

STATE OF CALIFORNIA

**MELLO-ROOS COMMUNITY FACILITIES DISTRICT (CFD)
YEARLY FISCAL STATUS REPORT**

Submitted:
Wednesday, October 27, 2021
9:30:15AM
CDIAC #: 2003-2176

California Debt and Investment Advisory Commission
915 Capitol Mall, Room 400, Sacramento, CA 95814
P.O. Box 942809, Sacramento, CA 94209-0001
(916) 653-3269 Fax (916) 654-7440

For Office Use Only
Fiscal Year _____

I. GENERAL INFORMATION

A. Issuer Manteca Unified School District CFD No 1989-1

B. Project Name Weston Ranch

C. Name/ Title/ Series of Bond Issue 2004 Special Tax Bonds

D. Date of Bond Issue 12/18/2003

E. Original Principal Amount of Bonds \$15,090,000.00

F. Reserve Fund Minimum Balance Required Yes Amount \$1,241,287.50 No

II. FUND BALANCE FISCAL STATUS

Balances Reported as of: 6/30/2021

A. Principal Amount of Bonds Outstanding \$4,375,000.00

B. Bond Reserve Fund \$1,241,287.50

C. Capitalized Interest Fund \$0.00

D. Construction Fund(s) \$0.00

III. ASSESSED VALUE OF ALL PARCELS IN CFD SUBJECT TO SPECIAL TAX

A. Assessed or Appraised Value Reported as of: 7/1/2021

From Equalized Tax Roll

From Appraisal of Property
(Use only in first year or before annual tax roll billing commences)

B. Total Assessed Value of All Parcels \$1,396,870,292.00

IV. TAX COLLECTION INFORMATION

A. Total Amount of Special Taxes Due Annually \$2,637,087.60

B. Total Amount of Unpaid Special Taxes Annually \$11,894.40

C. Does this agency participate in the County's Teeter Plan? Y

V. DELINQUENT REPORTING INFORMATION

Delinquent Parcel Information Reported as of Equalized Tax Roll of: 6/30/2021

A. Total Number of Delinquent Parcels: 45

B. Total Amount of Taxes Due on Delinquent Parcels: \$29,444.63
(Do not include penalties, penalty interest, etc.)

VI. FORECLOSURE INFORMATION FOR FISCAL YEAR

(Aggregate totals, if foreclosure commenced on same date) (Attach additional sheets if necessary.)

Date Foreclosure Commenced	Total Number of Foreclosure Parcels	Total Amount of Tax Due on Foreclosure Parcels
		\$0.00
		\$0.00
		\$0.00
		\$0.00
		\$0.00

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VII. ISSUE RETIRED

This issue is retired and no longer subject to the Yearly Fiscal Status report filing requirements.
(Indicate reason for retirement)

Matured Redeemed Entirely Other

If Matured, indicate final maturity date:

If Redeemed Entirely, state refunding bond title & CDIAC #:

and redemption date:

If Other:

and date:

VIII. NAME OF PARTY COMPLETING THIS FORM

Name Justin Bjorgan
Title Vice President
Firm/ Agency KeyAnalytics, a division of California Financial Services
Address 555 Corporate Drive, Suite 100
City/ State/ Zip Ladera Ranch, CA 92694
Phone Number (949) 282-1077 Date of Report 10/27/2021
E-Mail jbjorgan@calschools.com

IX. ADDITIONAL COMMENTS:

Amount reflected on deposit in the Bond Reserve Fund in Section II. B. reflects the value of a Surety Bond.

Manteca Unified School District
San Joaquin County
Community Facilities District No. 1989-1
Fiscal Year 2020/2021 Tax Roll Delinquent Parcel Detail Report

Assessor's Parcel Number	Tax Year	Total Delinquent	Total Special Tax Levied	Percentage Delinquent
164-040-090-000	2020	\$247.80	\$495.60	50.00%
164-040-210-000	2020	\$247.80	\$495.60	50.00%
164-100-010-000	2020	\$247.80	\$495.60	50.00%
164-120-170-000	2016	\$413.50	\$413.50	100.00%
164-120-170-000	2018	\$242.58	\$485.16	50.00%
164-120-310-000	2019	\$238.94	\$477.88	50.00%
164-130-040-000	2019	\$477.88	\$477.88	100.00%
164-130-040-000	2020	\$495.60	\$495.60	100.00%
164-130-240-000	2016	\$206.75	\$413.50	50.00%
164-130-240-000	2017	\$467.58	\$467.58	100.00%
164-180-130-000	2016	\$413.50	\$413.50	100.00%
164-180-130-000	2017	\$467.58	\$467.58	100.00%
164-180-130-000	2018	\$485.16	\$485.16	100.00%
164-180-130-000	2019	\$477.88	\$477.88	100.00%
164-180-130-000	2020	\$247.80	\$495.60	50.00%
164-180-160-000	2020	\$495.60	\$495.60	100.00%
164-290-470-000	2020	\$495.60	\$495.60	100.00%
164-290-630-000	2015	\$593.34	\$593.34	100.00%
164-290-630-000	2016	\$413.50	\$413.50	100.00%
164-290-630-000	2017	\$233.79	\$467.58	50.00%
164-290-630-000	2018	\$485.16	\$485.16	100.00%
164-290-630-000	2019	\$477.88	\$477.88	100.00%
164-340-230-000	2020	\$247.80	\$495.60	50.00%
164-370-020-000	2020	\$495.60	\$495.60	100.00%
164-380-180-000	2020	\$495.60	\$495.60	100.00%
164-380-230-000	2020	\$495.60	\$495.60	100.00%
164-400-140-000	2020	\$495.60	\$495.60	100.00%
166-050-560-000	2019	\$238.94	\$477.88	50.00%
166-060-220-000	2020	\$247.80	\$495.60	50.00%
166-090-050-000	2018	\$242.58	\$485.16	50.00%
166-090-050-000	2019	\$477.88	\$477.88	100.00%
166-100-220-000	2016	\$413.50	\$413.50	100.00%
166-100-220-000	2017	\$233.79	\$467.58	50.00%
166-100-220-000	2018	\$485.16	\$485.16	100.00%
166-100-220-000	2019	\$238.94	\$477.88	50.00%
166-100-220-000	2020	\$495.60	\$495.60	100.00%
166-150-190-000	2019	\$238.94	\$477.88	50.00%
166-150-190-000	2020	\$495.60	\$495.60	100.00%
166-170-380-000	2018	\$242.58	\$485.16	50.00%
166-170-380-000	2019	\$477.88	\$477.88	100.00%
166-170-380-000	2020	\$495.60	\$495.60	100.00%
166-180-740-000	2006	\$442.22	\$442.22	100.00%
166-180-740-000	2007	\$457.10	\$457.10	100.00%
166-180-740-000	2008	\$472.42	\$472.42	100.00%
166-230-250-000	2015	\$593.34	\$593.34	100.00%

Manteca Unified School District
San Joaquin County
Community Facilities District No. 1989-1
Fiscal Year 2020/2021 Tax Roll Delinquent Parcel Detail Report

Assessor's Parcel Number	Tax Year	Total Delinquent	Total Special Tax Levied	Percentage Delinquent
166-230-250-000	2016	\$413.50	\$413.50	100.00%
166-230-250-000	2017	\$233.79	\$467.58	50.00%
166-230-250-000	2018	\$485.16	\$485.16	100.00%
166-230-270-000	2020	\$495.60	\$495.60	100.00%
166-240-240-000	2017	\$233.79	\$467.58	50.00%
166-310-040-000	2020	\$247.80	\$495.60	50.00%
166-360-170-100	2012	\$538.44	\$538.44	100.00%
166-360-170-100	2013	\$556.20	\$556.20	100.00%
166-360-170-100	2014	\$574.48	\$574.48	100.00%
166-360-170-100	2015	\$593.34	\$593.34	100.00%
166-370-180-000	2020	\$495.60	\$495.60	100.00%
166-370-620-000	2019	\$477.88	\$477.88	100.00%
166-390-190-000	2020	\$495.60	\$495.60	100.00%
166-390-290-000	2020	\$247.80	\$495.60	50.00%
166-410-360-000	2020	\$495.60	\$495.60	100.00%
166-410-530-000	2018	\$242.58	\$485.16	50.00%
166-410-530-000	2019	\$238.94	\$477.88	50.00%
166-410-530-000	2020	\$247.80	\$495.60	50.00%
168-040-100-000	2020	\$247.80	\$495.60	50.00%
168-040-290-000	2020	\$247.80	\$495.60	50.00%
168-040-450-000	2019	\$477.88	\$477.88	100.00%
168-050-020-000	2020	\$247.80	\$495.60	50.00%
168-060-490-000	2020	\$247.80	\$495.60	50.00%
168-070-030-000	2016	\$413.50	\$413.50	100.00%
168-070-030-000	2019	\$238.94	\$477.88	50.00%
168-100-240-000	2020	\$495.60	\$495.60	100.00%
168-140-200-000	2018	\$242.58	\$485.16	50.00%
168-140-200-000	2019	\$238.94	\$477.88	50.00%
168-140-200-101	2020	\$247.80	\$495.60	50.00%
168-230-060-000	2020	\$495.60	\$495.60	100.00%
168-230-080-000	2020	\$495.60	\$495.60	100.00%