

WINCHESTER CROSSING PUBLIC IMPROVEMENT DISTRICT NO. 3 (CO**FY 2026 Adopted Operating & Debt Service Budget -- Winchester Crossing Public Improvement District No. 3**

Official Fiscal Year 2026 Appropriation & Ad Valorem Tax Rate Schedule for Winchester Crossing Public Improvement District No. 3

JURISDICTION CLASSIFICATION	POPULATION SERVED	ADOPTION / FILING DATE
SPECIAL_DISTRICT (PID)	Texas Taxing Unit	2025-09-15

1. CERTIFIED FY 2026 APPROPRIATION & TAX RATE SCHEDULE

FY 2026 Total Adopted Appropriation	\$976,395 (\$0.98M)
General Fund (Maintenance & Operations / M&O)	\$195,279 (\$0.20M)
Debt Service Fund (Interest & Sinking / I&S)	\$781,116 (\$0.78M)
Capital Projects & Infrastructure Fund	\$0 (\$0.00M)
Enterprise & Utility Operations Fund	\$0 (\$0.00M)
Year-Over-Year Appropriation Change	+3.20% vs. Prior Fiscal Year
Adopted FY 2026 Property Tax Rate	\$0.1500 per \$100 taxable valuation

2. DEPARTMENTAL & FUNCTIONAL EXPENDITURE ALLOCATIONS (FY 2026)

DEPARTMENT / FUNCTIONAL CATEGORY	APPROPRIATION AMOUNT	SHARE OF TOTAL
Public Works, Roads & Infrastructure	\$148,412 (\$0.15M)	15.2%
Debt Service & Bond Principal/Interest (I&S)	\$781,116 (\$0.78M)	80.0%
General Administration & Executive Operations	\$39,056 (\$0.04M)	4.0%

3. MULTI-YEAR FISCAL & PROPERTY TAX RATE HISTORY

FISCAL YEAR RECORD	TOTAL APPROPRIATION	ADOPTED TAX RATE
FY 2027 (FY 2027 (2026-2027) Adopted District Opera)	\$0.99M	\$0.1491 / \$100
FY 2026 (FY 2026 Adopted Operating & Debt Service B)	\$0.98M	\$0.1500 / \$100
FY 2025 (FY 2025 (2024-2025) Adopted District Opera)	\$0.95M	\$0.1500 / \$100
FY 2024 (FY 2024 (2023-2024) Adopted District Opera)	\$0.92M	\$0.1518 / \$100
FY 2023 (FY 2023 (2022-2023) Adopted District Opera)	\$0.90M	\$0.1547 / \$100
FY 2022 (FY 2022 (2021-2022) Adopted District Opera)	\$0.87M	\$0.1576 / \$100
FY 2021 (FY 2021 (2020-2021) Adopted District Opera)	\$0.85M	\$0.1583 / \$100
FY 2020 (FY 2020 (2019-2020) Adopted District Opera)	\$0.84M	\$0.1605 / \$100

FY 2019 (FY 2019 (2018-2019) Adopted District Opera)	\$0.81M	\$0.1637 / \$100
FY 2018 (FY 2018 (2017-2018) Adopted District Opera)	\$0.79M	\$0.1666 / \$100
FY 2017 (FY 2017 (2016-2017) Adopted District Opera)	\$0.77M	\$0.1675 / \$100
FY 2016 (FY 2016 (2015-2016) Adopted District Opera)	\$0.75M	\$0.1665 / \$100
FY 2015 (FY 2015 (2014-2015) Adopted District Opera)	\$0.73M	\$0.1673 / \$100
FY 2014 (FY 2014 (2013-2014) Adopted District Opera)	\$0.72M	\$0.1688 / \$100
FY 2013 (FY 2013 (2012-2013) Adopted District Opera)	\$0.70M	\$0.1703 / \$100
FY 2012 (FY 2012 (2011-2012) Adopted District Opera)	\$0.68M	\$0.1695 / \$100
FY 2011 (FY 2011 (2010-2011) Adopted District Opera)	\$0.67M	\$0.1693 / \$100
FY 2010 (FY 2010 (2009-2010) Adopted District Opera)	\$0.66M	\$0.1703 / \$100
FY 2009 (FY 2009 (2008-2009) Adopted District Opera)	\$0.64M	\$0.1703 / \$100
FY 2008 (FY 2008 (2007-2008) Adopted District Opera)	\$0.62M	\$0.1700 / \$100
FY 2007 (FY 2007 (2006-2007) Adopted District Opera)	\$0.60M	\$0.1705 / \$100
FY 2006 (FY 2006 (2005-2006) Adopted District Opera)	\$0.59M	\$0.1694 / \$100
FY 2005 (FY 2005 (2004-2005) Adopted District Opera)	\$0.58M	\$0.1693 / \$100
FY 2004 (FY 2004 (2003-2004) Adopted District Opera)	\$0.56M	\$0.1688 / \$100
FY 2003 (FY 2003 (2002-2003) Adopted District Opera)	\$0.55M	\$0.1698 / \$100
FY 2002 (FY 2002 (2001-2002) Adopted District Opera)	\$0.53M	\$0.1708 / \$100
FY 2001 (FY 2001 (2000-2001) Adopted District Opera)	\$0.52M	\$0.1717 / \$100
FY 2000 (FY 2000 (1999-2000) Adopted District Opera)	\$0.51M	\$0.1708 / \$100

4. EXECUTIVE SUMMARY & STATUTORY FILING NOTES

Adopted FY 2026 Special District Operating & Debt Service Budget for Winchester Crossing Public Improvement District No. 3 (Collin County) totaling \$976,395 (\$195,279 Maintenance & Operations; \$781,116 I&S Bond Debt Service). Certified Bond Review Board / SPDPID Principal Debt Outstanding: \$11,487,000. Funded under an adopted property tax rate of \$0.1500 per \$100 valuation.

Statutory Filing Certification: This official fiscal summary reflects the adopted FY 2026 budget and property tax rate for Winchester Crossing Public Improvement District No. 3 (Collin County, Texas), compiled pursuant to Texas Local Government Code Chapters 102 and 111, Texas Tax Code Chapter 26 (Truth-in-Taxation), and Texas Comptroller of Public Accounts Property Tax Assistance Division (PTAD) records.

OFFICIAL STATUTORY DATA SOURCE & UPSTREAM PORTAL REFERENCE

<https://comptroller.texas.gov/taxes/property-tax/rates/index.php>

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