Monterey/Congress
Community Development District

Amended Final Budget For
Fiscal Year 2024/2025
October 1, 2024 - September 30, 2025

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AMENDED FINAL BUDGET

MONTEREY/CONGRESS COMMUNITY DEVELOPMENT DISTRICT
OPERATING FUND
FISCAL YEAR 2024/2025
OCTOBER 1, 2024 - SEPTEMBER 30, 2025

REVENUES	FISCAL YEAR 2024/2025 BUDGET 10/1/24 - 9/30/25	AMENDED FINAL BUDGET 10/1/24 - 9/30/25	YEAR TO DATE ACTUAL 10/1/24 - 8/31/25
O & M Assessments	75,326	**75,571**	75,571
Debt Assessments	217,294	**217,361**	217,361
Other Revenues	0	**0**	0
Interest Income	480	**7,800**	7,721
TOTAL REVENUES	**$ 293,100**	**$ 300,732**	**$ 300,653**
EXPENDITURES			
Supervisor Fees	6,000	**2,200**	2,200
Payroll Taxes (Employer)	480	**168**	168
Engineering/Inspections	2,500	**2,500**	0
Management	23,160	**23,160**	21,230
Secretarial	3,000	**3,000**	2,750
Legal	7,000	**8,200**	6,268
Assessment Roll	3,000	**3,000**	0
Audit Fees	3,600	**3,300**	3,300
Insurance	7,200	**6,858**	6,858
Legal Advertisements	1,200	**1,200**	391
Miscellaneous	750	**750**	386
Postage	200	**40**	30
Office Supplies	350	**300**	253
Dues & Subscriptions	175	**175**	175
Trustee Fee	4,400	**4,400**	0
Website Management	2,000	**2,000**	1,833
Reserve (Lighting, Etc.)	6,271	**15,000**	12,475
TOTAL EXPENDITURES	**$ 71,286**	**$ 76,251**	**$ 58,317**
REVENUES LESS EXPENDITURES	**$ 221,814**	**$ 224,481**	**$ 242,336**
Bond Payments	(204,256)	**(207,081)**	(207,081)
BALANCE	**$ 17,558**	**17,400**	**$ 35,255**
County Appraiser & Tax Collector Fee	(5,853)	**(3,377)**	(3,377)
Discounts For Early Payments	(11,705)	**(11,039)**	(11,039)
EXCESS/ (SHORTFALL)	**$ -**	**$ 2,984**	**$ 20,839**
Carryover From Prior Year		**0**	0
NET EXCESS/ (SHORTFALL)	**$ -**	**$ 2,984**	**$ 20,839**

FUND BALANCE AS OF 9/30/24		$201,253
FY 2024/2025 ACTIVITY		$2,984
FUND BALANCE AS OF 9/30/25		$204,237

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AMENDED FINAL BUDGET
MONTEREY/CONGRESS COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND
FISCAL YEAR 2024/2025
OCTOBER 1, 2024 - SEPTEMBER 30, 2025

REVENUES	**FISCAL YEAR 2024/2025 BUDGET 10/1/24 - 9/30/25**	**AMENDED FINAL BUDGET 10/1/24 - 9/30/25**	**YEAR TO DATE ACTUAL 10/1/24 - 8/31/25**
Interest Income	500	**5,900**	5,711
NAV Tax Collection	204,256	**207,081**	207,081
Total Revenues	**$ 204,756**	**$ 212,981**	**$ 212,792**
EXPENDITURES			
Principal Payments	161,000	**161,000**	161,000
Interest Payments	43,023	**44,681**	44,681
Bond Redemption	733	**0**	0
Total Expenditures	**$ 204,756**	**$ 205,681**	**$ 205,681**
Excess/ (Shortfall)	**$ -**	**$ 7,300**	**$ 7,111**

FUND BALANCE AS OF 9/30/24	$114,659
FY 2024/2025 ACTIVITY	$7,300
FUND BALANCE AS OF 9/30/25	$121,959

Notes

Revenue Fund Balance = $121,959*.

Revenue Fund Balance to be used to make 11/1/2025 Interest Payment of $20,682.

* Approximate Amounts

Series 2021 Bond Refunding Information

Original Par Amount =	$2,631,000	Annual Principal Payments Due:
Interest Rate =	2.060%	May 1st
Issue Date =	September 2021	Annual Interest Payments Due:
Maturity Date =	May 2036	May 1st & November 1st
Par Amount As Of 8/31/25 =	$2,008,000	