



# Goodyear CFDs FY 16-17 Tentative Budgets

**District Board Meeting  
May 23, 2016**

# CFD FY 16-17 Tentative Budgets

## Schedules include:

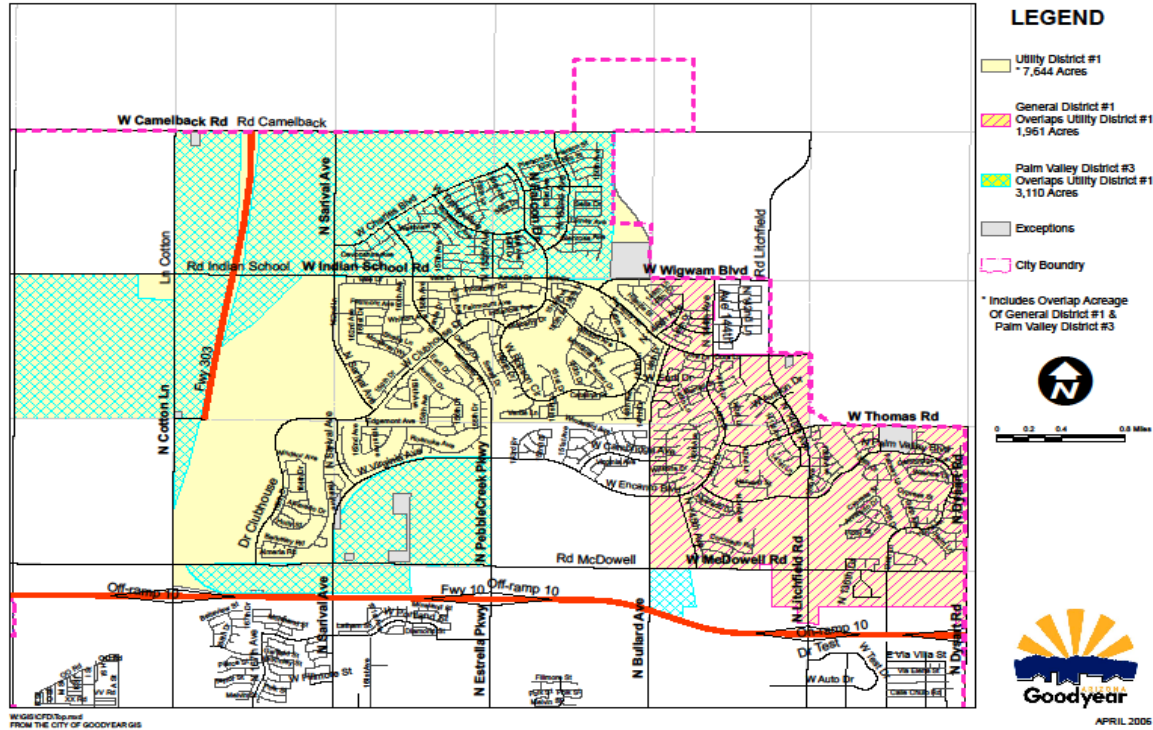
- Operations & Maintenance
- Debt Service
- Approximate Property Tax Rates
- Preliminary Limited Property Valuations (LPV)

Property tax rates are levied for operations and maintenance and general obligation debt expenditures

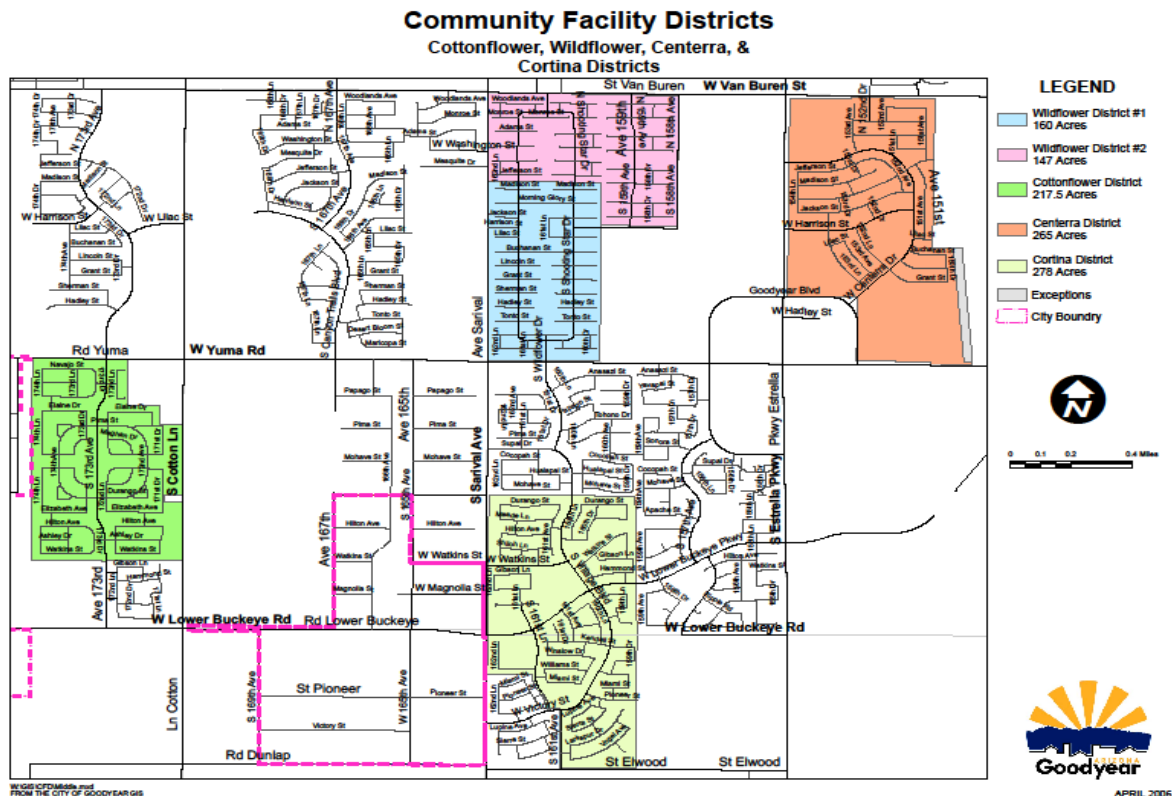
Community Facilities General District No. 1, Palm Valley  
Community Facilities District No. 3 and Community Facilities  
Utilities District No. 1

## Community Facility Districts

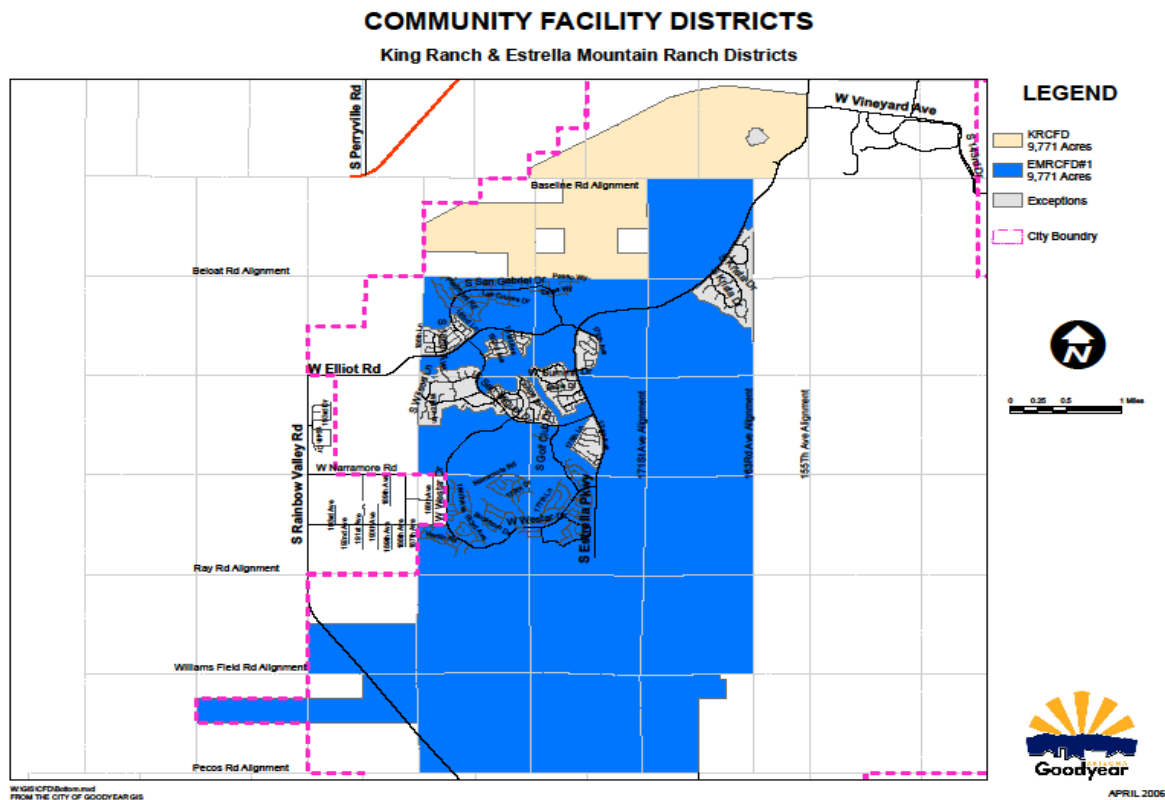
### North of Interstate 10



# Wildflower Ranch Community Facilities District and No. 2, Cottonflower Community Facilities District, Centerra Community Facilities District and Cortina Community Facilities District



# Estrella Mountain Ranch Community Facilities District and King Ranch Community Facilities District



# CFD FY 15-16 Actual Property Tax Levy vs. FY 16-17 Projected Property Tax Levy

| <b>COMMUNITY FACILITIES DISTRICT</b> | <b>COMBINED CFD<br/>PROPERTY TAX LEVY<br/>FY 15-16</b> | <b>PROJECTED COMBINED<br/>CFD PROPERTY TAX<br/>LEVY FY 16-17</b> |
|--------------------------------------|--------------------------------------------------------|------------------------------------------------------------------|
| COM FAC GENERAL DIST #1              | \$793,239                                              | \$940,568                                                        |
| PALM VALLEY COM FAC DIST #3          | 627,148                                                | 583,633                                                          |
| COM FAC UTILITIES DIST #1            | 3,294,526                                              | 3,467,614                                                        |
| WILDFLOWER RANCH COM FAC DIST        | 125,292                                                | 123,676                                                          |
| WILDFLOWER RANCH COM FAC DIST #2     | 133,528                                                | 132,295                                                          |
| COTTONFLOWER COM FAC DIST            | 273,658                                                | 261,477                                                          |
| ESTRELLA MTN RANCH COM FAC DIST      | 913,668                                                | 975,987                                                          |
| KING RANCH COM FAC DIST              | 3,754                                                  | 3,310                                                            |
| CENTERRA COM FAC DIST                | 322,207                                                | 290,463                                                          |
| CORTINA COM FAC DIST                 | 230,530                                                | 221,986                                                          |

# CFD FY 15-16 Actual Property Tax Rates vs. FY 16-17 Projected Rates

| COMMUNITY FACILITIES DISTRICT | ACTUAL COMBINED<br>CFD PROPERTY TAX<br>RATE<br>FY 15-16 | APPROXIMATE<br>COMBINED CFD<br>PROPERTY TAX RATE<br>FY 16-17 | TARGET COMBINED<br>CFD PROPERTY TAX<br>RATE |
|-------------------------------|---------------------------------------------------------|--------------------------------------------------------------|---------------------------------------------|
|                               | (per \$100 assessed valuation)                          |                                                              |                                             |
| CFGD#1                        | \$0.7165                                                | \$0.8272                                                     | \$1.0000                                    |
| PVCFD#3                       | 1.1137                                                  | 0.9267                                                       | 2.0000                                      |
| <b>CFUD#1</b>                 | <b>1.1497</b>                                           | <b>1.1500</b>                                                | 1.0000                                      |
| <b>WFRCFD</b>                 | <b>2.9098</b>                                           | <b>2.7328</b>                                                | 2.6000                                      |
| <b>WFRCFD#2</b>               | <b>3.1074</b>                                           | <b>2.9345</b>                                                | 2.6000                                      |
| <b>CTTNFLWRCFD</b>            | <b>3.3400</b>                                           | <b>3.0486</b>                                                | 3.0000                                      |
| EMRCFD                        | 1.3000                                                  | 1.3000                                                       | 1.3000                                      |
| KRCFD                         | 0.3000                                                  | 0.3000                                                       | 2.3000                                      |
| <b>CENTERRACFD</b>            | <b>3.1337</b>                                           | <b>2.7390</b>                                                | 3.0000                                      |
| CORTINACFD                    | 2.6020                                                  | 2.3824                                                       | 2.8500                                      |



# CFD Assessed Values Multiple Tax Years

| TAX AUTHORITY             | TAX YEAR 2016<br>LPV ASSESSED<br>VALUE | % OF<br>CHANGE IN<br>ASSESSED<br>VALUE | TAX YEAR<br>2015 - NET SAV<br>(actual) | TAX YEAR<br>2014 - NET SAV<br>(actual) | TAX YEAR<br>2013 - NET SAV<br>(actual) | TAX YEAR<br>2012 - NET SAV<br>(actual) |
|---------------------------|----------------------------------------|----------------------------------------|----------------------------------------|----------------------------------------|----------------------------------------|----------------------------------------|
| GOODYEAR GENERAL NO.1     | \$113,705,063                          | 2.9%                                   | \$110,488,180                          | \$107,667,651                          | \$98,240,111                           | \$105,258,644                          |
| PALM VALLEY CFD #3        | 62,979,689                             | 11.9%                                  | 56,291,650                             | 54,837,082                             | 50,336,763                             | 41,665,744                             |
| GOODYEAR UTILITIES NO.1   | 301,531,702                            | 5.9%                                   | 284,659,081                            | 274,057,952                            | 248,308,412                            | 244,227,432                            |
| WILDFLOWER RANCH CFD      | 4,525,593                              | 5.1%                                   | 4,305,958                              | 4,490,701                              | 3,731,915                              | 4,144,951                              |
| WILDFLOWER RANCH<br>CFD#2 | 4,508,251                              | 4.9%                                   | 4,297,123                              | 4,491,838                              | 3,746,641                              | 4,212,326                              |
| COTTONFLOWER C F D        | 8,576,948                              | 4.7%                                   | 8,192,888                              | 8,497,582                              | 7,105,266                              | 7,685,916                              |
| ESTRELLA MTN RANCH<br>CFD | 75,075,929                             | 7.0%                                   | 70,154,783                             | 66,296,235                             | 54,414,336                             | 53,347,101                             |
| KING RANCH CFD            | 1,103,188                              | -11.8%                                 | 1,251,381                              | 1,297,040                              | 1,654,431                              | 1,660,991                              |
| CENTERRA CFD              | 10,604,732                             | 3.1%                                   | 10,281,712                             | 10,755,841                             | 9,612,964                              | 9,805,019                              |
| CORTINA CFD               | 9,317,774                              | 5.2%                                   | 8,858,634                              | 9,168,527                              | 7,669,563                              | 8,277,737                              |

Effective in tax year 2015, the Limited Property Value (LPV) is used to compute the primary and secondary taxes.



# CFD FY 16-17 Estimated Property Tax

| COMMUNITY FACILITIES<br>DISTRICT | PROJECTED COMBINED CFD<br>PROPERTY TAX RATES | ESTIMATED CFD<br>PROPERTY<br>TAX LEVY |
|----------------------------------|----------------------------------------------|---------------------------------------|
|                                  | (per \$100 assessed valuation)               |                                       |
| CFGD#1                           | \$0.8272                                     | \$82.72                               |
| PVCFD#3                          | 0.9267                                       | 92.67                                 |
| CFUD#1                           | 1.1500                                       | 115.00                                |
| WFRCFD                           | 2.7328                                       | 273.28                                |
| WFRCFD#2                         | 2.9345                                       | 293.45                                |
| CTTNFLWRCFD                      | 3.0486                                       | 304.86                                |
| EMRCFD                           | 1.3000                                       | 130.00                                |
| KRCFD (Vacant Land)              | 0.30                                         | 30.00                                 |
| CENTERRACFD                      | 2.7390                                       | 273.90                                |
| CORTINACFD                       | 2.3824                                       | 238.24                                |

# CFD FY 16-17 Budgets

| <b>COMMUNITY<br/>FACILITIES<br/>DISTRICT</b> | <b>O&amp;M</b> | <b>Debt<br/>Service</b> | <b>TOTAL<br/>BUDGET<br/>FY 16-17</b> |
|----------------------------------------------|----------------|-------------------------|--------------------------------------|
| CFGD#1                                       | \$132,100      | \$1,649,775             | \$1,781,875                          |
| PVCFD#3                                      | 68,016         | 1,069,688               | 1,137,704                            |
| CFUD#1                                       | 707,800        | 6,121,969               | 6,829,769                            |
| WFRCFD                                       | 15,200         | 211,474                 | 226,674                              |
| WFRCFD#2                                     | 15,500         | 220,586                 | 236,086                              |
| CTTNFLWRCFD                                  | 28,080         | 435,619                 | 463,699                              |
| EMRCFD                                       | 472,500        | 7,140,173               | 7,612,673                            |
| KRCFD                                        | 3,400          | 0                       | 3,400                                |
| CENTERRACFD                                  | 34,555         | 486,353                 | 520,908                              |
| CORTINACFD                                   | 28,465         | 349,697                 | 378,162                              |

# Next Steps

## CFD Meeting

June 27

Final CFD Budget Adoption

June 27

Adoption of CFD Tax Levies

# Questions and Discussion