Mello Roos Report Information as of Reporting Year End: 6/30/2025

Issuance

Issuer Name:	Capistrano Unified School District CFD No 98-1A
Issue Name:	2020 Special Tax Bonds
Project Name:	Pacifica San Juan
Actual Sale Date:	12/9/2020
Settlement Date:	12/30/2020
Original Principal Amount:	$2,790,000.00
Date of Filing:	
Reserve Fund Minimum Balance:	Yes
Reserve Fund Minimum Balance Amount:	$1,333,282.50

Credit Rating from Report of Final Sale

Credit Rating:	Rated
Standard & Poor:	AA/A-
Fitch:	
Moody's:	
Other:	

Credit Rating from Mello-Roos Last Yearly Fiscal Status Report

Credit Rating:	Not Rated
Standard & Poor:	
Fitch:	
Moody's:	
Other:	

Credit Rating for This Reporting Period

Credit Rating:	Not Rated
Standard & Poor:	
Fitch:	
Moody's:	
Other:	

Fund Balance

Principal Amount of Bonds Outstanding:	$2,395,000.00
Bond Reserve Fund:	$1,375,455.81
Capitalized Interest Fund:	$0.00
Construction Fund(s):	$741,840.03

Assessed Value

Assessed or Appraised Value Reported as of:	1/1/2025
Use Appraised Value only in first year or before annual tax roll billing commences:	From Equalized Tax Roll
Total Assessed Value of All Parcels:	$786,591,207.00

Tax Collection

Total Amount of Special Taxes Due Annually:	$901,233.24
Total Amount of Unpaid Special Taxes Annually:	$9,577.45
Does this agency participate in the County's Teeter Plan?	Yes

Delinquent Reporting

Delinquent Parcel Information Reported as of Equalized Tax Roll of:	10/17/2025
Total Number of Delinquent Parcels:	5
Total Amount of Special Taxes Due on Delinquent Parcels:	$14,015.85

Delinquency Parcel Reporting

Document Type	Document Name	File Upload Date
Delinquent Parcel Detail Report	CUSD CFD 98-1A PY Delinq (as of 2025.10.17).pdf	10/29/2025

Foreclosure

Date Foreclosure Commenced	Total Number of Foreclosure Parcels	Total Amount of Tax on Foreclosure Parcels
No data available to disaplay.		

Retired Issues

Indicate Reason for Retirement:	Not Retired

Filing Contact

Filing Contact Name:	Nehal Thumar
Agency/Organization Name:	David Taussig & Associates Inc
Address:	18201 Von Karman Avenue, Suite 220
City:	Irvine
State:	CA
Zip Code:	92612
Telephone:	949-9551500
Fax Number:	
E-mail:	nehal@financedta.com

Comments

Issuer Comments:	[1] Consists of $64,269.66 in the Series 2016 Bonds School Facilities Account, $157,628.11 in the Series 2018 Bonds School Facilities Account, and $519,942.26 in the Series 2020 Bonds School Facilities Account.