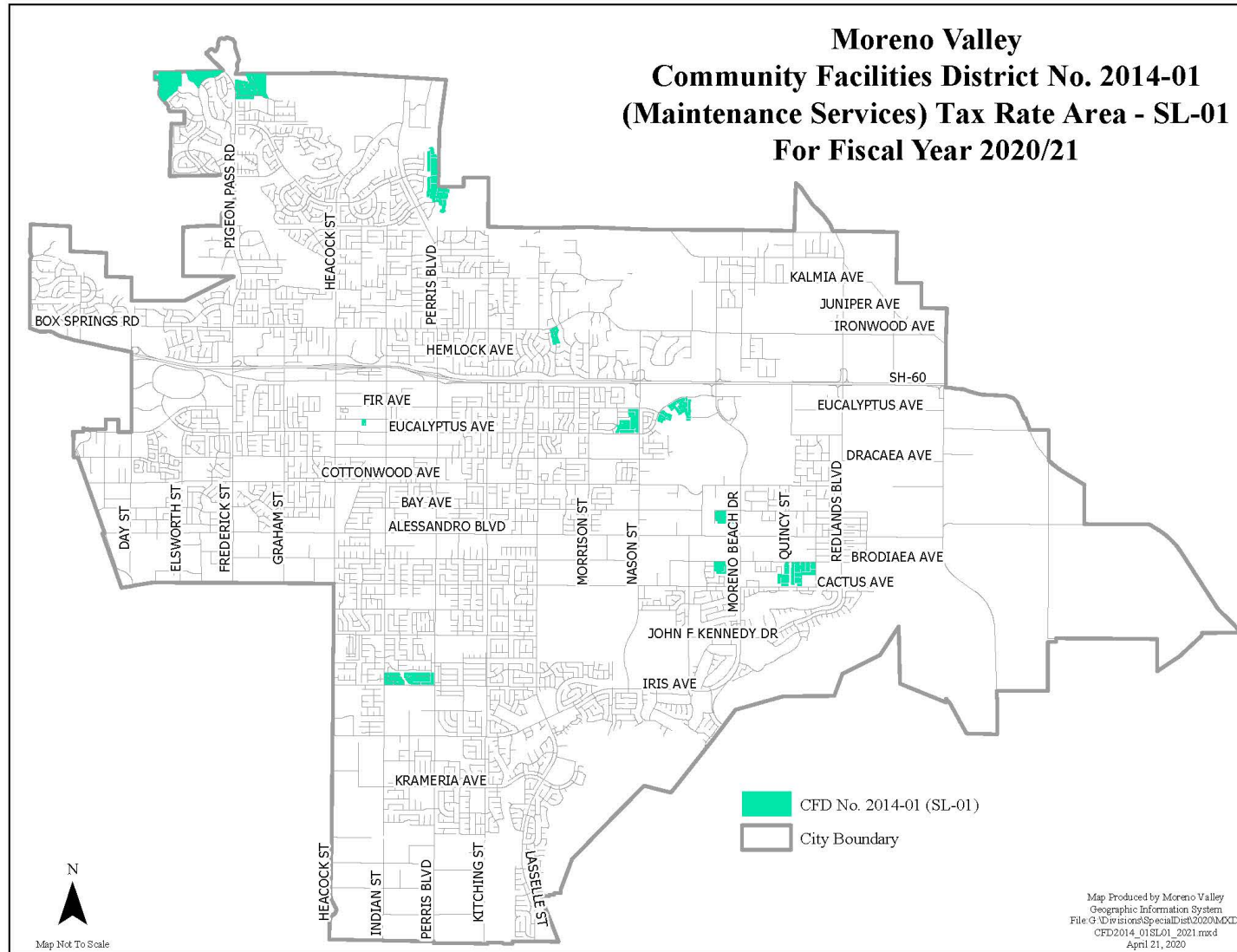
Streets labeled include: BOX SPRINGS RD, PIGEON PASS RD, HEACOCK ST, PERRIS BLVD, HEMLOCK AVE, FIR AVE, EUCALYPTUS AVE, COTTONWOOD AVE, BAY AVE, ALESSANDRO BLVD, MORRISON ST, NASON ST, MORENO BEACH DR, QUINCY ST, REDLANDS BLVD, BRODIAEA AVE, CACTUS AVE, IRIS AVE, JOHN F KENNEDY DR, KALMIA AVE, JUNIPER AVE, IRONWOOD AVE, SH-60, EUCALYPTUS AVE, DRACAEA AVE, DAY ST, ELSWORTH ST, FREDERICK ST, GRAHAM ST, INDIAN ST, PERRIS BLVD, KITCHING ST, KRAMERIA AVE, NANDINA AVE, LASSELLE ST.

Legend:

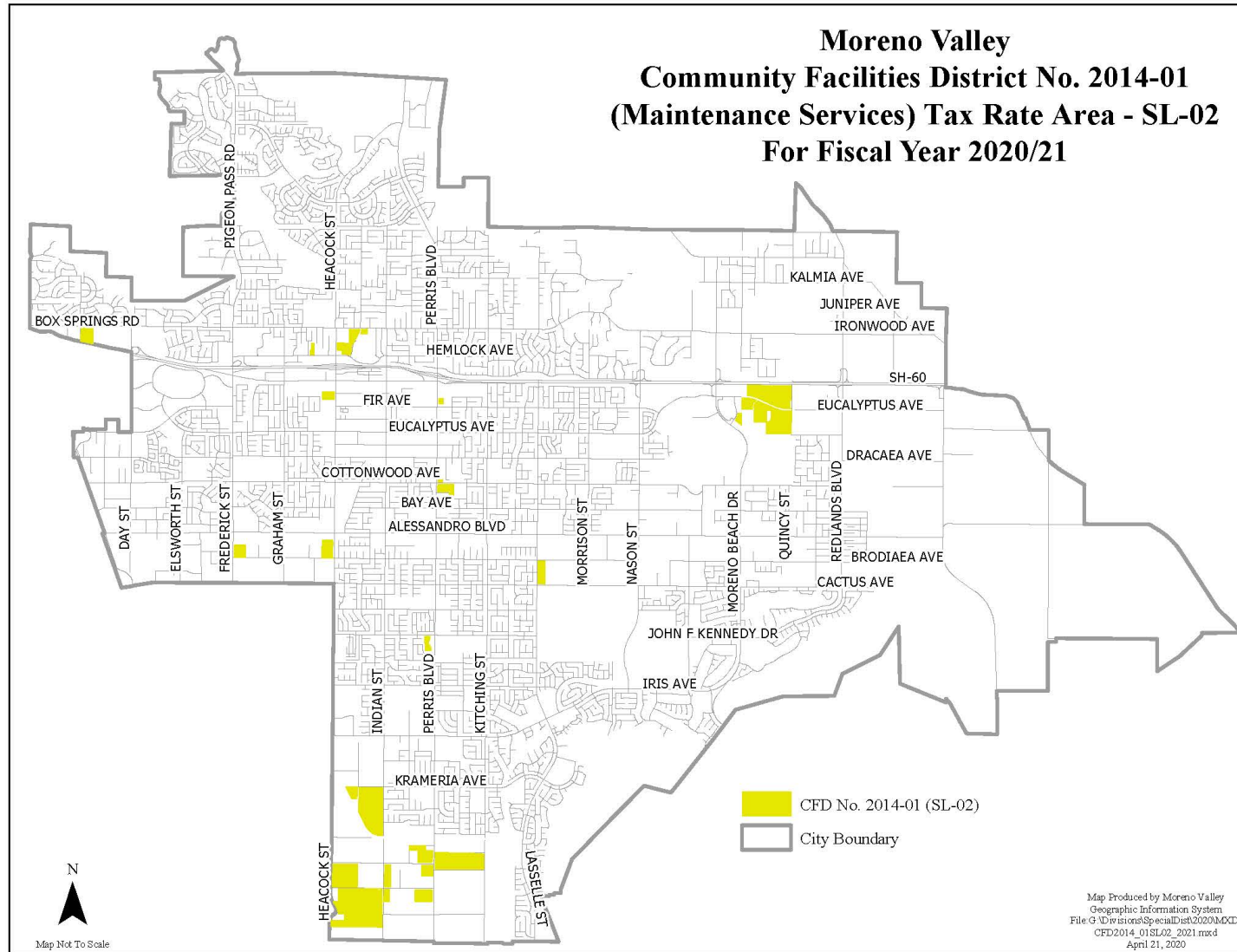
- CFD No. 2014-01 (LM-02)
- City Boundary

Map Produced by Moreno Valley Geographic Information System
 File G:\Divisions\SpecialDist\2020\MXL
 CF2014_01LM02_2021.mxd
 April 21, 2020

**Moreno Valley
Community Facilities District No. 2014-01
(Maintenance Services) Tax Rate Area - SL-01
For Fiscal Year 2020/21**



**Moreno Valley
Community Facilities District No. 2014-01
(Maintenance Services) Tax Rate Area - SL-02
For Fiscal Year 2020/21**



Appendix D: SPECIAL TAX ALLOCATION (TAX ROLL)

Community Facilities District No. 2014-01 (Maintenance Services) Fiscal Year 2020/21 Special Tax Levy

Assessor's Parcel Number	FY 2020/21 Total Maximum Special Tax	FY 2020/21 Total Applied Special Tax	Assessor's Parcel Number	FY 2020/21 Total Maximum Special Tax	FY 2020/21 Total Applied Special Tax	Assessor's Parcel Number	FY 2020/21 Total Maximum Special Tax	FY 2020/21 Total Applied Special Tax
259240062	264.49	64.10	486542024	264.49	64.10	478452013	264.49	64.10
259240090	264.49	64.10	486542025	264.49	64.10	478452014	264.49	64.10
259260029	369.07	163.70	486542026	264.49	64.10	478452015	264.49	64.10
259260036	369.07	163.70	486542027	264.49	64.10	478452016	264.49	64.10
259260039	369.07	163.70	486542028	264.49	64.10	478452017	264.49	64.10
259260041	369.07	163.70	486542029	264.49	64.10	478452018	264.49	64.10
259260042	369.07	163.70	486542030	264.49	64.10	478452019	264.49	64.10
259260082	369.07	163.70	486542031	264.49	64.10	478452020	264.49	64.10
259260084	369.07	163.70	486542032	264.49	64.10	478452021	264.49	64.10
259260086	369.07	163.70	486542033	264.49	64.10	478460001	264.49	64.10
263230012	978.20	207.70	486542034	264.49	64.10	478460002	264.49	64.10
291050076	4,428.00	1,240.24	486542035	264.49	64.10	478460003	264.49	64.10
291294024	664.30	141.04	486542036	264.49	64.10	478460004	264.49	64.10
291650023 ¹	-	-	486542037	264.49	64.10	478460005	264.49	64.10
291650024 ¹	-	-	486542038	264.49	64.10	478460006	264.49	64.10
291650025 ¹	-	-	486542039	264.49	64.10	478460007	264.49	64.10
291650026 ¹	-	-	486542040	264.49	64.10	478461001	264.49	64.10
291650027 ¹	-	-	486543001	264.49	64.10	478461002	264.49	64.10
291650028 ¹	-	-	486543002	264.49	64.10	478461003	264.49	64.10
292100018	1,757.11	492.14	486543003	264.49	64.10	478461004	264.49	64.10
292181001	401.79	112.52	486543004	264.49	64.10	478461005	264.49	64.10
292181002	405.47	113.56	486543005	264.49	64.10	478461006	264.49	64.10
292211001	147.44	41.28	486543006	264.49	64.10	478461007	264.49	64.10
297130065	3,617.58	768.10	486543007	264.49	64.10	478461008	264.49	64.10
297130067 ²	-	-	486543008	264.49	64.10	478461009	264.49	64.10
297130068 ²	-	-	486543009	264.49	64.10	478461010	264.49	64.10
297130069 ²	-	-	486543010	264.49	64.10	478461011	264.49	64.10
297170029	2,685.31	752.12	486543011	264.49	64.10	478461012	264.49	64.10
297170092	7,244.46	2,029.12	486543012	264.49	64.10	478461013	264.49	64.10
312250058	2,027.92	517.96	487540001	264.49	64.10	478461014	264.49	64.10
312250059	3,406.36	870.04	487540002	264.49	64.10	478461015	264.49	64.10
316020049	383.99	146.98	487540003	264.49	64.10	478461016	264.49	64.10
316020050	11,878.79	4,546.90	487540004	264.49	64.10	478461017	264.49	64.10
316020051	2,927.30	1,120.50	487540005	264.49	64.10	478461018	264.49	64.10
316020052	1,476.12	565.02	487540006	264.49	64.10	478461019	264.49	64.10
316100055	2,026.20	567.52	487540007	264.49	64.10	478461020	264.49	64.10
316100057	1,184.37	331.72	487540008	264.49	64.10	478461021	264.49	64.10
316100058	17,469.48	4,893.06	487540009	264.49	64.10	478461022	264.49	64.10
316180015	8,138.88	2,279.64	487540010	264.49	64.10	478461023	264.49	64.10
316180016 ³	-	-	487540011	264.49	64.10	478462001	264.49	64.10
316190012	4,260.76	1,193.40	487540012	264.49	64.10	478462002	264.49	64.10
316190049	400.34	112.12	487540013	264.49	64.10	478462003	264.49	64.10
316190052	5,649.00	1,419.00	487540014	264.49	64.10	478462004	264.49	64.10
316200036	7,998.91	2,240.42	487540015	264.49	64.10	478462005	264.49	64.10
316200042	7,240.08	1,887.08	487540016	264.49	64.10	478462006	264.49	64.10
316210016	504.60	141.32	487541001	264.49	64.10	478462007	264.49	64.10
316210017	504.60	141.32	487541002	264.49	64.10	478462008	264.49	64.10
316210018	2,016.53	564.80	487541003	264.49	64.10	478462009	264.49	64.10
316210036	5,458.93	1,849.68	487541004	264.49	64.10	478462010	264.49	64.10
316210037	5,458.93	1,849.68	487541005	264.49	64.10	478462011	264.49	64.10
316210038	5,447.57	1,845.84	487541006	264.49	64.10	478462012	264.49	64.10
316210052	4,060.80	1,137.40	487541007	264.49	64.10	478462013	264.49	64.10
316210092	9,343.70	2,617.10	487541008	264.49	64.10	478462014	264.49	64.10
316210094	4,301.43	1,204.78	487580001	1,169.66	187.94	487580001	264.49	64.10
316210097	2,862.00	801.62	487580002	1,169.66	187.94	487580002	264.49	64.10
475150044	264.49	64.10	487580003	1,169.66	187.94	487580003	264.49	64.10
475150045	264.49	64.10	487580004	1,169.66	187.94	487580004	264.49	64.10
475150046	264.49	64.10	487580005	1,169.66	187.94	487580005	264.49	64.10
475150047	264.49	64.10	487580006	1,169.66	187.94	487580006	264.49	64.10
475150048	264.49	64.10	487580007	1,169.66	187.94	487580007	264.49	64.10
475150049	264.49	64.10	487580008	1,169.66	187.94	487580008	264.49	64.10
475150050	264.49	64.10	487580009	1,169.66	187.94	487580009	264.49	64.10
475150051	264.49	64.10	487580010	1,169.66	187.94	487580010	264.49	64.10
475150052	264.49	64.10	487580011	1,169.66	187.94	487580011	264.49	64.10
475150053	264.49	64.10	487580012	1,169.66	187.94	487580012	264.49	64.10
475150054	264.49	64.10	487580013	1,169.66	187.94	487580013	264.49	64.10
475150055	264.49	64.10	487580014	1,169.66	187.94	487580014	264.49	64.10

Community Facilities District No. 2014-01 (Maintenance Services)
Fiscal Year 2020/21 Special Tax Levy

Assessor's Parcel Number	FY 2020/21 Total Maximum Special Tax	FY 2020/21 Total Applied Special Tax	Assessor's Parcel Number	FY 2020/21 Total Maximum Special Tax	FY 2020/21 Total Applied Special Tax	Assessor's Parcel Number	FY 2020/21 Total Maximum Special Tax	FY 2020/21 Total Applied Special Tax
475150056	264.49	64.10	487580015	1,169.66	187.94	487580015	264.49	64.10
475150057	264.49	64.10	487580016	1,169.66	187.94	487580016	264.49	64.10
475150058	264.49	64.10	487581001	1,169.66	187.94	487581001	264.49	64.10
475150059	264.49	64.10	487581002	1,169.66	187.94	487581002	264.49	64.10
475220060	264.49	64.10	487581003	1,169.66	187.94	487581003	264.49	64.10
475220061	264.49	64.10	487581004	1,169.66	187.94	487581004	264.49	64.10
475220062	264.49	64.10	487581005	1,169.66	187.94	487581005	264.49	64.10
475220063	264.49	64.10	487581006	1,169.66	187.94	487581006	264.49	64.10
478440001	789.28	63.74	487581007	1,169.66	187.94	487581007	264.49	64.10
478440002	789.28	63.74	487582001	1,169.66	187.94	487582001	264.49	64.10
478440003	789.28	63.74	487582002	1,169.66	187.94	487582002	264.49	64.10
478440004	789.28	63.74	487582003	1,169.66	187.94	487582003	264.49	64.10
478440005	789.28	63.74	487582004	1,169.66	187.94	487582004	264.49	64.10
478440006	789.28	63.74	487582005	1,169.66	187.94	487582005	264.49	64.10
478440007	789.28	63.74	487582006	1,169.66	187.94	487582006	264.49	64.10
478440008	789.28	63.74	487582007	1,169.66	187.94	487582007	264.49	64.10
478440009	789.28	63.74	487582008	1,169.66	187.94	487582008	264.49	64.10
478440010	789.28	63.74	487582009	1,169.66	187.94	487582009	264.49	64.10
478440011	789.28	63.74	487582010	1,169.66	187.94	487582010	264.49	64.10
478440012	789.28	63.74	487582011	1,169.66	187.94	487582011	264.49	64.10
478440013	789.28	63.74	487582012	1,169.66	187.94	487582012	264.49	64.10
478440014	789.28	63.74	487582013	1,169.66	187.94	487582013	264.49	64.10
478440015	789.28	63.74	487582014	1,169.66	187.94	487582014	264.49	64.10
478440016	789.28	63.74	487582015	1,169.66	187.94	487582015	264.49	64.10
478440017	789.28	63.74	487582016	1,169.66	187.94	487582016	264.49	64.10
478440018	789.28	63.74	487582017	1,169.66	187.94	487582017	264.49	64.10
478440019	789.28	63.74	487582018	1,169.66	187.94	487582018	264.49	64.10
478440020	789.28	63.74	487590001	1,169.66	187.94	487590001	264.49	64.10
478440021	789.28	63.74	487590002	1,169.66	187.94	487590002	264.49	64.10
478440022	789.28	63.74	487590003	1,169.66	187.94	487590003	264.49	64.10
478440023	789.28	63.74	487590004	1,169.66	187.94	487590004	264.49	64.10
478440024	789.28	63.74	487590005	1,169.66	187.94	487590005	264.49	64.10
478440025	789.28	63.74	487590006	1,169.66	187.94	487590006	264.49	64.10
478440026	789.28	63.74	487590007	1,169.66	187.94	487590007	264.49	64.10
478440027	789.28	63.74	487590008	1,169.66	187.94	487590008	264.49	64.10
478440028	789.28	63.74	487590009	1,169.66	187.94	487590009	264.49	64.10
478440029	789.28	63.74	487590010	1,169.66	187.94	487590010	264.49	64.10
478440030	789.28	63.74	487590011	1,169.66	187.94	487590011	264.49	64.10
478440031	789.28	63.74	487590012	1,169.66	187.94	487590012	264.49	64.10
478440032	789.28	63.74	487590013	1,169.66	187.94	487590013	264.49	64.10
478440033	789.28	63.74	487590014	1,169.66	187.94	487590014	264.49	64.10
478440034	789.28	63.74	487590015	1,169.66	187.94	487590015	264.49	64.10
478440035	789.28	63.74	487590016	1,169.66	187.94	487590016	264.49	64.10
478440036	789.28	63.74	487591001	1,169.66	187.94	487591001	264.49	64.10
478440037	789.28	63.74	487591002	1,169.66	187.94	487591002	264.49	64.10
478440038	789.28	63.74	487591003	1,169.66	187.94	487591003	264.49	64.10
478440039	789.28	63.74	487591004	1,169.66	187.94	487591004	264.49	64.10
478440040	789.28	63.74	487591005	1,169.66	187.94	487591005	264.49	64.10
478440041	789.28	63.74	487591006	1,169.66	187.94	487591006	264.49	64.10
478440042	789.28	63.74	487591007	1,169.66	187.94	487591007	264.49	64.10
478440043	789.28	63.74	487591008	1,169.66	187.94	487591008	264.49	64.10
478440044	789.28	63.74	487591009	1,169.66	187.94	487591009	264.49	64.10
478440045	789.28	63.74	487591010	1,169.66	187.94	487591010	264.49	64.10
478440046	789.28	63.74	487591011	1,169.66	187.94	487591011	264.49	64.10
478441001	789.28	63.74	487591012	1,169.66	187.94	487591012	264.49	64.10
478441002	789.28	63.74	487591013	1,169.66	187.94	487591013	264.49	64.10
478441003	789.28	63.74	487591014	1,169.66	187.94	487591014	264.49	64.10
478441004	789.28	63.74	487591015	1,169.66	187.94	487591015	264.49	64.10
478441005	789.28	63.74	487591016	1,169.66	187.94	487591016	264.49	64.10
478441006	789.28	63.74	487591017	1,169.66	187.94	487591017	264.49	64.10
478441007	789.28	63.74	487591018	1,169.66	187.94	487591018	264.49	64.10
478441015	264.49	64.10	487591019	1,169.66	187.94	487591019	264.49	64.10
478441016	264.49	64.10	487591020	1,169.66	187.94	487591020	264.49	64.10
478441017	264.49	64.10	487592001	1,169.66	187.94	487592001	264.49	64.10
478441018	264.49	64.10	487592002	1,169.66	187.94	487592002	264.49	64.10
478441019	264.49	64.10	487592003	1,169.66	187.94	487592003	264.49	64.10
478441020	264.49	64.10	487592004	1,169.66	187.94	487592004	264.49	64.10
478441021	264.49	64.10	487592005	1,169.66	187.94	487592005	264.49	64.10

Community Facilities District No. 2014-01 (Maintenance Services)
Fiscal Year 2020/21 Special Tax Levy

Assessor's Parcel Number	FY 2020/21 Total Maximum Special Tax	FY 2020/21 Total Applied Special Tax	Assessor's Parcel Number	FY 2020/21 Total Maximum Special Tax	FY 2020/21 Total Applied Special Tax	Assessor's Parcel Number	FY 2020/21 Total Maximum Special Tax	FY 2020/21 Total Applied Special Tax
478450001	789.28	63.74	487592006	1,169.66	187.94	487592006	264.49	64.10
478450002	789.28	63.74	487592007	1,169.66	187.94	487592007	264.49	64.10
478450003	789.28	63.74	487592008	1,169.66	187.94	487592008	264.49	64.10
478450004	789.28	63.74	487592009	1,169.66	187.94	487592009	264.49	64.10
478450005	789.28	63.74	488330043	2,148.52	601.78	488410001	264.49	64.10
478450006	789.28	63.74	488330044	8,755.02	2,452.20	488410002	264.49	64.10
478450007	789.28	63.74	488330045	1,928.68	540.20	488410003	264.49	64.10
478450008	789.28	63.74	488330046	3,565.01	998.52	488410004	264.49	64.10
478450009	789.28	63.74	488330047	8,605.44	2,410.32	488410005	264.49	64.10
478450010	789.28	63.74	488370001	892.09	421.12	488410006	264.49	64.10
478450011	789.28	63.74	488370002	892.09	421.12	488410007	264.49	64.10
478450012	789.28	63.74	488370003	892.09	421.12	488410008	264.49	64.10
478450013	789.28	63.74	488370004	892.09	421.12	488410009	264.49	64.10
478450014	789.28	63.74	488370005	892.09	421.12	488410010	264.49	64.10
478450015	789.28	63.74	488370006	892.09	421.12	488410011	264.49	64.10
478450016	789.28	63.74	488370007	892.09	421.12	488410012	264.49	64.10
478450017	789.28	63.74	488370008	892.09	421.12	488410013	264.49	64.10
478450018	789.28	63.74	488370009	892.09	421.12	488410014	264.49	64.10
478450019	789.28	63.74	488370010	892.09	421.12	488410015	264.49	64.10
478450020	789.28	63.74	488370011	892.09	421.12	488410016	264.49	64.10
478450021	789.28	63.74	488370012	892.09	421.12	488410017	264.49	64.10
478450022	789.28	63.74	488370013	892.09	421.12	488410018	264.49	64.10
478450023	789.28	63.74	488370014	892.09	421.12	488410019	264.49	64.10
478450024	789.28	63.74	488370015	892.09	421.12	488410020	264.49	64.10
478450025	789.28	63.74	488370016	892.09	421.12	488410021	264.49	64.10
478450026	789.28	63.74	488370017	892.09	421.12	488410022	264.49	64.10
478450027	789.28	63.74	488370018	892.09	421.12	488410023	264.49	64.10
478450028	789.28	63.74	488370019	892.09	421.12	488410024	264.49	64.10
478450029	789.28	63.74	488370020	892.09	421.12	488410025	264.49	64.10
478450030	789.28	63.74	488370021	892.09	421.12	488410026	264.49	64.10
478450031	789.28	63.74	488370022	892.09	421.12	488410027	264.49	64.10
478450032	789.28	63.74	488370023	892.09	421.12	488410028	264.49	64.10
478451001	789.28	63.74	488370024	892.09	421.12	488410029	264.49	64.10
478451002	789.28	63.74	488370025	892.09	421.12	488410030	264.49	64.10
478451003	789.28	63.74	488370026	892.09	421.12	488410031	264.49	64.10
478451004	789.28	63.74	488370027	892.09	421.12	488410032	264.49	64.10
478451005	789.28	63.74	488370028	892.09	421.12	488410033	264.49	64.10
478451006	789.28	63.74	488370029	892.09	421.12	488410034	264.49	64.10
478451007	789.28	63.74	488370030	892.09	421.12	488410035	264.49	64.10
478451008	789.28	63.74	488370031	892.09	421.12	488410036	264.49	64.10
478451009	789.28	63.74	488370032	892.09	421.12	488410037	264.49	64.10
478452001	789.28	63.74	488370033	892.09	421.12	488410038	264.49	64.10
478452002	789.28	63.74	488371001	892.09	421.12	488410039	264.49	64.10
478452003	789.28	63.74	488371002	892.09	421.12	488410040	264.49	64.10
478452004	789.28	63.74	488371003	892.09	421.12	488410041	264.49	64.10
478452005	789.28	63.74	488371004	892.09	421.12	488410042	264.49	64.10
478452006	789.28	63.74	488371005	892.09	421.12	488410043	264.49	64.10
478452007	789.28	63.74	488371006	892.09	421.12	488410044	264.49	64.10
478452008	789.28	63.74	488371007	892.09	421.12	488410045	264.49	64.10
478452009	789.28	63.74	488371008	892.09	421.12	488410046	264.49	64.10
478452010	789.28	63.74	488371009	892.09	421.12	488410047	264.49	64.10
478452011	789.28	63.74	488371010	892.09	421.12	488410048	264.49	64.10
478452012	789.28	63.74	488371011	892.09	421.12	488410049	264.49	64.10
478452013	789.28	63.74	488371012	892.09	421.12	488410050	264.49	64.10
478452014	789.28	63.74	488371013	892.09	421.12	488410051	264.49	64.10
478452015	789.28	63.74	488371014	892.09	421.12	488410052	264.49	64.10
478452016	789.28	63.74	488371015	892.09	421.12	488410053	264.49	64.10
478452017	789.28	63.74	488371016	892.09	421.12	488410054	264.49	64.10
478452018	789.28	63.74	488371017	892.09	421.12	488410055	264.49	64.10
478452019	789.28	63.74	488371018	892.09	421.12	488410056	264.49	64.10
478452020	789.28	63.74	488371019	892.09	421.12	488410057	264.49	64.10
478452021	789.28	63.74	488371020	892.09	421.12	488410058	264.49	64.10
478460001	789.28	63.74	488371021	892.09	421.12	488410059	264.49	64.10
478460002	789.28	63.74	488371022	892.09	421.12	488420001	264.49	64.10
478460003	789.28	63.74	488390015	915.42	256.40	488420002	264.49	64.10
478460004	789.28	63.74	474740001	264.49	64.10	488420003	264.49	64.10
478460005	789.28	63.74	474740002	264.49	64.10	488420004	264.49	64.10
478460006	789.28	63.74	474740003	264.49	64.10	488420005	264.49	64.10

Community Facilities District No. 2014-01 (Maintenance Services)
Fiscal Year 2020/21 Special Tax Levy

Assessor's Parcel Number	FY 2020/21 Total Maximum Special Tax	FY 2020/21 Total Applied Special Tax	Assessor's Parcel Number	FY 2020/21 Total Maximum Special Tax	FY 2020/21 Total Applied Special Tax	Assessor's Parcel Number	FY 2020/21 Total Maximum Special Tax	FY 2020/21 Total Applied Special Tax
478460007	789.28	63.74	474740004	264.49	64.10	488420006	264.49	64.10
478461001	789.28	63.74	474740005	264.49	64.10	488420007	264.49	64.10
478461002	789.28	63.74	474740006	264.49	64.10	488420008	264.49	64.10
478461003	789.28	63.74	474740007	264.49	64.10	488420009	264.49	64.10
478461004	789.28	63.74	474740008	264.49	64.10	488420010	264.49	64.10
478461005	789.28	63.74	474740009	264.49	64.10	488420011	264.49	64.10
478461006	789.28	63.74	474740010	264.49	64.10	488420012	264.49	64.10
478461007	789.28	63.74	474740011	264.49	64.10	488420013	264.49	64.10
478461008	789.28	63.74	474740012	264.49	64.10	488420014	264.49	64.10
478461009	789.28	63.74	474740013	264.49	64.10	488420015	264.49	64.10
478461010	789.28	63.74	474741001	264.49	64.10	488420016	264.49	64.10
478461011	789.28	63.74	474741002	264.49	64.10	488420017	264.49	64.10
478461012	789.28	63.74	474741003	264.49	64.10	488420018	264.49	64.10
478461013	789.28	63.74	474741004	264.49	64.10	488420019	264.49	64.10
478461014	789.28	63.74	474741005	264.49	64.10	488420020	264.49	64.10
478461015	789.28	63.74	474741006	264.49	64.10	488420021	264.49	64.10
478461016	789.28	63.74	474741007	264.49	64.10	488420022	264.49	64.10
478461017	789.28	63.74	474742001	264.49	64.10	488420023	264.49	64.10
478461018	789.28	63.74	474742002	264.49	64.10	488420024	264.49	64.10
478461019	789.28	63.74	474742003	264.49	64.10	488420025	264.49	64.10
478461020	789.28	63.74	474742004	264.49	64.10	488420026	264.49	64.10
478461021	789.28	63.74	474742005	264.49	64.10	488420027	264.49	64.10
478461022	789.28	63.74	474742006	264.49	64.10	488420028	264.49	64.10
478461023	789.28	63.74	474742007	264.49	64.10	488420029	264.49	64.10
478462001	789.28	63.74	474742008	264.49	64.10	488420030	264.49	64.10
478462002	789.28	63.74	474742009	264.49	64.10	488420031	264.49	64.10
478462003	789.28	63.74	474742010	264.49	64.10	488420032	264.49	64.10
478462004	789.28	63.74	474742011	264.49	64.10	488420033	264.49	64.10
478462005	789.28	63.74	474742012	264.49	64.10	488420034	264.49	64.10
478462006	789.28	63.74	474742013	264.49	64.10	488420035	264.49	64.10
478462007	789.28	63.74	474742014	264.49	64.10	488420036	264.49	64.10
478462008	789.28	63.74	474742015	264.49	64.10	488420037	264.49	64.10
478462009	789.28	63.74	474742016	264.49	64.10	488420038	264.49	64.10
478462010	789.28	63.74	474742017	264.49	64.10	488420039	264.49	64.10
478462011	789.28	63.74	474742018	264.49	64.10	488420040	264.49	64.10
478462012	789.28	63.74	474742019	264.49	64.10	488420041	264.49	64.10
478462013	789.28	63.74	474742020	264.49	64.10	488420042	264.49	64.10
478462014	789.28	63.74	474742021	264.49	64.10	488420043	264.49	64.10
479040039	1,200.96	336.38	474750001	264.49	64.10	488430003	264.49	64.10
479140023	2,437.38	682.68	474750002	264.49	64.10	488430004	264.49	64.10
479200040	1,797.72	503.52	474750003	264.49	64.10	488430005	264.49	64.10
479200041	1,716.46	480.76	474750004	264.49	64.10	488430006	264.49	64.10
481020040	710.37	198.96	474750005	264.49	64.10	488430007	264.49	64.10
481020041	674.31	188.86	474750006	264.49	64.10	488430008	264.49	64.10
481020043	732.00	205.02	474750007	264.49	64.10	488430009	264.49	64.10
481020044	1,932.78	541.34	474750008	264.49	64.10	488430010	264.49	64.10
481020045	3,523.00	986.76	474750009	264.49	64.10	488430011	264.49	64.10
481250045	264.49	64.10	474750010	264.49	64.10	488430012	264.49	64.10
481250046	264.49	64.10	474750011	264.49	64.10	488430013	264.49	64.10
481250047	264.49	64.10	474750012	264.49	64.10	488430014	264.49	64.10
481250048	264.49	64.10	474750013	264.49	64.10	488430015	264.49	64.10
481250049	264.49	64.10	474750014	264.49	64.10	488430016	264.49	64.10
481250050	264.49	64.10	474750015	264.49	64.10	488430017	264.49	64.10
481250051	264.49	64.10	474750016	264.49	64.10	488430018	264.49	64.10
481250052	264.49	64.10	474750017	264.49	64.10	488430019	264.49	64.10
485081037	263.67	73.84	474750018	264.49	64.10	488430020	264.49	64.10
485081043	826.77	231.56	474750019	264.49	64.10	488430021	264.49	64.10
485111001	749.45	126.76	474750020	264.49	64.10	488430022	264.49	64.10
485111002	749.45	126.76	474751001	264.49	64.10	488430023	264.49	64.10
485111003	749.45	126.76	474751002	264.49	64.10	488430024	264.49	64.10
485111004	749.45	126.76	474751003	264.49	64.10	488430025	264.49	64.10
485111005	749.45	126.76	474751004	264.49	64.10	488430026	264.49	64.10
485111006	749.45	126.76	474751005	264.49	64.10	488430027	264.49	64.10
485111007	749.45	126.76	474751006	264.49	64.10	488430028	264.49	64.10
485111008	749.45	126.76	474751007	264.49	64.10	488430029	264.49	64.10
485111009	749.45	126.76	474751008	264.49	64.10	488430030	264.49	64.10
485111010	749.45	126.76	474751009	264.49	64.10	488430031	264.49	64.10
485111011	749.45	126.76	474751010	264.49	64.10	488430032	264.49	64.10

**Community Facilities District No. 2014-01 (Maintenance Services)
Fiscal Year 2020/21 Special Tax Levy**

Assessor's Parcel Number	FY 2020/21 Total Maximum Special Tax	FY 2020/21 Total Applied Special Tax	Assessor's Parcel Number	FY 2020/21 Total Maximum Special Tax	FY 2020/21 Total Applied Special Tax	Assessor's Parcel Number	FY 2020/21 Total Maximum Special Tax	FY 2020/21 Total Applied Special Tax
485111012	749.45	126.76	474751011	264.49	64.10	488430033	264.49	64.10
485111013	749.45	126.76	474751012	264.49	64.10	488430034	264.49	64.10
485111014	749.45	126.76	474751013	264.49	64.10	488430035	264.49	64.10
485111015	749.45	126.76	474751014	264.49	64.10	488430036	264.49	64.10
485111016	749.45	126.76	474751015	264.49	64.10	488430037	264.49	64.10
485111017	749.45	126.76	474751016	264.49	64.10	488430038	264.49	64.10
485111018	749.45	126.76	474751017	264.49	64.10	488430039	264.49	64.10
485112001	749.45	126.76	474751018	264.49	64.10	488430040	264.49	64.10
485112002	749.45	126.76	474751019	264.49	64.10	488430041	264.49	64.10
485112003	749.45	126.76	474751020	264.49	64.10	488430042	264.49	64.10
485112004	749.45	126.76	474760001	264.49	64.10	488430043	264.49	64.10
485112005	749.45	126.76	474760002	264.49	64.10	488430044	264.49	64.10
485112006	749.45	126.76	474760003	264.49	64.10	488430045	264.49	64.10
485112007	749.45	126.76	474760004	264.49	64.10	488430046	264.49	64.10
485112008	749.45	126.76	474760005	264.49	64.10	488430047	264.49	64.10
485112022	749.45	126.76	474760006	264.49	64.10	488430048	264.49	64.10
485112023	749.45	126.76	474760007	264.49	64.10	488430049	264.49	64.10
485113003	749.45	126.76	474760008	264.49	64.10	488430050	264.49	64.10
485113004	749.45	126.76	474760009	264.49	64.10	488430051	264.49	64.10
485113005	749.45	126.76	474760010	264.49	64.10	488430052	264.49	64.10
485113006	749.45	126.76	474760011	264.49	64.10	488430053	264.49	64.10
485113007	749.45	126.76	474760012	264.49	64.10	488430054	264.49	64.10
485113008	749.45	126.76	474760013	264.49	64.10	488430055	264.49	64.10
485113009	749.45	126.76	474760014	264.49	64.10	488430056	264.49	64.10
485113010	749.45	126.76	474760015	264.49	64.10	488430057	264.49	64.10
485113011	749.45	126.76	474760016	264.49	64.10	488430058	264.49	64.10
485113012	749.45	126.76	474760017	264.49	64.10	488430059	264.49	64.10
485113013	749.45	126.76	474760018	264.49	64.10	488430060	264.49	64.10
485113014	749.45	126.76	474760019	264.49	64.10	488430061	264.49	64.10
485113015	749.45	126.76	474760020	264.49	64.10	488440001	264.49	64.10
485113016	749.45	126.76	474760021	264.49	64.10	488440002	264.49	64.10
485113017	749.45	126.76	474761001	264.49	64.10	488440003	264.49	64.10
485113018	749.45	126.76	474761002	264.49	64.10	488440004	264.49	64.10
485113019	749.45	126.76	474761003	264.49	64.10	488440005	264.49	64.10
485113020	749.45	126.76	474761004	264.49	64.10	488440006	264.49	64.10
485113021	749.45	126.76	474761005	264.49	64.10	488440007	264.49	64.10
485113022	749.45	126.76	474761006	264.49	64.10	488440008	264.49	64.10
485113023	749.45	126.76	474761007	264.49	64.10	488440009	264.49	64.10
485113024	749.45	126.76	474761008	264.49	64.10	488440010	264.49	64.10
485113025	749.45	126.76	474761009	264.49	64.10	488440011	264.49	64.10
485113026	749.45	126.76	474761010	264.49	64.10	488440012	264.49	64.10
485113027	749.45	126.76	474761011	264.49	64.10	488440013	264.49	64.10
485113028	749.45	126.76	474761012	264.49	64.10	488440014	264.49	64.10
485113029	749.45	126.76	478440001	264.49	64.10	488440015	264.49	64.10
485113033	749.45	126.76	478440002	264.49	64.10	488440016	264.49	64.10
485114001	749.45	126.76	478440003	264.49	64.10	488440017	264.49	64.10
485114002	749.45	126.76	478440004	264.49	64.10	488440018	264.49	64.10
485114003	749.45	126.76	478440005	264.49	64.10	488440019	264.49	64.10
485114004	749.45	126.76	478440006	264.49	64.10	488440020	264.49	64.10
485114005	749.45	126.76	478440007	264.49	64.10	488440021	264.49	64.10
485114006	749.45	126.76	478440008	264.49	64.10	488440022	264.49	64.10
485114007	749.45	126.76	478440009	264.49	64.10	488440023	264.49	64.10
485114008	749.45	126.76	478440010	264.49	64.10	488440024	264.49	64.10
485114009	749.45	126.76	478440011	264.49	64.10	488440025	264.49	64.10
485114010	749.45	126.76	478440012	264.49	64.10	488440026	264.49	64.10
485114011	749.45	126.76	478440013	264.49	64.10	488440027	264.49	64.10
485114012	749.45	126.76	478440014	264.49	64.10	488440028	264.49	64.10
485114013	749.45	126.76	478440015	264.49	64.10	488440029	264.49	64.10
485114014	749.45	126.76	478440016	264.49	64.10	488440030	264.49	64.10
485114015	749.45	126.76	478440017	264.49	64.10	488440031	264.49	64.10
485114016	749.45	126.76	478440018	264.49	64.10	488440032	264.49	64.10
485114017	749.45	126.76	478440019	264.49	64.10	488440033	264.49	64.10
485114018	749.45	126.76	478440020	264.49	64.10	488440034	264.49	64.10
485114019	749.45	126.76	478440021	264.49	64.10	488440035	264.49	64.10
485114020	749.45	126.76	478440022	264.49	64.10	488440036	264.49	64.10
485114021	749.45	126.76	478440023	264.49	64.10	488440037	264.49	64.10
485114022	749.45	126.76	478440024	264.49	64.10	488440038	264.49	64.10
485121001	749.45	126.76	478440025	264.49	64.10	488440039	264.49	64.10

Community Facilities District No. 2014-01 (Maintenance Services)
Fiscal Year 2020/21 Special Tax Levy

Assessor's Parcel Number	FY 2020/21 Total Maximum Special Tax	FY 2020/21 Total Applied Special Tax	Assessor's Parcel Number	FY 2020/21 Total Maximum Special Tax	FY 2020/21 Total Applied Special Tax	Assessor's Parcel Number	FY 2020/21 Total Maximum Special Tax	FY 2020/21 Total Applied Special Tax
485121002	749.45	126.76	478440026	264.49	64.10	488440040	264.49	64.10
485121003	749.45	126.76	478440027	264.49	64.10	488440041	264.49	64.10
485121004	749.45	126.76	478440028	264.49	64.10	488440042	264.49	64.10
485121005	749.45	126.76	478440029	264.49	64.10	488440043	264.49	64.10
485121006	749.45	126.76	478440030	264.49	64.10	488440044	264.49	64.10
485121007	749.45	126.76	478440031	264.49	64.10	488440045	264.49	64.10
485121008	749.45	126.76	478440032	264.49	64.10	488440046	264.49	64.10
485121009	749.45	126.76	478440033	264.49	64.10	488440047	264.49	64.10
485121010	749.45	126.76	478440034	264.49	64.10	488440048	264.49	64.10
485121014	749.45	126.76	478440035	264.49	64.10	488440049	264.49	64.10
485121015	749.45	126.76	478440036	264.49	64.10	488440050	264.49	64.10
485121016	749.45	126.76	478440037	264.49	64.10	488440051	264.49	64.10
485121017	749.45	126.76	478440038	264.49	64.10	488440052	264.49	64.10
485121018	749.45	126.76	478440039	264.49	64.10	488440053	264.49	64.10
485121019	749.45	126.76	478440040	264.49	64.10	488440054	264.49	64.10
485121020	749.45	126.76	478440041	264.49	64.10	488440055	264.49	64.10
485121021	749.45	126.76	478440042	264.49	64.10	488440056	264.49	64.10
485121025	749.45	126.76	478440043	264.49	64.10	488440057	264.49	64.10
485122001	749.45	126.76	478440044	264.49	64.10	488440058	264.49	64.10
485122002	749.45	126.76	478440045	264.49	64.10	488440059	264.49	64.10
485122003	749.45	126.76	478440046	264.49	64.10	488440060	264.49	64.10
485122004	749.45	126.76	478450001	264.49	64.10	488440061	264.49	64.10
485122005	749.45	126.76	478450002	264.49	64.10	488440062	264.49	64.10
485122006	749.45	126.76	478450003	264.49	64.10	488440063	264.49	64.10
485122007	749.45	126.76	478450004	264.49	64.10	488440064	264.49	64.10
485122008	749.45	126.76	478450005	264.49	64.10	488440065	264.49	64.10
485122009	749.45	126.76	478450006	264.49	64.10	488440066	264.49	64.10
485122010	749.45	126.76	478450007	264.49	64.10	488440067	264.49	64.10
485122011	749.45	126.76	478450008	264.49	64.10	488450001	264.49	64.10
485122012	749.45	126.76	478450009	264.49	64.10	488450002	264.49	64.10
485123001	749.45	126.76	478450010	264.49	64.10	488450003	264.49	64.10
485123002	749.45	126.76	478450011	264.49	64.10	488450004	264.49	64.10
485123003	749.45	126.76	478450012	264.49	64.10	488450005	264.49	64.10
485123004	749.45	126.76	478450013	264.49	64.10	488450006	264.49	64.10
485123005	749.45	126.76	478450014	264.49	64.10	488450007	264.49	64.10
485123006	749.45	126.76	478450015	264.49	64.10	488450008	264.49	64.10
485123007	749.45	126.76	478450016	264.49	64.10	488450009	264.49	64.10
485123008	749.45	126.76	478450017	264.49	64.10	488450010	264.49	64.10
485123009	749.45	126.76	478450018	264.49	64.10	488450011	264.49	64.10
485123010	749.45	126.76	478450019	264.49	64.10	488450012	264.49	64.10
485123011	749.45	126.76	478450020	264.49	64.10	488450013	264.49	64.10
485123012	749.45	126.76	478450021	264.49	64.10	488450014	264.49	64.10
485123013	749.45	126.76	478450022	264.49	64.10	488450015	264.49	64.10
485123014	749.45	126.76	478450023	264.49	64.10	488450016	264.49	64.10
485123015	749.45	126.76	478450024	264.49	64.10	488450017	264.49	64.10
485123016	749.45	126.76	478450025	264.49	64.10	488450018	264.49	64.10
485123017	749.45	126.76	478450026	264.49	64.10	488450019	264.49	64.10
485123018	749.45	126.76	478450027	264.49	64.10	488450020	264.49	64.10
485123019	749.45	126.76	478450028	264.49	64.10	488450021	264.49	64.10
485123020	749.45	126.76	478450029	264.49	64.10	488450022	264.49	64.10
485123021	749.45	126.76	478450030	264.49	64.10	488450023	264.49	64.10
485123022	749.45	126.76	478450031	264.49	64.10	488450024	264.49	64.10
485123023	749.45	126.76	478450032	264.49	64.10	488450025	264.49	64.10
485123024	749.45	126.76	478451001	264.49	64.10	488450026	264.49	64.10
485123025	749.45	126.76	478451002	264.49	64.10	488450027	264.49	64.10
485123026	749.45	126.76	478451003	264.49	64.10	488450028	264.49	64.10
485123027	749.45	126.76	478451004	264.49	64.10	488450029	264.49	64.10
485123028	749.45	126.76	478451005	264.49	64.10	488450030	264.49	64.10
485123029	749.45	126.76	478451006	264.49	64.10	488450031	264.49	64.10
485123030	749.45	126.76	478451007	264.49	64.10	488450032	264.49	64.10
485123031	749.45	126.76	478451008	264.49	64.10	488450033	264.49	64.10
485230036	16,158.98	6,185.24	478451009	264.49	64.10	488450034	264.49	64.10
486280054	8,604.10	2,409.94	478452001	264.49	64.10	488450035	264.49	64.10
486542013	264.49	64.10	478452002	264.49	64.10	488450036	264.49	64.10
486542014	264.49	64.10	478452003	264.49	64.10	488450037	264.49	64.10
486542015	264.49	64.10	478452004	264.49	64.10	488450038	264.49	64.10
486542016	264.49	64.10	478452005	264.49	64.10	488450039	264.49	64.10
486542017	264.49	64.10	478452006	264.49	64.10	488450040	264.49	64.10

Community Facilities District No. 2014-01 (Maintenance Services)
Fiscal Year 2020/21 Special Tax Levy

Assessor's Parcel Number	FY 2020/21 Total Maximum Special Tax	FY 2020/21 Total Applied Special Tax	Assessor's Parcel Number	FY 2020/21 Total Maximum Special Tax	FY 2020/21 Total Applied Special Tax	Assessor's Parcel Number	FY 2020/21 Total Maximum Special Tax	FY 2020/21 Total Applied Special Tax
486542018	264.49	64.10	478452007	264.49	64.10	488450041	264.49	64.10
486542019	264.49	64.10	478452008	264.49	64.10	488450042	264.49	64.10
486542020	264.49	64.10	478452009	264.49	64.10	488450043	264.49	64.10
486542021	264.49	64.10	478452010	264.49	64.10	488450044	264.49	64.10
486542022	264.49	64.10	478452011	264.49	64.10	488450045	264.49	64.10
486542023	264.49	64.10	478452012	264.49	64.10	488450046	264.49	64.10
Subtotal 1			Subtotal 2			Subtotal 3		
		\$ 86,035.04			\$ 63,634.46			\$ 26,473.30
Special Tax Levy								
Subtotal 1		\$ 86,035.04						
Subtotal 2		63,634.46						
Subtotal 3		26,473.30						
Total Special Tax Levy		<u>\$ 176,142.80</u>						
¹ After the property owner annexed into the district, it was determined there would be no landscape improvements installed adjacent to the project.								
² After the property owner annexed into the district, the developer agreed to maintain the median.								
³ District improvements are only installed adjacent to APN 316-180-015 so the Maximum and Applied Sepcial Tax was not allocated to 316-180-016.								