

**PASEO DEL ESTE
MUNICIPAL UTILITY DISTRICT NO. 3
OF EL PASO COUNTY**

**FINANCIAL STATEMENTS,
SUPPLEMENTAL INFORMATION
AND
INDEPENDENT AUDITOR'S REPORT**

**FOR THE YEAR ENDED
SEPTEMBER 30, 2025**

WEST, DAVIS & COMPANY, LLP
Certified Public Accountants
Austin, Texas

ANNUAL FILING AFFIDAVIT

THE STATE OF TEXAS
COUNTY OF EL PASO

I, Ray Adauto of the Paseo del Este Municipal Utility District No. 3 of El Paso County hereby swear, or affirm, that the district named above has reviewed and approved at a meeting of the Board of Directors of the District on the 8th day of January 2026, its annual audit report for the fiscal year ended September 30, 2025, and that copies of the annual report have been filed in the district office, located at c/o Gordon Davis Johnson & Shane, 4695 North Mesa, El Paso, Texas 79912.

The annual filing affidavit and the attached copy of the annual audit report are being submitted to the Texas Commission on Environmental Quality in satisfaction of the annual filing requirements of Texas Water Code Section 49.194.

Date: January 8, 2026

By:

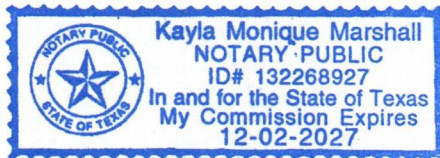

(Signature of District Representative)

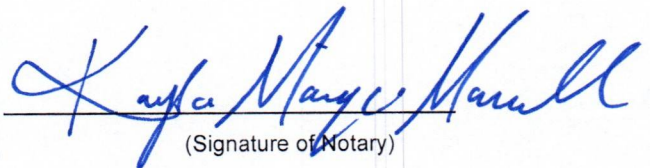
Ray Adauto, President

(Name & Title of above District Representative)

Sworn to and subscribed to before me this 8th day of January 2026.

(SEAL)




(Signature of Notary)

My Commission Expires On: December 2, 2027.

Notary Public in and for the State of Texas.

PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY
Annual Financial Report
For the Year Ended September 30, 2025

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FINANCIAL SECTION

WEST, DAVIS & COMPANY

A LIMITED LIABILITY PARTNERSHIP

Independent Auditor's Report

Board of Directors
Paseo del Este Municipal Utility District No. 3
Of El Paso County
El Paso, Texas

We have audited the accompanying financial statements of the governmental activities and each major fund of Paseo del Este Municipal Utility District No. 3 of El Paso County (the District) as of and for the year ended September 30, 2025, and the related notes to the financial statements, which collectively comprise the District's basic financial statements as listed in the table of contents.

Opinions

In our opinion the financial statements referred to above present fairly, in all material respects, the financial position of the governmental activities and each major fund of the District as of September 30, 2025, and the changes in financial position for the year then ended in accordance with accounting principles generally accepted in the United States of America.

Basis for Opinions

We conducted our audit in accordance with auditing standards generally accepted in the United States of America. Our responsibilities under those standards are further described in the Auditor's Responsibilities for the Audit of the Financial Statements section of our report. We are required to be independent of the District and to meet our other ethical responsibilities, in accordance with the relevant ethical requirements relating to our audit. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinions.

Responsibilities of Management for the Financial Statements

Management is responsible for the preparation and fair presentation of these financial statements in accordance with accounting principles generally accepted in the United States of America, and for the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, management is required to evaluate whether there are conditions or events, considered in the aggregate, that raise substantial doubt about the District's ability to continue as a going concern for twelve months beyond the financial statement date, including any currently known information that may raise substantial doubt shortly thereafter.

Auditor's Responsibilities for the Audit of the Financial Statements

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinions. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with generally accepted auditing standards will always detect a material misstatement when it exists. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Misstatements are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence the judgment made by a reasonable user based on the financial statements.

In performing an audit in accordance with generally accepted auditing standards, we:

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the amounts and disclosures in the financial statements.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the District's internal control. Accordingly, no such opinion is expressed.
- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements.
- Conclude whether, in our judgment, there are conditions or events, considered in the aggregate, that raise substantial doubt about the District's ability to continue as a going concern for a reasonable period of time.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit, significant audit findings, and certain internal control-related matters that we identified during the audit.

Required Supplementary Information

Accounting principles generally accepted in the United States of America require that the management's discussion and analysis and the budgetary comparison information be presented to supplement the basic financial statements. Such information is the responsibility of management and, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in

accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

Supplementary Information

Our audit was conducted for the purpose of forming opinions on the financial statements that collectively comprise the District's basic financial statements. The Texas Commission on Environmental Quality required supplementary schedules are presented for purposes of additional analysis and are not a required part of the basic financial statements. Such information is the responsibility of management and was derived from and relates directly to the underlying accounting and other records used to prepare the basic financial statements. The information has been subjected to the auditing procedures applied in the audit of the basic financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the basic financial statements or to the basic financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. In our opinion, the Texas Commission on Environmental Quality required supplementary schedules are fairly stated, in all material respects, in relation to the basic financial statements as a whole.

Other Information

Management is responsible for the other information included in the annual report. The other information comprises the property tax assessed value information but does not include the basic financial statements and our auditor's report thereon. Our opinions on the basic financial statements do not cover the other information, and we do not express an opinion or any form of assurance thereon.

In connection with our audit of the basic financial statements, our responsibility is to read the other information and consider whether a material inconsistency exists between the other information and the basic financial statements, or the other information otherwise appears to be materially misstated. If, based on the work performed, we conclude that an uncorrected material misstatement of the other information exists, we are required to describe it in our report.



Austin, Texas
December 31, 2025

PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3 OF EL PASO COUNTY

Management Discussion and Analysis For the Year Ended September 30, 2025

In accordance with Governmental Accounting Standards Board Statement 34 (“GASB 34”), the management of Paseo del Este Municipal Utility District No. 3 of El Paso County (the “District”) offers the following discussion and analysis to provide an overview of the District’s financial activities for the year ended September 30, 2025. Since this information is designed to focus on current year’s activities, resulting changes, and currently known facts, it should be read in conjunction with the District’s financial statements that follow.

FINANCIAL HIGHLIGHTS

- **General Fund:** The unassigned fund balance at the end of the year was approximately \$1.6 million which was an increase of \$650 thousand from the end of the previous year end. Revenue increased from \$1.6 million in the previous fiscal year to \$1.7 million in the current fiscal year primarily due to increased property and contract tax revenue.
- **Debt Service Fund:** The fund balance restricted for debt service increased from \$633 thousand at the end of the previous fiscal year to \$679 thousand at the end of the current fiscal year. Revenue increased from \$813 thousand in the previous fiscal year to \$846 thousand. No new bonds were issued in the current year. The District made bond principal payments of \$530 thousand and bond interest payments of \$221 thousand during the fiscal year.
- **Capital Projects Fund:** This fund acquired no additional water and wastewater facilities during the year. The fund balance at the end on the year amounted to \$-0-.
- **Governmental Activities:** On a Government-wide basis for governmental activities, the District had revenue in excess of expenses of approximately \$1.0 million. Net position increased from \$4.8 million to \$5.8 million.

OVERVIEW OF THE DISTRICT

The District, a political subdivision of the State of Texas, was created by an Act of the Texas Legislature. The District was created and organized for the purpose of constructing water, sewer, and drainage facilities and providing water and sewer services to customers within the District. The District has entered into an agreement with Paseo del Este Municipal Utility District No. 1 (Paseo No. 1) under which Paseo No. 1 will serve as the “Master District” for the purpose of providing water acquisition, transportation and treatment, wastewater collection, transportation, treatment and disposal, and drainage facilities and services.

PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3 OF EL PASO COUNTY

Management Discussion and Analysis For the Year Ended September 30, 2025

USING THIS ANNUAL REPORT

The District's reporting is comprised of five parts:

- Management's Discussion and Analysis (this section)
- Basic Financial Statements
 - Statement of Net Position and Reconciliation to Governmental Funds Balance Sheet
 - Statement of Activities and Reconciliation to Statement of Revenues, Expenditures, and Changes in Fund Balances of Governmental Funds
- Notes to the Financial Statements
- Required Supplementary Information
- Texas Supplementary Information (required by the Texas Commission on Environmental Quality)

The Government-wide statements are reported using the flow of economic resources measurement focus and the full accrual basis of accounting. The Governmental Fund financial statements are reported using the current financial resources measurement focus and the modified accrual basis of accounting.

For purposes of GASB 34, the District is considered a special purpose government. This allows the District to present the newly required fund and government-wide statements in a single schedule. The requirement for fund financial statements that are prepared on the modified accrual basis of accounting is met with the "Governmental Funds Total" column. An adjustment column includes those entries needed to convert to the full accrual basis government-wide statements. Government-wide statements are comprised of the Statement of Net Position and the Statement of Activities.

OVERVIEW OF THE BASIC FINANCIAL STATEMENTS

The Statement of Net Position and Governmental Funds Balance Sheet includes a column (titled "Governmental Funds Total") that represents a balance sheet prepared using the modified accrual basis of accounting. The adjustments column converts those balances to a balance sheet that more closely reflects a private-sector business. Over time, increases or decreases in the District's net position will indicate financial health.

The Statement of Activities and Governmental Funds Revenues, Expenditures, and Changes in Fund Balances includes a column (titled "Governmental Funds Total") that derives the change in fund balances resulting from current year revenues, expenditures, and other financing sources or uses. These amounts are prepared using the modified accrual basis of accounting. The adjustments column converts those activities to full accrual, a basis that more closely represents the income statement of a private-sector business.

**PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY**

**Management Discussion and Analysis
For the Year Ended September 30, 2025**

The Notes to the Financial Statements provide additional information that is essential to a full understanding of the information presented in the *Statement of Net Position and Governmental Funds Balance Sheet* and the *Statement of Activities and Governmental Funds Revenues, Expenditures, and Changes in Fund Balances*.

The Required Supplementary Information presents a comparison statement between the District's adopted budget and its actual results.

FINANCIAL ANALYSIS OF THE DISTRICT AS A WHOLE

Summary Statement of Net Position

	Governmental Activities (in thousands)		
	September 2025	September 2024	Increase (Decrease)
Current and Other Assets	\$ 2,358	\$ 1,660	\$ 698
Capital and Non-Current Assets	9,532	9,770	(238)
Total Assets	11,890	11,430	460
Current Liabilities	582	607	(25)
Long-Term Liabilities	5,479	6,026	(547)
Total Liabilities	6,061	6,633	(572)
Invested in Capital Assets, Net of Related Debt	3,482	3,186	296
Restricted	698	638	60
Unrestricted	1,649	973	676
Total Net Position	\$ 5,829	\$ 4,797	\$ 1,032

The District's total assets were approximately \$11.9 million as of the end of the current fiscal year. Of this amount, approximately \$2.3 million is accounted for by cash and short-term investments. The District had outstanding liabilities of approximately \$6.1 million. The District's unrestricted net assets, which can be used to finance day to day operations, totaled \$1.6 million.

**PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY**

**Management Discussion and Analysis
For the Year Ended September 30, 2025**

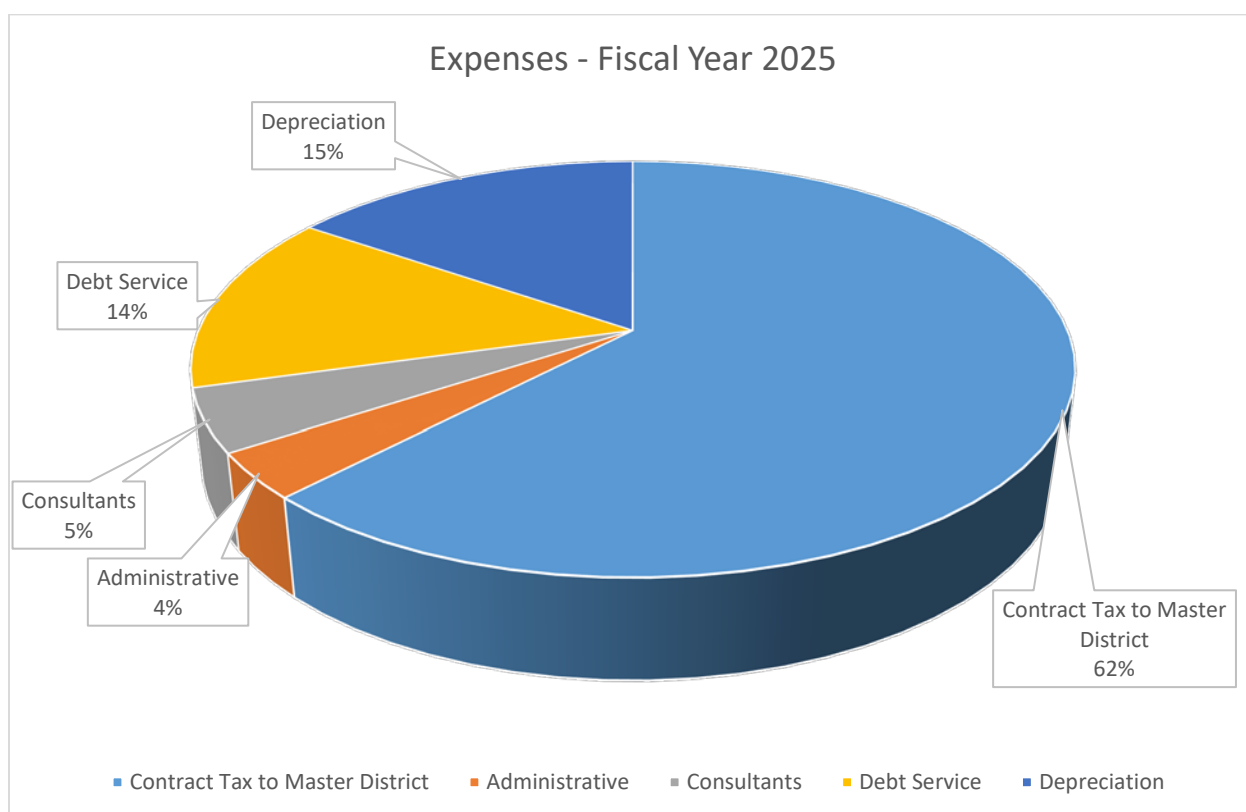
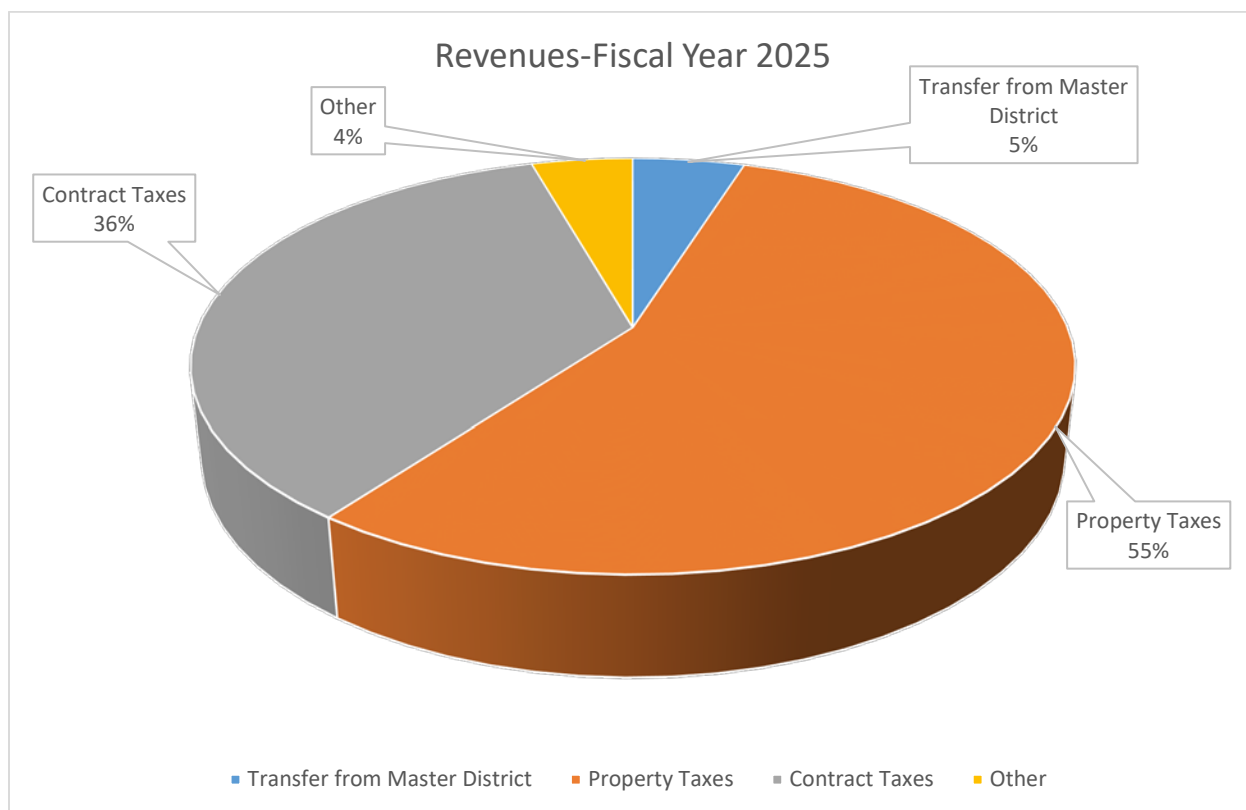
Summary Statement of Activities

	Governmental Activities (in thousands)		Increase (Decrease)
	2025	2024	
Transfer from Master District	\$ 126	\$ 133	\$ (7)
Property Taxes	1,424	1,272	152
Contract Taxes	913	901	12
Other	114	134	(20)
Total Revenues	2,577	2,440	137
Contract Tax to Master District	961	900	61
Administrative	55	52	3
Consultants	75	142	(67)
Debt Service	216	231	(15)
Depreciation	238	238	-
Total Expenses	1,545	1,563	(18)
Other Financing Sources (Uses)	-	-	-
Change in Net Position	1,032	877	155
Beginning Net Position	4,797	3,920	877
Ending Net Position	\$ 5,829	\$ 4,797	\$ 1,032

Revenues were approximately \$2.6 million for the current year. Expenses were approximately \$1.5 million for the year. Net position increased about \$1.0 million. The following charts summarize the sources of revenue and areas of expenses.

**PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY**

**Management Discussion and Analysis
For the Year Ended September 30, 2025**



**PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY**

**Management Discussion and Analysis
For the Year Ended September 30, 2025**

FINANCIAL ANALYSIS OF THE DISTRICT'S FUND LEVEL STATEMENTS

In comparison to the Government-wide statements, the Fund-level statements focus on the key funds of the District. The District uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements.

The District reports the following types of Governmental funds: General Fund, Debt Service Fund and Capital Projects Fund. The focus of the District's Governmental funds is to provide information on near-term inflows, outflows, and available resources. Such information is useful in assessing the District's financing requirements. In particular, unassigned fund balance may serve as a useful measure of a government's net resources available at the end of the fiscal year.

Summary Balance Sheet

	Governmental Activities (in thousands)		
	September 2025	September 2024	Increase (Decrease)
Cash and Investments	\$ 2,281	\$ 1,633	\$ 648
Accounts Receivable	78	31	47
Prepaid Expenses	-	-	-
Total Assets	2,359	1,664	695
Accounts Payable	12	52	(40)
Unrealized Revenue	55	16	39
Total Liabilities	67	68	(1)
Nonspendable	-	-	-
Restricted for Debt Service	679	633	46
Restricted for Capital Projects	-	-	-
Unassigned	1,613	963	650
Total Fund Balances	2,292	1,596	696
Total Liabilities and Fund Balances	\$ 2,359	\$ 1,664	\$ 695

**PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY**

**Management Discussion and Analysis
For the Year Ended September 30, 2025**

The General Operating Fund, which pays for daily operating expenses, had an unassigned balance of approximately \$1.6 million at the end of the current fiscal year. This is an increase of \$650 thousand over the prior fiscal year.

The Debt Service Fund increased by \$46 thousand during the current fiscal year. This fund remitted bond principal of \$530 thousand and bond interest of \$221 thousand during the year.

The Capital Projects Fund was unchanged for the year.

BUDGETARY HIGHLIGHTS

The Board of Directors adopted the fiscal year 2025 annual budget for the General Fund on September 12, 2024. The budget included revenues of \$1.7 million and expenditures of \$1.0 million. Actual revenue amounted to \$1.7 million and expenditures of \$1.0 million. More detailed information about the District's budgetary comparison is presented in the Required Supplementary Information section.

CAPITAL ASSETS

The District has invested \$11.9 million in infrastructure. A summary of these assets is listed below:

Summary of Capital Assets

	Governmental Activities (in thousands)		
	September 2025	September 2024	Increase (Decrease)
Water, Wastewater and Drainage	\$ 11,921	\$ 11,921	\$ -
Accumulated Depreciation	(2,389)	(2,151)	(238)
Total Capital Assets (Net)	\$ 9,532	\$ 9,770	\$ (238)

LONG TERM DEBT

The District issued no new bonds during the year. Bonded indebtedness of the District at year end was \$6.0 million. More detailed information about the District's long-term debt is presented in the Notes to the Basic Financial Statements.

**PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY**

**Management Discussion and Analysis
For the Year Ended September 30, 2025**

ECONOMIC FACTORS

The taxable assessed value of property within the District as of January 1, 2025, has been fixed by the El Paso County Appraisal District at \$348 million. The tax rates adopted by the District on September 11, 2025, for the coming fiscal year are \$0.1962 for maintenance and operations, \$0.29 for contract tax and \$0.1930 for debt service. The District expects this to produce \$2.3 million in total property tax revenue for next year. The adopted budget for fiscal year 2026 projects an increase in the operating fund balance.

REQUESTS FOR INFORMATION

This financial report is designed to provide a general overview of the District's finances and to demonstrate the District's accountability for the funds it receives. Questions concerning any of the information provided in this report or requests for additional financial information should be addressed to the District in care of Gordon Davis Johnson & Shane 4695 North Mesa, El Paso, Texas 79912.

BASIC FINANCIAL STATEMENTS

**PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY**

**STATEMENT OF NET ASSETS
AND GOVERNMENTAL FUNDS BALANCE SHEET
SEPTEMBER 30, 2025**

	GOVERNMENTAL FUNDS				ADJUST-	STATEMENT
	GENERAL	DEBT SERVICE	CAPITAL PROJECTS	TOTAL	MENTS	OF NET ASSETS
ASSETS						
Cash	\$ 28,650	\$ -	\$ 1	\$ 28,651	\$ -	\$ 28,651
Investments	1,572,801	679,064	-	2,251,865	-	2,251,865
Taxes Receivable	35,774	19,373	-	55,147	-	55,147
Due From Other Funds	445	-	-	445	(445)	-
Due from Affiliated District	22,558	-	-	22,558	-	22,558
Unrealized Expense-Bond Costs	-	-	-	-	-	-
Water/WW/Drainage System (Net)	-	-	-	-	9,531,467	9,531,467
Total Assets	\$ 1,660,228	\$ 698,437	\$ 1	\$ 2,358,666	\$ 9,531,022	\$ 11,889,688
LIABILITIES						
Accounts Payable	\$ 11,208	\$ -	\$ -	\$ 11,208	\$ 25,588	\$ 36,796
Due To Other Funds	-	445	-	445	(445)	-
Bonds Payable in less than one year	-	-	-	-	545,000	545,000
Bonds Payable in more than one year	-	-	-	-	5,478,649	5,478,649
Total Liabilities	11,208	445	-	11,653	6,048,792	6,060,445
DEFERRED INFLOWS OF RESOURCES						
Property Taxes	35,774	19,373	-	55,147	(55,147)	-
Total Deferred Inflows	35,774	19,373	-	55,147	(55,147)	-
FUND EQUITY						
Nonspendable	-	-	-	-	-	-
Restricted for Debt Service	-	678,619	-	678,619	(678,619)	-
Restricted for Capital Projects	-	-	1	1	(1)	-
Unassigned	1,613,246	-	-	1,613,246	(1,613,246)	-
Total Fund Equity	1,613,246	678,619	1	2,291,866	(2,291,866)	-
Total Liabilities & Equity	\$ 1,660,228	\$ 698,437	\$ 1	\$ 2,358,666		
NET POSITION						
Net Investment in Capital Assets					3,482,231	3,482,231
Restricted for Debt Service					697,992	697,992
Unrestricted					1,649,020	1,649,020
Total Net Position					\$ 5,829,243	\$ 5,829,243

The notes to financial statements are an integral part of this statement.

**PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY**

**STATEMENT OF ACTIVITIES AND GOVERNMENTAL FUNDS
REVENUE, EXPENDITURES AND CHANGES IN FUND BALANCES
FOR THE YEAR ENDED SEPTEMBER 30, 2025**

	GOVERNMENTAL FUNDS				ADJUST-	STATEMENT
	GENERAL	DEBT SERVICE	CAPITAL PROJECTS	TOTAL	MENTS	OF ACTIVITIES
REVENUES						
Transfer From Master District	\$ 126,165	\$ -	\$ -	\$ 126,165	\$ -	\$ 126,165
Property Taxes	593,396	791,013	-	1,384,409	39,359	1,423,768
Contract Taxes	912,708	-	-	912,708	-	912,708
Interest	58,567	55,433	-	114,000	-	114,000
TOTAL REVENUES	1,690,836	846,446	-	2,537,282	39,359	2,576,641
EXPENDITURES						
Current:						
Contract Tax To Master District	912,708	48,279	-	960,987	-	960,987
Legal Fees	15,524	-	-	15,524	-	15,524
Audit Fees	6,000	-	-	6,000	-	6,000
Accounting Fees	44,681	-	-	44,681	-	44,681
Engineering Fees	4,636	-	-	4,636	-	4,636
Management Fees	941	-	-	941	-	941
Fiscal Agent Fees	1,500	1,700	-	3,200	-	3,200
Director Salaries and Payroll Taxes	8,564	-	-	8,564	-	8,564
Insurance	4,067	-	-	4,067	-	4,067
Tax Assessor/Collector	36,841	-	-	36,841	-	36,841
Printing & Office Supplies	331	-	-	331	-	331
Postage & Delivery	481	-	-	481	-	481
Legal Notices	1,360	-	-	1,360	-	1,360
Travel	2,739	-	-	2,739	-	2,739
Interest	-	220,600	-	220,600	(4,652)	215,948
Principal	-	530,000	-	530,000	(530,000)	-
Depreciation	-	-	-	-	238,411	238,411
Capital Expenditures	-	-	-	-	-	-
TOTAL EXPENDITURES	1,040,373	800,579	-	1,840,952	(296,241)	1,544,711
OTHER FINANCING SOURCES (USES)						
Transfer (to) from Other Funds	-	-	-	-	-	-
NET OTHER SOURCES (USES)	-	-	-	-	-	-
Excess (Deficit) of Revenues and Other Financing Sources over Expenditures	650,463	45,867	-	696,330	(696,330)	-
Change in Net Assets	-	-	-	-	1,031,930	1,031,930
Fund Balance/Net Position-Beginning	962,783	632,752	1	1,595,536	3,201,777	4,797,313
Fund Balance/Net Position-Ending	\$ 1,613,246	\$ 678,619	\$ 1	\$ 2,291,866	\$ 3,537,377	\$ 5,829,243

The notes to financial statements are an integral part of this statement.

**PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY
Notes to the Financial Statements
For the Year Ended September 30, 2025**

1. Summary of Significant Accounting Policies

The basic financial statements of Paseo del Este Municipal Utility District No. 3 have been prepared in conformity with accounting principles generally accepted in the United States of America (GAAP). The Governmental Accounting Standards Board (GASB) is the accepted standard setting body for establishing governmental accounting and financial reporting principles. The more significant of the accounting policies are described below.

Paseo del Este Municipal Utility District No. 3 of El Paso County (the District), a political subdivision of the State of Texas, was created by an Act of the Texas Legislature. The District was created and organized for the purpose of constructing water, sewer, and drainage facilities and providing water and sewer services to customers within its boundaries and in the surrounding area. The District has entered into an agreement with Paseo del Este Municipal Utility District No. 1 (Paseo No. 1) under which Paseo No. 1 will serve as the “Master District” for the purpose of providing water acquisition, transportation and treatment, wastewater collection, transportation, treatment and disposal, and drainage facilities and services. Under the terms of this agreement Paseo No. 1 has agreed to provide retail water and wastewater service to customers in the District and reimburse all of the District’s operating expenses in exchange for a commitment from the District to levy an ad valorem tax (contract tax) on property within the District to fund the District’s share of certain costs of Paseo No. 1 not provided for by retail revenues.

These financial statements report the financial activity of Paseo del Este Municipal Utility District No. 3. The reporting entity of the District encompasses those activities and functions over which the District’s elected officials exercise significant oversight or control. The District is governed by a five-member Board of Directors (the Board). The funds and account groups presented in this report are within the oversight responsibility of the Board, in accordance with Governmental Accounting Standards Board (GASB) Codification of Governmental Accounting and Financial Reporting Standards Part II, Financial Reporting. There are no component units of the District, nor is the District a component unit of any other entity.

A. Basis of Presentation, Basis of Accounting

In accordance with GASB Statement No. 34, the District has elected to combine their Government-wide and Governmental Fund Financial Statements into one set of financial statements with a reconciliation of the individual line items in a separate column on the financial statements.

Government-wide Financial Statements:

The **Statement of Net Position** and the **Statement of Activities** include the financial activities of the overall government. Governmental activities are generally financed through property taxes.

PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY
Notes to the Financial Statements
For the Year Ended September 30, 2025

1. Summary of Significant Accounting Policies (continued)

The **Statement of Activities** presents a comparison between direct expenses and program revenues for each function of the District's governmental activities. Direct expenses are those that are specifically associated with a program or function and, therefore, are clearly identifiable to a particular function.

Fund Financial Statements:

The governmental fund financial statement columns are labeled **Governmental Funds Balance Sheet** and **Governmental Funds Revenue, Expenditures and Changes in Fund Balance**. In the fund financial statements, the accounts of the District are organized on the basis of funds, each of which is considered a separate accounting entity. The emphasis of fund financial statements is on major governmental funds, each displayed in a separate column. The District reports the following major governmental funds:

General Fund: This is the District's primary operating fund. It accounts for all financial resources of the District except those required to be accounted for in another fund.

Debt Service Fund: The Debt Service Fund is used to account for the accumulation of financial resources for, and the payment of, general long term debt principal and interest.

Capital Projects Fund: The Capital Projects Fund is used to account for the acquisition or construction of major capital facilities. Principal sources of revenue are municipal long-term debt proceeds and interest income.

B. Measurement Focus, Basis of Accounting

The Government-wide financial statements are reported using the flow of economic resources measurement focus and the accrual basis of accounting. Revenue is recorded when earned and expenses are recorded when a liability is incurred, regardless of the timing of related cash flows. Property taxes are recognized as revenue in the year for which they are levied.

Governmental Fund Financial Statements: Governmental funds are reported using the current financial resources management focus and the modified accrual basis of accounting. Under this method, revenues are recognized when measurable and available. The District does not consider revenues collected after its year end to be available in the current period. Revenues from local sources consist primarily of property taxes. Miscellaneous revenues are recorded as revenues when received in cash because they are generally not measurable until actually received. Investment earnings are recorded as earned, since they are both measurable and available. Expenditures are recorded when the related fund liability is incurred, except for principal and interest on long term debt, which

PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY
Notes to the Financial Statements
For the Year Ended September 30, 2025

1. Summary of Significant Accounting Policies (continued)

is recognized as an expenditure to the extent that it has matured. General capital asset acquisitions are reported as expenditures in major governmental funds. Proceeds of general long term debt are reported as other financing sources.

C. Fund Balances

The District has adopted GASB Statement No. 54 Fund Balance Reporting and Governmental Fund Type Definitions which establishes fund balance classifications that comprise a hierarchy based primarily on the extent to which a government is bound to observe constraints imposed upon the use of the resources reported in governmental funds. Those fund balance classifications are described below.

Nonspendable – Amounts that cannot be spent because they are either not in a spendable form or are legally or contractually required to be maintained intact.

Restricted – Amounts that can be spent only for specific purposes because of constraints imposed by external providers or imposed by constitutional provisions or enabling legislation.

Committed – Amounts that can only be used for specific purposes pursuant to approval by formal action by the Board.

Assigned – For the General Fund, amounts that are appropriated by the Board or Board designee, if any, that are to be used for specific purposes. For all other governmental funds, any remaining positive amounts not previously classified as nonspendable, restricted or committed.

Unassigned – Amounts that are available for any purpose; these amounts can be reported only in the District's General Fund.

Fund balance of the District may be committed for a specific purpose by formal action of the Board, the District's highest level of decision-making authority. Commitments may be established, modified, or rescinded only through a resolution approved by the Board. The Board has not delegated the authority to assign fund balance.

D. Budget

The Board adopted an annual budget for the General Fund on the basis consistent with generally accepted accounting principles. The District's Board of Directors utilizes the budget as a management tool for planning and cost control purposes. All annual appropriations lapse at fiscal year end.

PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY
Notes to the Financial Statements
For the Year Ended September 30, 2025

1. Summary of Significant Accounting Policies (continued)

E. Pensions

The District has not established a pension plan.

F. Cash and Cash Equivalents

These include cash on deposit as well as investments with maturities of three months or less at the time of purchase.

G. Prepaid Items

Certain payments to vendors reflect costs applicable to future periods and are recorded as prepaid assets in both the government-wide and fund financial statements. Prepaid assets are charged to expenditures when consumed.

H. Capital Assets

Capital assets, which include Administrative Facilities and Equipment, Common and Recreation Areas, Water Production and Distribution System, Wastewater Collection System, Water Quality Ponds and Organizational Costs are reported in the Government-wide column in the Statement of Net Position. Public domain (“infrastructure”) capital assets including water, wastewater and drainage systems, are capitalized as acquired. Items purchased or acquired are reported at historical cost or estimated historical cost. Contributed fixed assets are recorded as capital assets at estimated fair market value at the time received.

Capital assets are depreciated using the straight-line method over the following estimated useful lives:

<u>Asset</u>	<u>Years</u>
Water/Wastewater/Drainage System	50

I. Interfund Transactions

Transfers from one fund to another fund are reported as interfund receivable and payables if there is intent to repay that amount and if the debtor fund has the ability to repay the advance on a timely basis. Operating transfers represent legally authorized transfers from the fund receiving resources to the fund through which the resources are to be expended.

PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY
Notes to the Financial Statements
For the Year Ended September 30, 2025

1. Summary of Significant Accounting Policies (continued)

J. Long-Term Debt

Unlimited tax bonds, which have been issued to acquire capital assets, are to be repaid from tax revenues of the District. In the Government-wide financial statements, long-term debt and other long-term obligations are reported as liabilities in the applicable governmental activities. Bond premiums and discounts are deferred and amortized over the life of the bonds. Bonds payable are reported net of the applicable bond premium or discount. Bond issuance costs are expensed as incurred.

In the fund financial statement, governmental fund types recognize bond premiums and discounts, as well as bond issuance costs, during the current period. The face amount of debt issued is reported as other financing sources. Premiums and discounts on debt issuances are reported as other financing sources and uses. Issuance costs, whether or not withheld from the actual debt proceeds received, are reported as expenditures.

K. Deferred Outflows and Inflows of Resources

GASB Statement No. 63, *Financial Reporting of Deferred Outflows of Resources, Deferred Inflows of Resources, and Net Position*, provides guidance for reporting the financial statement elements of deferred outflows of resources, which represent the consumption of the District's net position that is applicable to a future reporting period, and deferred inflows of resources, which represent the District's acquisition of net position applicable to a future reporting period. GASB Statement No. 63 became effective for fiscal years beginning after December 15, 2011 and has been implemented in the financial statements.

GASB Statement No. 65, *Items Previously Reported as Assets and Liabilities*, establishes accounting and financial reporting standards that reclassify, as deferred outflows of resources or deferred inflows of resources, certain items that were previously reported as assets and liabilities and recognizes, as outflows of resources or inflows of resources, certain items that were previously reported as assets and liabilities. GASB Statement No. 65 is effective for fiscal years beginning after December 15, 2012 and has been implemented in these financial statements.

L. Recently Issued Accounting Pronouncements

In March 2018, the GASB issued GASB Statement No. 88, *Certain Disclosures Related to Debt, including Direct Borrowings and Direct Placements*. The objective of GASB Statement No. 88 is to improve the consistency in the information that is disclosed in notes to government financial statements related to debt, including direct borrowings and direct placements, and to provide financial statement users with additional essential information about debt. This statement is effective for reporting periods beginning after June 15, 2018. GASB Statement No. 88 has been implemented in these financial statements.

PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY
Notes to the Financial Statements
For the Year Ended September 30, 2025

1. Summary of Significant Accounting Policies (continued)

In June 2018, the GASB issued GASB Statement No. 89, *Accounting for Interest Cost Incurred before the End of a Construction Period*, effective for fiscal years beginning after December 15, 2020. The objective of GASB Statement No. 89 is to enhance the relevance and comparability of information about capital assets and to simplify accounting for interest costs incurred before the end of a construction period. Under GASB Statement 89, interest costs will no longer be capitalized as part of the asset but will be shown as an expenditure in the fund financial statements and as an expense in the government-wide financial statements. GASB Statement No. 89 has been implemented in these financial statements.

2. Cash and Investments

The investment policies of the District are governed by State statute and an adopted District Investment Policy that includes depository contract provisions and custodial contract provisions. Major provisions of the District's Investment Policy include: depositories must be FDIC-insured Texas banking institutions; depositories must fully insure or collateralize all demand and time deposits; securities collateralizing time deposits are held by independent third party trustees.

Cash – At year end, deposits were held by the District's depository bank in accounts that were secured at the balance sheet date by Federal Deposit Insurance Corporation (FDIC) coverage or by pledged collateral held by the District's agent bank in the District's name.

Investments - The District is required by Government Code Chapter 2256, The Public Funds Investment Act, to adopt, implement, and publicize an investment policy. That policy must be written; primarily emphasize safety of principal and liquidity; address investment diversification, yield, and maturity and the quality and capability of investment management; and include a list of the types of authorized investments in which the investing entity's funds may be invested; and the maximum allowable stated maturity of any individual investment owned by the entity.

The Public Funds Investment Act ("Act") requires an annual audit of investment practices. Audit procedures in this area conducted as part of the audit of the general-purpose financial statements disclosed that in the areas of investment practices, management reports and establishment of appropriate policies, the District adhered to the requirement of the Act. Additionally, investment practices of the District were in accordance with local policies.

The Act determines the types of investments which are allowable for the District. These include, with certain restriction, (1) obligations of the US Treasury, certain US Agencies, and the State of Texas, (2) certificates of deposit, (3) certain municipal securities, (4) money market savings accounts, (5) repurchase agreements, (6) banker's acceptances, (7) mutual funds, (8) investment pools, (9) guaranteed investment contracts, and (10) commercial paper.

**PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY
Notes to the Financial Statements
For the Year Ended September 30, 2025**

2. Cash and Investments (continued)

The District categorizes its fair value measurements within the fair value hierarchy established by generally accepted accounting principles. The hierarchy is based on the valuation inputs used to measure the fair value of the asset. Level 1 inputs are quoted prices in active markets for identical assets; Level 2 inputs are significant other observable inputs; Level 3 inputs are significant unobservable inputs.

Not all assets meeting the definition of an investment are required to be reported at fair value. Including among excepted investments are certain investments held by 2a7-like external investments pools. As detailed below the District has invested funds in specific 2a7-like external investment pools that are valued at amortized cost and not subject to the fair value hierarchy levels.

The District's investments at year end are shown below.

<u>Investment</u>	<u>Fair Value</u> <u>Level</u>	<u>Rating</u>	<u>Maturity</u>	<u>Fair Value</u>
TexPool	N/A	AAAm	1 day average	\$2,251,865

Analysis of Specific Cash and Investment Risks – GASB Statement No. 40 requires a determination as to whether the District was exposed to the following specific investment risks at year end and, if so, the reporting of certain related disclosures.

Credit Risk – Credit risk is the risk that an issuer or other counterparty to an investment will not fulfill its obligations. The ratings of securities by nationally recognized rating agencies are designed to give an indication of credit risk. At year end, the District was not significantly exposed to credit risk.

At year end, the District's investments, other than those which are obligations of or guaranteed by the US Government, are rated as to credit quality as detailed above.

Custodial Credit Risk – Deposits are exposed to custodial credit risk if they are not covered by depository insurance and the deposits are uncollateralized, collateralized with securities held by the pledging financial institution, or collateralized with securities held by the pledging financial institution's trust department or agent but not in the District's name.

Investment securities are exposed to custodial credit risk if the securities are uninsured, are not registered in the name of the government, and are held by either the counterpart or the counterpart's trust department or agent but not in the District's name. At year end, the District was not exposed to custodial credit risk.

Concentration of Credit Risk – This risk is the risk of loss attributed to the magnitude of a government's investment in a single issuer. At year end, the District was not exposed to concentration of credit risk.

PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY
Notes to the Financial Statements
For the Year Ended September 30, 2025

2. Cash and Investments (Continued)

Interest Rate Risk – This is the risk that changes in interest rates will adversely affect the fair value of an investment. At year end, the District was not exposed to interest rate risk.

Foreign Currency Risk – This is the risk that exchange rates will adversely affect the fair value of an investment. At year end, the District was not exposed to foreign currency risk.

Investment Accounting Policy – The District’s general policy is to report money market investments and short-term participating interest-earning investment contracts at amortized cost and to report nonparticipating interest-earning investment contracts using a cost-based measure. However, if the fair value of an investment is significantly affected by the impairment of the credit standing of the issuer or by other factors, it is reported at fair value.

All other investments are reported at fair value unless a legal contract exists which guarantees a higher value. The term “short-term” refers to investments which have a remaining term of one year or less at time of purchase. The term “nonparticipating” means that the investment’s value does not vary with market interest rate changes. Nonnegotiable certificates of deposit are examples of nonparticipating interest-earning investment contracts.

Public Funds Investment Pools – Public funds investment pools in Texas (“Pools”) are established under the authority of the Interlocal Cooperation Act, Chapter 79 of the Texas Government Code, and are subject to the provisions of the Public Funds Investment Act (the “Act”), Chapter 2256 of the Texas Government Code. In addition to other provisions of the Act designed to promote liquidity and safety of principal, the Act requires Pools to: 1) have an advisory board composed of participants in the Pool and other person who do not have a business relationship with the Pool and are qualified to advise the Pool; 2) maintain a continuous rating of no lower than AAA or AAA-m or an equivalent rating by at least on nationally recognized rating service; and 3) maintain the market value of its underlying investment portfolio with one half of one percent of the value of its shares.

The District’s investments in Pools are reported at an amount determined by the fair value per share of the Pool’s underling portfolio, unless the Pool is 2a7-like, in which case they are reported at share value. A 2a7-like Pool is one which is not registered with the Securities and Exchange Commission (“SEC”) as an investment company, but nevertheless has a policy that it will, and does, operate in a manner consistent with the SEC’s Rule 2a7 of the Investment Company Act of 1940.

TexPool – The District invests in the Texas Local Government Investment Pool (TexPool), which is a local government investment pool that was established in conformity with the Interlocal Cooperation Act, Chapter 791 of the Texas Government Code, and operates under the Public Funds Investment Act, Chapter 2256 of the Texas Government Code. The State Comptroller of Public Accounts oversees TexPool. Federated Investors, Inc. is the administrator and investment manager of TexPool under a contract with the State Comptroller.

PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY
Notes to the Financial Statements
For the Year Ended September 30, 2025

2. Cash and Investments (Continued)

In accordance with the Public Funds Investment Act, the State Comptroller has appointed the TexPool Investment Advisory Board to advise with respect to TexPool. The board is composed equally of participants in TexPool Portfolios and other persons who do not have a business relationship with TexPool Portfolios and are qualified to advise in respect to TexPool Portfolios. The Advisory Board members review the investment policy and management fee structure. TexPool is rated AAAM by Standard & Poor's and operates in a manner consistent with the SEC's Rule 2a7 of the Investment Company Act of 1940. All investments are stated at amortized cost, which usually approximates the market value of the securities. The stated objective of TexPool is to maintain a stable average \$1.00 per unit net asset value; however, the \$1.00 net asset value is not guaranteed or insured. The financial statements can be obtained from the Texas Trust Safekeeping Trust Company website at www.ttstc.org.

3. Property Taxes

Property taxes are considered available when collected within the current period or expected to be collected soon enough thereafter to be used to pay liabilities of the current period. The District levies its taxes on October 1 in conformity with Subtitle E, Texas Property Tax Code. Taxes are due upon receipt of the tax bill and are past due and subject to interest if not paid by February 1 of the year following the October 1 levy date. Taxes are delinquent if not paid by June 30. Delinquent taxes are subject to both penalty and interest charges plus delinquent collection fees for attorney costs.

At an election held within the District on February 1, 2003, voters authorized the District to levy an annual ad valorem tax on all taxable property within the District to make certain payments required pursuant to contracts with Paseo No. 1. Voters also authorized the levy of a maintenance tax not to exceed \$1.00 per \$100.00 valuation. Property taxes were levied by the District for the 2024-25 fiscal year at the rate of \$0.1792 per hundred assessed value for maintenance and operations, \$0.2245 per hundred assessed value for debt service and \$0.29 per hundred assessed value for contract tax. The District agreed to remit \$0.29 per hundred assessed value, the contract tax, to the Master District under its cost sharing and utility capacity agreement. Uncollected property taxes amounted to \$55,147 at the end of the year.

4. Capital Assets

On October 14, 2010, the District acquired a Water, Wastewater and Drainage System serving the District's residents using the proceeds of its Series 2010 bond issue and surplus maintenance tax revenues. The cost of this system was \$2,978,748. During the 2012 fiscal year, the District acquired additions to this system at a cost of \$378,120. During the 2014 fiscal year, the District acquired additions to this system at a cost of \$387,316. During the 2016 fiscal year, the District acquired additions to this system at a cost of \$2,797,660. During the 2018, 2020, 2022, 2023 and 2024 fiscal years, the District acquired additions to this system at a cost of \$4,039,758, \$337,969, \$196,251, \$115,671 and \$689,079 respectively.

**PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY
Notes to the Financial Statements
For the Year Ended September 30, 2025**

4. Capital Assets (Continued)

The entire system is being depreciated over its estimated useful life of 50 years. Depreciation charged to system operations this year amounted to \$238,411. Accumulated depreciation to date amounts to \$2,389,105 leaving a net book value of \$9,531,467 at year end.

A summary of changes in capital assets follows:

	Balance			Balance
<u>Capital Assets:</u>	<u>9/30/2024</u>	<u>Additions</u>	<u>Deletions</u>	<u>9/30/2025</u>
Water WW & Drainage	\$ 11,920,572	-	-	\$ 11,920,572
Total	11,920,572	-	-	11,920,572
<u>Accumulated Depreciation:</u>				
Water WW & Drainage	(2,150,694)	(238,411)	-	(2,389,105)
Total	(2,150,694)	(238,411)	-	(2,389,105)
Total Capital Assets (Net)	<u><u>\$ 9,769,878</u></u>	<u><u>(238,411)</u></u>	<u><u>-</u></u>	<u><u>\$ 9,531,467</u></u>

5. Bonds

At an election held within the District on February 1, 2003, voters authorized a total of \$14,220,000 unlimited tax bonds for the purpose of purchasing, constructing, acquiring, owning, improving, extending, maintaining, repairing, or operating a waterworks system, a sanitary sewer system, and a drainage and storm water system for the District. The District's bonds are collateralized by the levy of an annual ad valorem tax against all taxable property within the District. The District has no direct borrowings or direct placement debt.

In October 2015, the District issued \$3,000,000 of these bonds dated October 1, 2015. The bonds mature serially on August 15, in each year 2016 through 2035, in principal amounts set forth below. Bonds maturing on or after August 15, 2026, are subject to redemption, in whole or in part, on August 15, 2025, or on any date thereafter, at a price equal to the principal amount thereof plus accrued interest thereon to the date fixed for redemption.

In November 2017, the District issued \$4,100,000 of these bonds dated October 1, 2017. The bonds mature serially on August 15, in each year 2018 through 2036, in principal amounts set forth below. Bonds maturing on or after August 15, 2028, are subject to redemption, in whole or in part, on August 15, 2027, or on any date thereafter, at a price equal to the principal amount thereof plus accrued interest thereon to the date fixed for redemption.

In June 2019, the District issued \$2,635,000 of unlimited tax refunding bonds dated June 1, 2019. The bonds mature serially on August 15, in each year 2020 through 2032, in principal amounts set forth below. Bonds maturing on or after August 15, 2029, are subject to redemption, in whole or in part, on August 15, 2028, or on any date thereafter, at a price equal to the principal amount thereof plus accrued interest thereon to the date fixed for redemption.

**PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY
Notes to the Financial Statements
For the Year Ended September 30, 2025**

5. Bonds (Continued)

These bonds are described as follows:

<u>Issue</u>	<u>Original Amount</u>	<u>Installments (in thousands)</u>	<u>Final Maturity</u>	<u>Interest Rates</u>	<u>Balance Outstanding</u>
Series 2015	3,000,000	90 to 235	2035	3.0 - 5.000%	1,880,000
Series 2017	4,100,000	200 to 275	2036	2.0 - 3.750%	2,500,000
Series 2019	2,635,000	140 to 265	2032	3.0 - 3.000%	1,625,000

The change in bonds outstanding during the year is as follows:

<u>Bonds:</u>	<u>Balance 9/30/2024</u>	<u>Additions</u>	<u>Deletions</u>	<u>Balance 9/30/2025</u>
Unlimited Tax Bonds, Series 2015	\$ 2,020,000	-	(140,000)	\$ 1,880,000
Unlimited Tax Bonds, Series 2017	2,700,000	-	(200,000)	2,500,000
Unlimited Tax Bonds, Series 2019	1,815,000	-	(190,000)	1,625,000
Bond Premium, Series 2019	21,314	-	(2,665)	18,649
Total Bond Indebtedness	\$ 6,556,314	-	(532,665)	\$ 6,023,649

Redemption

- Series 2015 Bonds maturing on or after August 15, 2026, are subject to redemption at the option of the District prior to their maturity dates in whole, or from time to time, in part, on August 15, 2025, or on any date thereafter at a price of par value plus unpaid accrued interest from the most recent interest payment date to the date fixed for redemption.
- Series 2017 Bonds maturing on or after August 15, 2028, are subject to redemption at the option of the District prior to their maturity dates in whole, or from time to time, in part, on August 15, 2027, or on any date thereafter at a price of par value plus unpaid accrued interest from the most recent interest payment date to the date fixed for redemption.
- Series 2019 Bonds maturing on or after August 15, 2029, are subject to redemption at the option of the District prior to their maturity dates in whole, or from time to time, in part, on August 15, 2028, or on any date thereafter at a price of par value plus unpaid accrued interest from the most recent interest payment date to the date fixed for redemption.

**PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY
Notes to the Financial Statements
For the Year Ended September 30, 2025**

5. Bonds (continued)

Debt Service Requirements

Debt service requirements on long-term debt as of the end of the year are as follows:

<u>Ending September 30,</u>	<u>Principal</u>	<u>Interest</u>	<u>Totals</u>
2026	\$ 545,000	\$ 204,700	\$ 749,700
2027	565,000	187,988	752,988
2028	585,000	170,457	755,457
2029	600,000	152,082	752,082
2030	625,000	132,769	757,769
2031-2035	2,810,000	348,576	3,158,576
2036-2040	275,000	10,313	285,313
Totals	\$ 6,005,000	\$ 1,206,885	\$ 7,211,885

Advance Refunding of Debt

GASB Statement No. 7, *Advance Refundings Resulting in Defeasance of Debt*, provides that refunded Debt and assets placed in escrow for the payment of related debt service be excluded from the financial statements. As of September 30, 2021, outstanding balances of bond issues that have been refunded and defeased in-substance by placing existing assets and the proceeds of new bonds in an irrevocable trust to provide for all future debt service payments are as follows:

<u>Bond Issue</u>	<u>Amount</u>
Series 2010	\$2,695,000

6. Risk Management

The District is exposed to various risks of loss related to torts, theft, damage or destruction of assets, errors and omissions, injuries to employees, and natural disasters. During the year, the District obtained liability coverage.

7. Contingencies

The District has an obligation to reimburse developers of property in the District costs expended on behalf of the District for the construction of water, sewer and drainage systems designed to serve the District. Since the construction of these facilities is not yet complete, the ultimate amount of the future reimbursements cannot be determined at this time.

PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY
Notes to the Financial Statements
For the Year Ended September 30, 2025

8. Estimates

The preparation of financial statements in accordance with U.S. generally accepted accounting principles requires management to make estimates and assumptions that affect the amounts reported in the financial statements and accompanying notes. Actual results may differ from those estimates.

9. Summary of General Fund Items

As mentioned in Note 1, the District has entered into agreements with Paseo del Este Municipal District No. 1. Among other things, these agreements require Paseo 1 to reimburse the District's operating expenses and require the District to remit to Paseo 1 the District's Contract Tax collections. The table below summarizes the different elements of these requirements as they affect the District's General Fund.

	General Fund	Covered by	Contract	District
	<u>Total</u>	<u>Master District</u>	<u>Tax</u>	<u>Items</u>
<u>REVENUES</u>				
Transfer from Master District	\$ 126,165	\$ 126,165	\$ -	\$ -
Property Taxes	593,396	-	-	593,396
Contract Taxes	912,708	-	912,708	-
Interest	58,567	-	-	58,567
TOTAL REVENUES	1,690,836	126,165	912,708	651,963
<u>EXPENDITURES</u>				
Contract Tax to Master District	912,708	-	912,708	-
Legal Fees	15,524	15,524	-	-
Audit Fees	6,000	6,000	-	-
Accounting Fees	44,681	44,681	-	-
Engineering Fees	4,636	4,636	-	-
Management Fees	941	941	-	-
Fiscal Agent Fees	1,500	-	-	1,500
Director Salaries and Taxes	8,564	8,564	-	-
Insurance	4,067	4,067	-	-
Tax Assessor/Collector	36,841	36,841	-	-
Printing & Office Supplies	331	331	-	-
Postage & Delivery	481	481	-	-
Legal Notices	1,360	1,360	-	-
Travel	2,739	2,739	-	-
Capital Expenditures	-	-	-	-
TOTAL EXPENDITURES	1,040,373	126,165	912,708	1,500
Transfers (to) from Other Funds	-	-	-	-
Excess (Deficit)	650,463	-	-	650,463
Fund Balance-Beginning of Year	962,783	-	-	962,783
Fund Balance-End of Year	\$ 1,613,246	\$ -	\$ -	\$ 1,613,246

PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY
Notes to the Financial Statements
For the Year Ended September 30, 2025

10. Subsequent Events

The District has evaluated subsequent events as of December 31, 2025, the date the financial statements were available to be issued.

11. Reconciliation of Government-wide and Fund Financial Statements

Amounts reported for governmental activities in the statement of net position are different because:

Governmental Funds Total Fund Balances	\$ 2,291,866
Capital assets used in governmental activities are not financial resources and, therefore, are not reported in the funds	9,531,467
Long-term liabilities (bonds payable) are not due and payable in the current period and, therefore, are not reported in the funds	(6,023,649)
Interest is accrued on outstanding debt in the government-wide statements, whereas in the governmental funds, an interest expenditure is reported when made and not accrued in the funds	(25,588)
Deferred tax revenue is not available to pay for current period expenditures and, therefore, is deferred in the funds	<u>55,147</u>
Total Net Position	<u><u>\$ 5,829,243</u></u>

PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY
Notes to the Financial Statements
For the Year Ended September 30, 2025

11. Reconciliation of Government-wide and Fund Financial Statements

Amounts reported for governmental activities in the statement of activities are different because:

Governmental Funds Excess of Revenues over Expenditures	\$ 696,330
Revenues in the Statement of Activities that do not provide current financial resources are not reported as revenues in the funds	
Change in Deferred Tax Revenue	39,359
Governmental funds report capital outlays as expenditures	
however, in the Statement of Activities, the cost of those assets is allocated over their estimated useful lives as depreciation expense	
Capital Outlay	-
Depreciation Expense	(238,411)
Governmental funds report principal payments as expenditures	
however, in the Statement of Activities, these payments are not reported as operating expenses	
Bond Principal	530,000
Governmental funds do not report the change in accrued interest as an expenditure, however, in the Statement of Activities, this change in the amount accrued is reported as an expense	
Accrued Interest	4,652
Bond Proceeds are reported as other financing sources in the governmental funds and thus contribute to the change in fund balance. In the Statement of Net Position, however, issuing debt increases long-term liabilities and does not affect the Statement of Activities	
Bond Proceeds	-
Change in Net Position	<u><u>\$ 1,031,930</u></u>

REQUIRED SUPPLEMENTARY INFORMATION

**PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY**

**COMBINED STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN
FUND BALANCES - GENERAL FUND
BUDGET AND ACTUAL
FOR THE YEAR ENDED SEPTEMBER 30, 2025**

	ORIGINAL BUDGET	ACTUAL	FAVORABLE (UNFAVORABLE)
<u>REVENUES</u>			
Transfer From Master District	\$ 139,445	\$ 126,165	\$ (13,280)
Property Taxes	580,491	593,396	12,905
Contract Taxes	892,995	912,708	19,713
Interest	50,080	58,567	8,487
TOTAL REVENUES	1,663,011	1,690,836	27,825
<u>EXPENDITURES</u>			
Current:			
Contract Tax To Master District	892,995	912,708	(19,713)
Legal Fees	18,000	15,524	2,476
Audit Fees	6,000	6,000	-
Accounting Fees	45,000	44,681	319
Engineering Fees	6,000	4,636	1,364
Management Fees	10,800	941	9,859
Fiscal Agent Fees	1,500	1,500	-
Director Salaries and Payroll Taxes	10,695	8,564	2,131
Insurance	3,000	4,067	(1,067)
Tax Assessor/Collector	33,000	36,841	(3,841)
Printing & Office Supplies	2,150	331	1,819
Postage & Delivery	150	481	(331)
Legal Notices	1,600	1,360	240
Travel	3,050	2,739	311
Capital Expenditures	-	-	-
TOTAL EXPENDITURES	1,033,940	1,040,373	(6,433)
<u>OTHER FINANCING SOURCES (USES)</u>			
Transfer (to) from Other Funds	-	-	-
Excess (Deficit) of Revenues over Expenditures	629,071	650,463	21,392
Fund Balance - Beginning of Year	962,783	962,783	-
Fund Balance - End of Year	<u>\$ 1,591,854</u>	<u>\$ 1,613,246</u>	<u>\$ 21,392</u>

See accompanying independent auditor's report

TEXAS COMMISSION ON ENVIRONMENTAL QUALITY
SUPPLEMENTARY INFORMATION

**PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY**

**INDEX OF SUPPLEMENTAL SCHEDULES REQUIRED
BY THE TEXAS COMMISSION ON ENVIRONMENTAL QUALITY
FOR THE YEAR ENDED SEPTEMBER 30, 2025**

(Schedules included are checked; explanatory notes are provided for omitted schedules).

- [✓] Schedule of Services and Rates
- [✓] Schedule of General Fund Expenditures
- [✓] Temporary Investments
- [✓] Analysis of Taxes Levied and Receivable
- [✓] General Long Term Debt Service Requirements by Years
- [✓] Analysis of Changes in General Long Term Debt
- [✓] Comparative Schedule of Revenues and Expenditures - General Fund
- [✓] Board Members, Key Personnel, and Consultants

**PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY**

**SERVICES AND RATES
SEPTEMBER 30, 2025**

1. Services Provided by the District (contractually through Master District):

Retail Water Drainage Solid Waste
Retail Wastewater Parks

2. Retail Rates Based on 5/8" Meter

			Flat	Rate per first	Rate per add'l
	Minimum	Minimum	Rate	1000 Gallons	1000 Gallons
	Charge	Usage	Y/N	Over Minimum	Over Minimum
Water:	n/a	n/a	n/a	n/a	n/a
Wastewater:	n/a	n/a	n/a	n/a	n/a
Surcharge:	n/a	n/a	n/a	n/a	n/a

Total water and wastewater charges per 10,000 gallons usage: n/a

3. Retail Service Provided: Number of retail water and/or wastewater connections.

			Inactive
	Active	Active	Connections
	Connections	EFSC	(EFSC)
Single Family & Total			
Water	n/a	n/a	n/a
Wastewater	n/a	n/a	n/a

4. Total Water Consumption (in thousands) During the Year:

Gallons pumped into system: n/a
Gallons billed to customers: n/a

5. Standby Fees: The District does not assess standby fees.

6. Anticipated sources of funds to be used for debt service payments: Ad Valorem taxes

7. Location of District:

The District is located entirely within El Paso County.
The District is not located within any city.
The District is located within the City of El Paso ETJ
The general membership of the Board is not appointed by an office outside the District.

See accompanying independent auditor's report

**PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY**

**SCHEDULE OF GENERAL FUND EXPENDITURES
FOR THE YEAR ENDED SEPTEMBER 30, 2025**

Current:

Purchased Services for Resale

Water	\$ -
Wastewater	-
Connection Fees	-
	<hr/> -

Professional Fees

Audit	6,000
Engineering	4,636
Legal	15,524
	<hr/> 26,160

Contracted Services

Accounting	44,681
Management	941
Fiscal Agent	1,500
Tax Appraisal/Collection	36,841
	<hr/> 83,963

Utilities

Solid Waste Disposal	-
	<hr/> -

Administrative

Director Salaries and Payroll Taxes	8,564
Insurance	4,067
Printing and Office Supplies	331
Postage and Delivery	481
Legal Notices	1,360
Travel	2,739
	<hr/> 17,542

Maintenance

Landscape Maintenance	-
Repairs and Maintenance	-
Pond Maintenance	-
	<hr/> -

Master District Expenses

Contract Tax Transfer To Master District	912,708
	<hr/> 912,708

TOTAL EXPENDITURES

1,040,373

Number of persons employed by the District: -0-

See accompanying independent auditor's report

**PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY**

**TEMPORARY INVESTMENTS
SEPTEMBER 30, 2025**

<u>Funds</u>	<u>Identification or Certificate Number</u>	<u>Interest Rate</u>	<u>Maturity Date</u>	<u>Balance at End of Year</u>	<u>Accrued Interest Receivable at End of Year</u>
<u>GENERAL FUND</u>					
State Investment Pool	****0004	4.3000%	N/A	\$ 1,572,801	\$ -
Total				<u>1,572,801</u>	<u>-</u>
<u>DEBT SERVICE FUND</u>					
State Investment Pool	****0001	4.3000%	N/A	318	-
State Investment Pool	****0003	4.3000%	N/A	678,373	-
State Investment Pool	****0005	4.3000%	N/A	<u>373</u>	<u>-</u>
Total				<u>679,064</u>	<u>-</u>
<u>CAPITAL PROJECTS FUND</u>					
State Investment Pool	****0005	4.3000%	N/A	<u>-</u>	<u>-</u>
Total				<u>-</u>	<u>-</u>
TOTALS - ALL FUNDS				<u><u>\$ 2,251,865</u></u>	<u><u>\$ -</u></u>

See accompanying independent auditor's report

**PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY**

**ANALYSIS OF TAXES LEVIED AND RECEIVABLE
FOR THE YEAR ENDED SEPTEMBER 30, 2025**

	GENERAL FUND		DEBT SERVICE FUND		
	MAINTENANCE TAXES	CONTRACT TAXES	CONTRACT TAXES	DEBT SERVICE TAXES	TOTALS
Taxes Receivable, Beginning of Period	\$ 3,501	\$ 6,465	\$ -	\$ 5,722	\$ 15,688
2024 Original Levy	604,303	929,386	48,560	757,065	2,339,314
Adjustments	(1,858)	(3,258)	6	(2,712)	(7,822)
Add: Penalty & Interest	1,282	2,057	73	1,672	5,084
Total to be accounted for	607,228	934,650	48,639	761,747	2,352,264
Tax collections:					
Current year	436,459	895,667	47,653	660,856	2,040,635
Prior years	156,937	17,041	-	82,504	256,482
Total Collections	593,396	912,708	47,653	743,360	2,297,117
Taxes Receivable, End of Period	\$ 13,832	\$ 21,942	\$ 986	\$ 18,387	\$ 55,147
	2024	2023	2022	2021	2020
Property Valuations:					
Land & Improvements	337,222,724	311,850,002	285,390,221	248,466,631	230,120,761
Tax Rates Per \$100 Valuation:					
Debt Service tax rates	\$ 0.224500	\$ 0.240300	\$ 0.259700	\$ 0.281300	\$ 0.378315
Contract Debt Service tax rates	\$ 0.014400	\$ -	\$ -	\$ -	\$ -
Contract tax rates	\$ 0.275600	\$ 0.290000	\$ 0.290000	\$ 0.290000	\$ 0.290000
Maintenance tax rates	\$ 0.179200	\$ 0.165900	\$ 0.172000	\$ 0.178700	\$ 0.081685
Totals	\$ 0.6937	\$ 0.6962	\$ 0.7217	\$ 0.7500	\$ 0.7500
Original Tax Levy	\$ 2,339,314	\$ 2,171,100	\$ 2,059,661	\$ 1,863,500	\$ 1,725,906

See accompanying independent auditor's report

**PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY**

**GENERAL LONG TERM DEBT SERVICE REQUIREMENTS-BY YEARS
FOR THE YEAR ENDED SEPTEMBER 30, 2025**

DUE DURING FISCAL YEARS ENDING	ANNUAL REQUIREMENTS FOR 2015 SERIES		
	TOTAL PRINCIPAL DUE	TOTAL INTEREST DUE	TOTAL PRINCIPAL AND INTEREST DUE
2026	145,000	71,231	216,231
2027	155,000	66,519	221,519
2028	165,000	61,288	226,288
2029	170,000	55,513	225,513
2030	180,000	49,350	229,350
2031	190,000	42,600	232,600
2032	200,000	35,000	235,000
2033	215,000	27,000	242,000
2034	225,000	18,400	243,400
2035	235,000	9,400	244,400
2036	-	-	-
	<u>\$ 1,880,000</u>	<u>\$ 436,301</u>	<u>\$ 2,316,301</u>

See accompanying independent auditor's report

**PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY**

**GENERAL LONG TERM DEBT SERVICE REQUIREMENTS-BY YEARS
FOR THE YEAR ENDED SEPTEMBER 30, 2025**

DUE DURING FISCAL YEARS ENDING	ANNUAL REQUIREMENTS FOR 2017 SERIES		
	TOTAL PRINCIPAL DUE	TOTAL INTEREST DUE	TOTAL PRINCIPAL AND INTEREST DUE
2026	200,000	84,719	284,719
2027	200,000	78,719	278,719
2028	200,000	72,719	272,719
2029	200,000	66,719	266,719
2030	200,000	60,469	260,469
2031	200,000	53,969	253,969
2032	200,000	47,219	247,219
2033	275,000	40,219	315,219
2034	275,000	30,594	305,594
2035	275,000	20,625	295,625
2036	275,000	10,313	285,313
	<u>\$ 2,500,000</u>	<u>\$ 566,284</u>	<u>\$ 3,066,284</u>

See accompanying independent auditor's report

**PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY**

**GENERAL LONG TERM DEBT SERVICE REQUIREMENTS-BY YEARS
FOR THE YEAR ENDED SEPTEMBER 30, 2025**

DUE DURING FISCAL YEARS ENDING	ANNUAL REQUIREMENTS FOR 2017 SERIES		
	TOTAL PRINCIPAL DUE	TOTAL INTEREST DUE	TOTAL PRINCIPAL AND INTEREST DUE
2026	200,000	48,750	248,750
2027	210,000	42,750	252,750
2028	220,000	36,450	256,450
2029	230,000	29,850	259,850
2030	245,000	22,950	267,950
2031	255,000	15,600	270,600
2032	265,000	7,950	272,950
2033	-	-	-
2034	-	-	-
2035	-	-	-
2036	-	-	-
	<u>\$ 1,625,000</u>	<u>\$ 204,300</u>	<u>\$ 1,829,300</u>

See accompanying independent auditor's report

**PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY**

**GENERAL LONG TERM DEBT SERVICE REQUIREMENTS-BY YEARS
FOR THE YEAR ENDED SEPTEMBER 30, 2025**

DUE DURING FISCAL YEARS ENDING	ANNUAL REQUIREMENTS FOR ALL SERIES		
	TOTAL PRINCIPAL DUE	TOTAL INTEREST DUE	TOTAL PRINCIPAL AND INTEREST DUE
2026	545,000	204,700	749,700
2027	565,000	187,988	752,988
2028	585,000	170,457	755,457
2029	600,000	152,082	752,082
2030	625,000	132,769	757,769
2031	645,000	112,169	757,169
2032	665,000	90,169	755,169
2033	490,000	67,219	557,219
2034	500,000	48,994	548,994
2035	510,000	30,025	540,025
2036	275,000	10,313	285,313
	<u>\$ 6,005,000</u>	<u>\$ 1,206,885</u>	<u>\$ 7,211,885</u>

See accompanying independent auditor's report

**PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY**

**ANALYSIS OF CHANGES IN GENERAL LONG TERM DEBT
FOR THE YEAR ENDED SEPTEMBER 30, 2025**

	SERIES 2015	SERIES 2017	SERIES 2019	TOTALS
Interest Rate	3.00 - 4.00%	2.00 - 3.75%	3.00 - 3.00%	
Dates Interest Payable	2/15 : 8/15	2/15 : 8/15	2/15 : 8/15	
Maturity Dates	8/15/16 to 8/15/35	8/15/18 to 8/15/36	8/15/20 to 8/15/32	
Bonds Outstanding-Beginning of Year	\$ 2,020,000	\$ 2,700,000	\$ 1,815,000	\$ 6,535,000
Bonds Sold During the Year	-	-	-	-
Bonds Defeased During the Year	-	-	-	-
Retirements During the Year	(140,000)	(200,000)	(190,000)	(530,000)
Bonds Outstanding-End of Year	<u>\$ 1,880,000</u>	<u>\$ 2,500,000</u>	<u>\$ 1,625,000</u>	<u>\$ 6,005,000</u>
Interest Paid During the Year	\$ 75,431	\$ 90,719	\$ 54,450	\$ 220,600
Increase (Decrease) In Accrued Interest	(525)	(750)	(712)	(1,987)
Amortization of Bond Premium	-	-	(2,665)	(2,665)
Interest on Financial Statements	<u>\$ 74,906</u>	<u>\$ 89,969</u>	<u>\$ 51,073</u>	<u>\$ 215,948</u>
Paying Agent:	Wells Fargo Bank, NA	BOKF, NA	BOKF, NA	
Bond Authority:	<u>Tax Bonds</u>	<u>Other Bonds</u>		
Amount Authorized By Voters	\$ 14,220,000	\$ -		
Amount Issued	\$ 10,450,000	\$ -		
Remaining To Be Issued	\$ 3,770,000	\$ -		
Debt Service Fund Cash and Temporary Investments balances as of September 30, 2025				<u>\$ 679,064</u>
Average annual debt service payment (principal & interest) for remaining term of all debt				<u>\$ 655,626</u>

See accompanying independent auditor's report

**PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY**

**COMPARATIVE SCHEDULE OF REVENUES AND EXPENDITURES - GENERAL FUND
FOR THE YEAR ENDED SEPTEMBER 30, 2025**

	AMOUNTS				
	9/30/2025	9/30/2024	9/30/2023	9/30/2022	9/30/2021
<u>REVENUES</u>					
Transfer From Master District	\$ 126,165	\$ 133,242	\$ 111,452	\$ 95,275	\$ 89,102
Property Tax	593,396	515,125	492,682	444,155	187,962
Contract Tax	912,708	900,419	831,375	722,253	667,489
Interest	58,567	66,742	43,669	4,995	527
TOTAL REVENUES	1,690,836	1,615,528	1,479,178	1,266,678	945,080
<u>EXPENDITURES</u>					
Current:					
Contract Tax To Master District	912,708	900,419	831,375	722,253	667,489
Legal Fees	15,524	14,852	13,100	14,760	12,968
Audit Fees	6,000	5,500	5,500	5,500	5,500
Accounting Fees	44,681	46,176	35,954	25,920	24,206
Engineering Fees	4,636	4,440	4,276	2,934	4,881
Management Fees	941	10,840	10,324	9,910	9,287
Fiscal Agent	1,500	1,500	1,500	1,500	1,500
Director Salaries and Payroll Tax	8,564	11,419	8,235	5,490	6,782
Insurance	4,067	2,966	2,520	2,299	188
Tax Assessor/Collector	36,841	32,495	28,126	24,926	20,959
Printing & Office Supplies	331	1,124	558	709	387
Postage & Delivery	481	52	79	118	254
Legal Notices	1,360	1,360	1,360	1,510	1,040
Travel	2,739	2,018	1,420	1,199	650
Capital Expenditures	-	-	-	-	-
TOTAL EXPENDITURES	1,040,373	1,035,161	944,327	819,028	756,091
Transfer (to) Other Funds	-	(745,154)	(137,533)	(212,266)	(1)
Excess (Deficit) of					
Revenues over Expenditures	<u>\$ 650,463</u>	<u>\$ (164,787)</u>	<u>\$ 397,318</u>	<u>\$ 235,384</u>	<u>\$ 188,988</u>
TOTAL ACTIVE					
WATER CONNECTIONS	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
WW CONNECTIONS	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
See accompanying independent auditor's report					

**PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY**

**COMPARATIVE SCHEDULE OF REVENUES AND EXPENDITURES - GENERAL FUND
FOR THE YEAR ENDED SEPTEMBER 30, 2025**

	PERCENT OF REVENUES				
	9/30/2025	9/30/2024	9/30/2023	9/30/2022	9/30/2021
<u>REVENUES</u>					
Transfer From Master District	7%	8%	8%	8%	9%
Property Tax	35%	32%	33%	35%	20%
Contract Tax	54%	56%	56%	57%	71%
Interest	3%	4%	3%	0%	0%
TOTAL REVENUES	100%	100%	100%	100%	100%
<u>EXPENDITURES</u>					
Current:					
Contract Tax To Master District	54%	56%	56%	57%	71%
Legal Fees	1%	1%	1%	1%	1%
Audit Fees	0%	0%	0%	0%	1%
Accounting Fees	3%	3%	2%	2%	3%
Engineering Fees	0%	0%	0%	0%	1%
Management Fees	0%	1%	1%	1%	1%
Fiscal Agent	0%	0%	0%	0%	0%
Director Salaries and Payroll Tax	1%	1%	1%	0%	1%
Insurance	0%	0%	0%	0%	0%
Tax Assessor/Collector	2%	2%	2%	2%	2%
Printing & Office Supplies	0%	0%	0%	0%	0%
Postage & Delivery	0%	0%	0%	0%	0%
Legal Notices	0%	0%	0%	0%	0%
Travel	0%	0%	0%	0%	0%
Capital Expenditures	0%	0%	0%	0%	0%
TOTAL EXPENDITURES	62%	64%	64%	65%	80%
Transfer (to) Other Funds	0%	-46%	-9%	-17%	0%
Excess (Deficit) of Revenues over Expenditures	<u>38%</u>	<u>-10%</u>	<u>27%</u>	<u>19%</u>	<u>20%</u>
TOTAL ACTIVE					
WATER CONNECTIONS	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
WW CONNECTIONS	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
See accompanying independent auditor's report					

**PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY**

**COMPARATIVE SCHEDULE OF REVENUES AND EXPENDITURES - DEBT SERVICE FUND
FOR THE YEAR ENDED SEPTEMBER 30, 2025**

	AMOUNTS				
	<u>9/30/2025</u>	<u>9/30/2024</u>	<u>9/30/2023</u>	<u>9/30/2022</u>	<u>9/30/2021</u>
<u>REVENUES</u>					
Property Tax	\$ 791,013	\$ 746,015	\$ 745,208	\$ 701,488	\$ 870,900
Interest	55,433	66,971	49,715	6,086	469
TOTAL REVENUES	<u>846,446</u>	<u>812,986</u>	<u>794,923</u>	<u>707,574</u>	<u>871,369</u>
<u>EXPENDITURES</u>					
Current:					
Tax Transfer To Master District	48,279	-	-	-	-
Legal Fees	-	-	-	-	-
Audit Fees	-	-	-	-	-
Accounting Fees	-	-	-	-	-
Engineering Fees	-	-	-	-	-
Management Fees	-	-	-	-	-
Fiscal Agent Fees	1,700	1,700	1,700	1,700	1,700
Director Salaries and Payroll Tax	-	-	-	-	-
Insurance	-	-	-	-	-
Tax Assessor/Collector	-	-	-	-	-
Printing & Office Supplies	-	-	-	-	-
Postage & Delivery	-	-	-	-	-
Travel	-	-	-	-	-
Interest	220,600	236,050	250,900	265,450	277,550
Principal	530,000	515,000	495,000	485,000	470,000
TOTAL EXPENDITURES	<u>800,579</u>	<u>752,750</u>	<u>747,600</u>	<u>752,150</u>	<u>749,250</u>
OTHER SOURCES					
Bond Proceeds (Issuance Costs)	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
Excess (Deficit) of					
Revenues over Expenditures	<u><u>\$ 45,867</u></u>	<u><u>\$ 60,236</u></u>	<u><u>\$ 47,323</u></u>	<u><u>\$ (44,576)</u></u>	<u><u>\$ 122,119</u></u>

See accompanying independent auditor's report

**PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY**

**COMPARATIVE SCHEDULE OF REVENUES AND EXPENDITURES - DEBT SERVICE FUND
FOR THE YEAR ENDED SEPTEMBER 30, 2025**

	PERCENT OF REVENUES				
	9/30/2025	9/30/2024	9/30/2023	9/30/2022	9/30/2021
REVENUES					
Property Tax	93%	92%	94%	99%	100%
Interest	7%	8%	6%	1%	0%
TOTAL REVENUES	100%	100%	100%	100%	100%
EXPENDITURES					
Current:					
Tax Transfer To Master District	6%	0%	0%	0%	0%
Legal Fees	0%	0%	0%	0%	0%
Audit Fees	0%	0%	0%	0%	0%
Accounting Fees	0%	0%	0%	0%	0%
Engineering Fees	0%	0%	0%	0%	0%
Management Fees	0%	0%	0%	0%	0%
Fiscal Agent Fees	0%	0%	0%	0%	0%
Director Salaries and Payroll Tax	0%	0%	0%	0%	0%
Insurance	0%	0%	0%	0%	0%
Tax Assessor/Collector	0%	0%	0%	0%	0%
Printing & Office Supplies	0%	0%	0%	0%	0%
Postage & Delivery	0%	0%	0%	0%	0%
Travel	0%	0%	0%	0%	0%
Interest	26%	29%	32%	38%	32%
Principal	63%	63%	62%	69%	54%
TOTAL EXPENDITURES	95%	93%	94%	106%	86%
OTHER SOURCES					
Bond Proceeds (Issuance Costs)	0%	0%	0%	0%	0%
Excess (Deficit) of Revenues over Expenditures	5%	7%	6%	-6%	14%

See accompanying independent auditor's report

**PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY**

**BOARD MEMBERS, KEY PERSONNEL, AND CONSULTANTS
FOR THE YEAR ENDED SEPTEMBER 30, 2025**

DISTRICT MAILING ADDRESS: c/o Gordon Davis Johnson & Shane, 4695 N Mesa, El Paso, TX 79912

DISTRICT BUSINESS TELEPHONE NUMBER: (915) 545-1133

LIMITS ON FEES OF OFFICERS THAT A DIRECTOR MAY RECEIVE DURING A FISCAL YEAR: \$7,200

<u>NAMES AND ADDRESSES</u>	<u>TERM OF OFFICE</u>	<u>SALARY FYE 9/30/25</u>	<u>REIMBURSEMENTS FYE 9/30/25</u>	<u>TITLE AT YEAR END</u>
<u>DIRECTORS</u>				
Ray Aauto	Elected 5/23-5/27	1,326	-	President
Sandy Boswell	Elected 5/21-5/25	1,989	-	Vice-President
Joel Quintana	Appointed 6/22-5/25	1,547	-	Secretary
Randall Smith	Appointed 5/24-5/27	1,547	-	Asst Sec
Jacob Drozd	Appointed 3/25-5/27	1,326	-	Asst Sec
Payments to Former Directors		221	-	
		<u>\$ 7,956</u>	<u>\$ -</u>	

CONSULTANTS

Gordon Davis Johnson & Shane	\$	15,524	\$	-	Attorney
West, Davis & Company	\$	6,000	\$	-	Auditor
Municipal Accounts & Consulting	\$	44,681	\$	-	Accountant
TRE & Associates	\$	4,636	\$	-	Engineer
Inframark	\$	941	\$	-	Operator

See accompanying independent auditor's report

OTHER INFORMATION

**PASEO DEL ESTE MUNICIPAL UTILITY DISTRICT No. 3
OF EL PASO COUNTY**

**PRINCIPAL TAXPAYERS
SEPTEMBER 30, 2025**

Taxpayer	Taxable Assessed Value	% of 2025 Certified Taxable Assessed Value
Chapel Hill Place, LLC	\$ 9,812,649	2.82%
Mission Ridge Partners, LP	5,403,300	1.55%
EPT-Eastlake, LLC	1,300,000	0.37%
Individual	1,021,620	0.29%
Individual	980,267	0.28%
Individual	941,917	0.27%
Individual	826,600	0.24%
Individual	794,929	0.23%
Individual	758,896	0.22%
Individual	753,500	0.22%
Total	\$ 22,593,678	6.48%

**ASSESSED VALUE BY CLASSIFICATION
SEPTEMBER 30, 2025**

Type of Property	2025 Taxable Assessed Value
Land	\$ 43,986,337
Improvements	351,156,294
Personal Property	967,377
Total Assessed Valuation	396,110,008
Exemptions	47,665,658
Total Taxable Appraised Valuation	\$ 348,444,350

See accompanying independent auditor's report