



Pflugerville Community Development Corporation

Quarterly Investment Report

For the Quarter Ended

June 30, 2024

Prepared by

Valley View Consulting, L.L.C.

The investment portfolio of the Pflugerville Community Development Corporation is in compliance with the Public Funds Investment Act and the District's Investment Policy.

A handwritten signature in black ink that reads "Tracy Waldron". The signature is written in a cursive, flowing style.

Finance Director, Tracy Waldron

Disclaimer: These reports were compiled using information provided by Pflugerville Community Development Corporation. No procedures were performed to test the accuracy or completeness of this information. The market values included in these reports were obtained by Valley View Consulting, L.L.C. from sources believed to be accurate and represent proprietary valuation. Due to market fluctuations these levels are not necessarily reflective of current liquidation values. Yield calculations are not determined using standard performance formulas, are not representative of total return yields and do not account for investment advisor fees.

Summary

Quarter End Results by Investment Category:

Asset Type	March 31, 2024		June 30, 2024		
	Book Value	Market Value	Book Value	Market Value	Ave. Yield
Cash/Pools/DDA/MMA	\$ 13,848,090	\$ 13,848,090	\$ 14,397,153	\$ 14,397,153	4.91%
Securities/CDs	7,202,718	7,202,718	8,307,856	8,307,856	5.42%
Totals	\$ 21,050,808	\$ 21,050,808	\$ 22,705,009	\$ 22,705,009	

Current Quarter		Fiscal Year-to-Date	
Average Quarterly Yield (1)		Average Quarter End Yields	
Total Portfolio	5.10%	Total Portfolio	5.14%
Weighted Average Maturity	57 days		
Rolling Three Month Treasury	5.47%	Rolling Three Month Treasury	5.48%
Rolling Six Month Treasury	5.34%	Rolling Six Month Treasury	5.40%
TexPool	5.31%	TexPool	5.33%
TexPool Prime	5.46%	TexPool Prime	5.51%

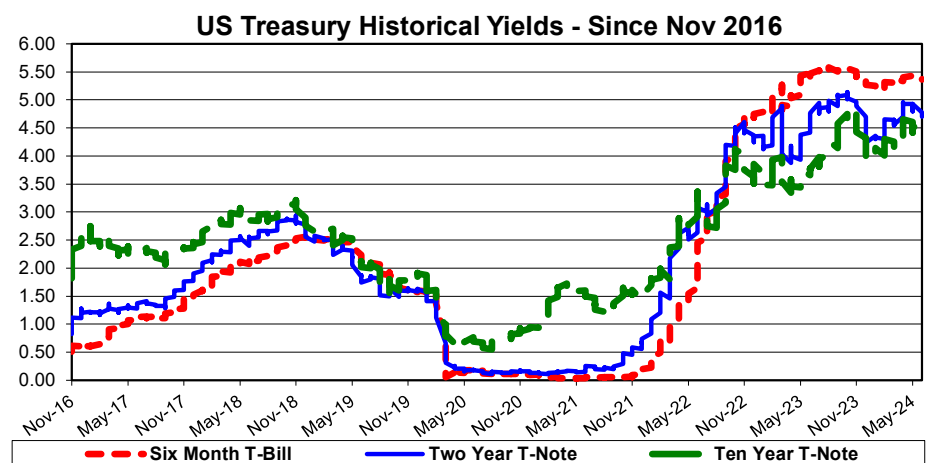
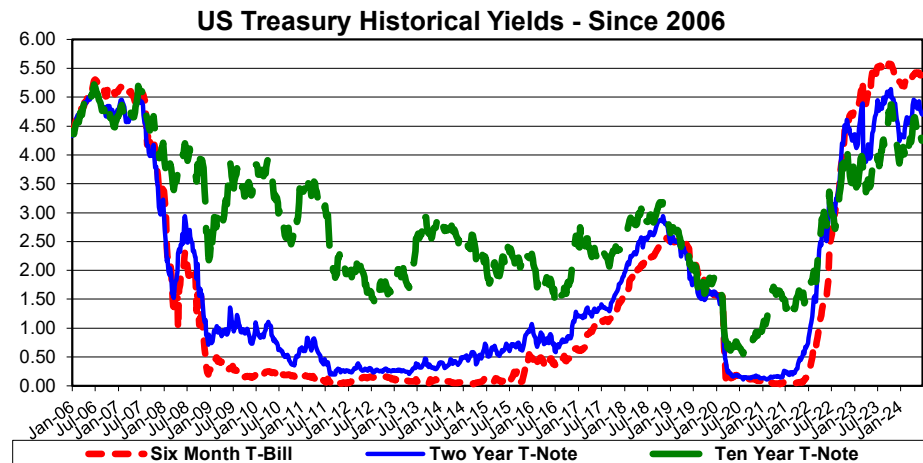
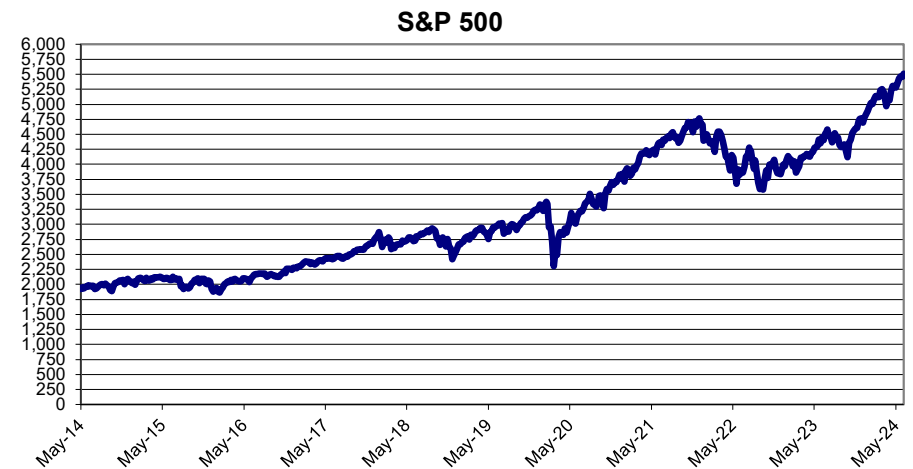
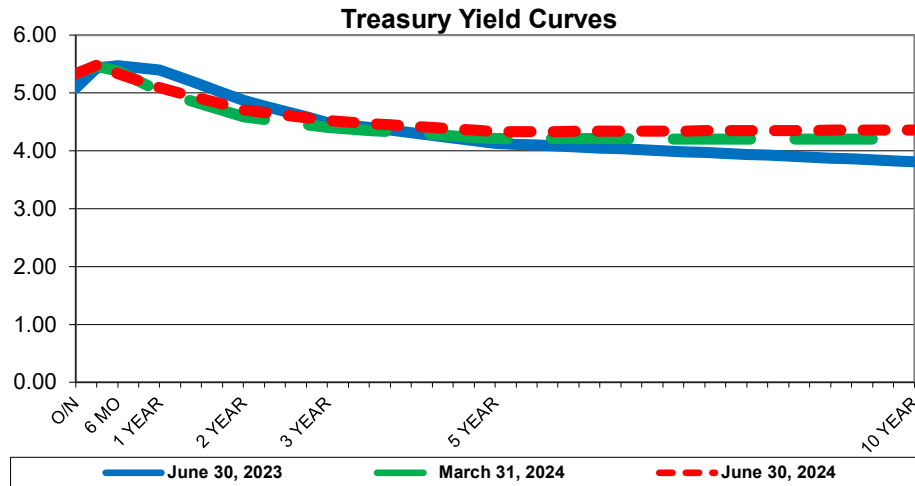
Interest Revenue	
Quarter Interest Earnings	\$274,041
Year-to-Date Interest Earnings	\$677,603

(1) Average Quarterly Yield calculated using quarter end report average yield and adjusted book value.

Economic Overview

6/30/2024

The Federal Open Market Committee (FOMC) maintained the Fed Funds target range 5.25% - 5.50% (Effective Fed Funds are trading +/-5.33%). Expectations are for reduced future rates, but any actions will be meeting-by-meeting and "data-dependent." June Non-Farm Payroll slightly exceeded expectations at 206k new jobs, but the previous two months were revised down causing the Three Month Rolling Average to fall to 177k. Final First Quarter 2024 GDP reported +1.4%. The S&P 500 Stock Index created new highs above +/-5,500. The yield curve remains inverted but longer yields rose slightly. Crude Oil trades over \$80 per barrel. Inflation declined slightly but remains above the FOMC 2% target (Core PCE +/-2.6% and Core CPI +/-3.4%). Reduced global economic outlooks and ongoing/expanding military conflicts continue increasing uncertainty.



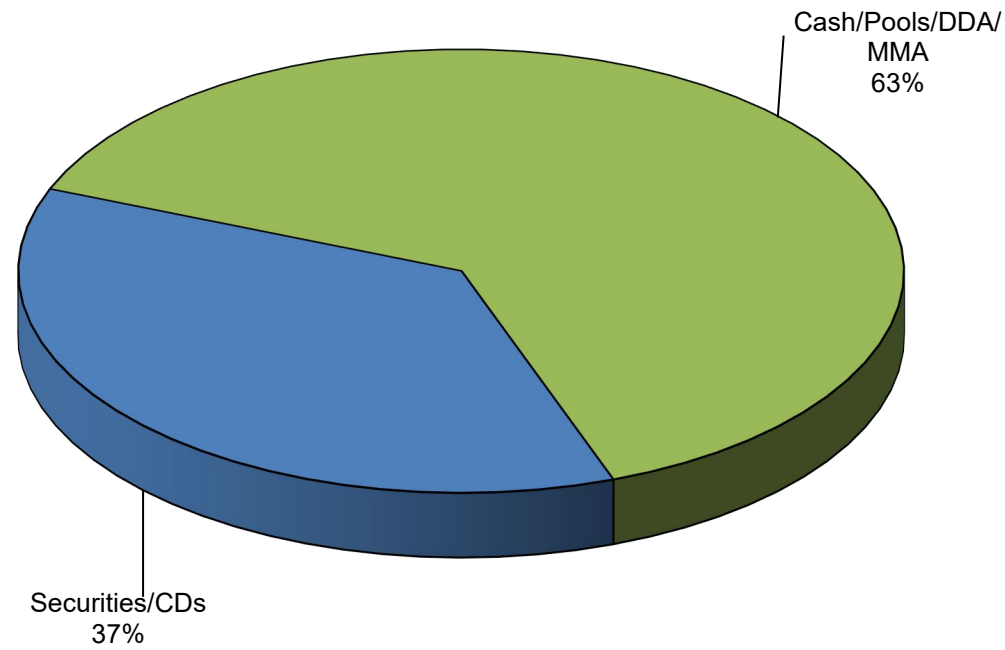
Investment Holdings
June 30, 2024

	Description	Rating	Coupon/ Discount	Maturity Date	Settlement Date	Par Value	Purchase Price	Book Value	Market Price	Market Value	Life (days)	Yield
First Texas Bank	MMA		1.45%	07/01/24	06/30/24	\$ 1,235,235	1.00	\$ 1,235,235	1.00	\$ 1,235,235	1	1.45%
First Texas Bank	Checking		0.05%	07/01/24	06/30/24	601,297	1.00	601,297	1.00	601,297	1	0.05%
NexBank IntraFi MMA	MMA		5.55%	07/01/24	06/30/24	3,291,941	1.00	3,291,941	1.00	3,291,941	1	5.55%
TexPool Prime	LGIP	AAAm	5.46%	07/01/24	06/30/24	9,268,680	1.00	9,268,680	1.00	9,268,680	1	5.46%
East West Bank CD	CD		5.32%	07/25/24	01/25/24	1,053,282	100.0	1,053,282	1.00	1,053,282	25	5.46%
East West Bank CD	CD		5.59%	09/16/24	09/16/23	1,568,117	100.0	1,568,117	1.00	1,568,117	78	5.75%
East West Bank CD	CD		5.42%	11/15/24	11/15/23	542,565	100.0	542,565	1.00	542,565	138	5.57%
East West Bank CD	CD		5.05%	12/23/24	12/22/23	3,080,755	100.0	3,080,755	1.00	3,080,755	176	5.18%
East West Bank CD	CD		5.37%	01/25/25	04/25/24	1,053,582	100.0	1,053,582	1.00	1,053,582	209	5.52%
East West Bank CD	CD		5.26%	04/28/25	04/26/24	1,009,556	100.0	1,009,556	1.00	1,009,556	302	5.40%
TOTALS						\$ 22,705,009		\$ 22,705,009		\$ 22,705,009	57	5.10%
											(1)	(2)

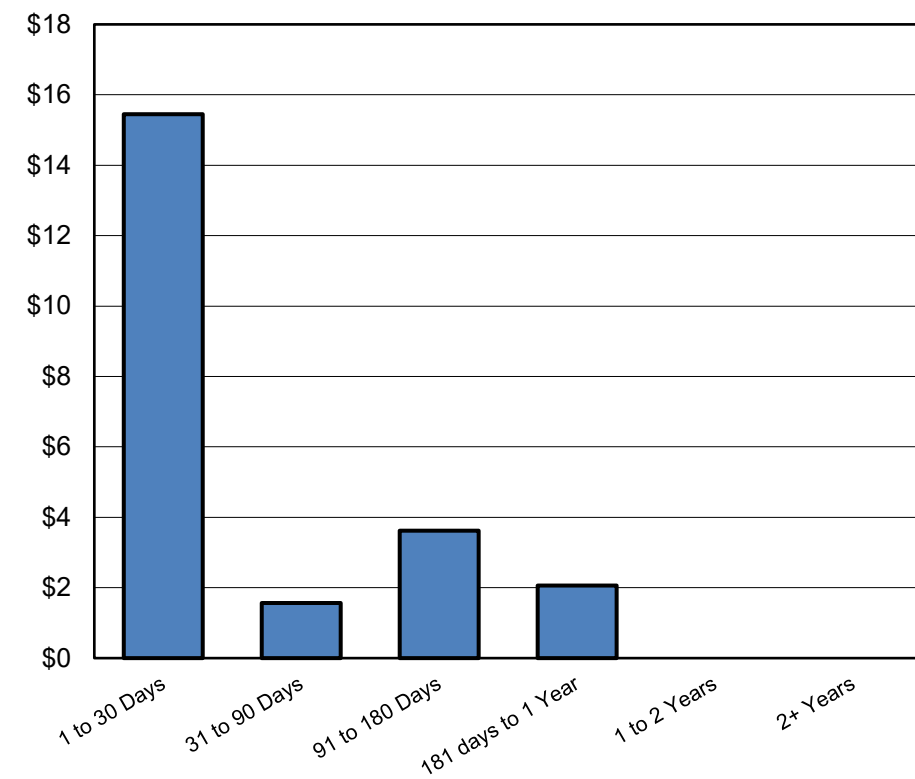
(1) Weighted average life - For purposes of calculating weighted average life, Bank Deposit, Local Government Investment Pool, and Money Market Mutual Fund investments are assumed to have a one day maturity.

(2) Weighted average yield to maturity - For purposes of calculating weighted average yield to maturity, realized and unrealized gains/losses, and Investment Advisor fees are not considered.

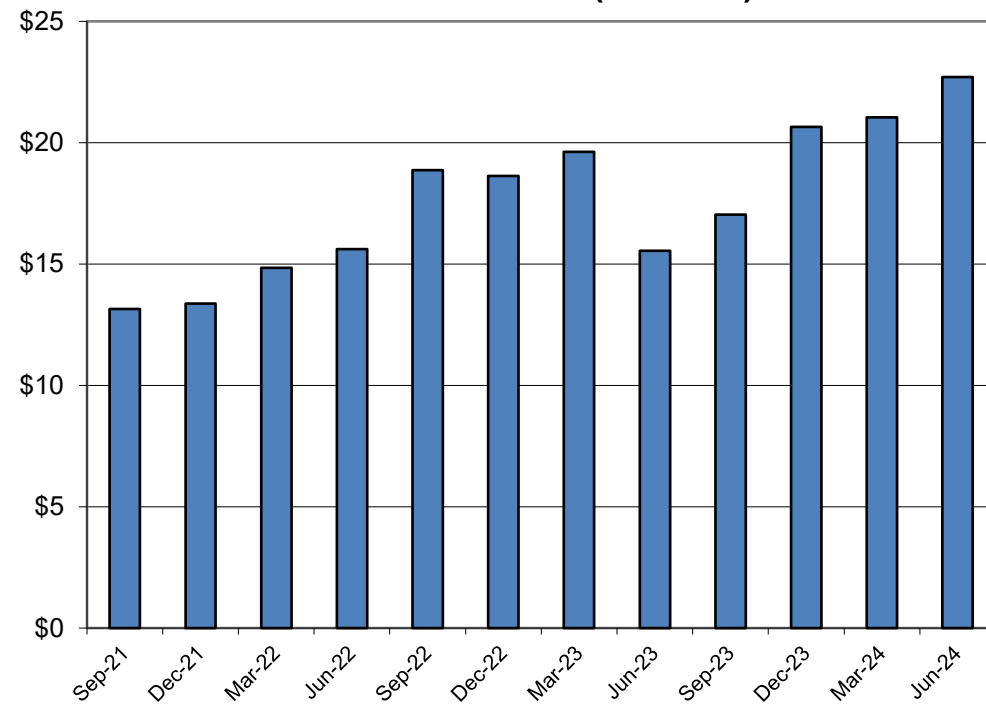
Portfolio Composition



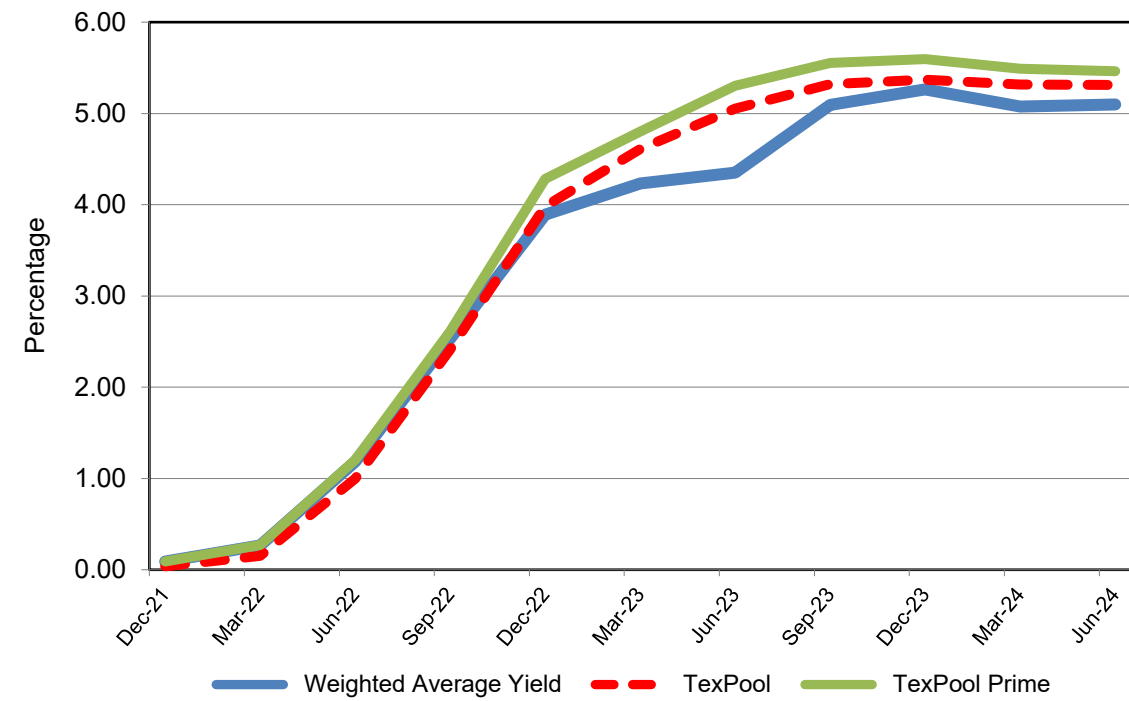
Distribution by Maturity (Millions)



Total Portfolio (Millions)



Portfolio Performance



Book & Market Value Comparison

Issuer/Description	Yield	Maturity Date	Book Value 03/31/24	Increases	Decreases	Book Value 06/30/24	Market Value 03/31/24	Change in Market Value	Market Value 06/30/24
First Texas Bank	1.45%	07/01/24	\$ 1,639,297	\$ —	\$ (404,062)	\$ 1,235,235	\$ 1,639,297	\$ (404,062)	\$ 1,235,235
First Texas Bank	0.05%	07/01/24	362,632	238,665	—	601,297	362,632	238,665	601,297
NexBank IntraFi MMA	5.55%	07/01/24	3,246,708	45,233	—	3,291,941	3,246,708	45,233	3,291,941
TexPool Prime	5.46%	07/01/24	8,599,453	669,227	—	9,268,680	8,599,453	669,227	9,268,680
East West Bank CD	5.78%	04/25/24	1,039,401	—	(1,039,401)	—	1,039,401	(1,039,401)	—
East West Bank CD	5.46%	07/25/24	1,039,405	13,877	—	1,053,282	1,039,405	13,877	1,053,282
East West Bank CD	5.75%	09/16/24	1,546,416	21,701	—	1,568,117	1,546,416	21,701	1,568,117
East West Bank CD	5.57%	11/15/24	535,283	7,282	—	542,565	535,283	7,282	542,565
East West Bank CD	5.18%	12/23/24	3,042,213	38,542	—	3,080,755	3,042,213	38,542	3,080,755
East West Bank CD	5.52%	01/25/25	—	1,053,582	—	1,053,582	—	1,053,582	1,053,582
East West Bank CD	5.40%	04/28/25	—	1,009,556	—	1,009,556	—	1,009,556	1,009,556
TOTAL / AVERAGE	5.10%		\$ 21,050,808	\$ 3,097,664	\$ (1,443,463)	\$ 22,705,009	\$ 21,050,808	\$ 1,654,201	\$ 22,705,009

Book and Market Value Allocated by Fund
June 30, 2024

	Description/ Maturity	Total	General Operating	Debt Service Reserve
First Texas Bank	MMA	\$ 1,235,235	\$ 257,646	\$ 977,589
First Texas Bank	Checking	601,297	601,297	—
NexBank IntraFi MMA	MMA	3,291,941	3,291,941	—
TexPool Prime	LGIP	9,268,680	9,268,680	—
07/25/24—East West Bank CD	CD	1,053,282	1,053,282	—
09/16/24—East West Bank CD	CD	1,568,117	1,568,117	—
11/15/24—East West Bank CD	CD	542,565	542,565	—
12/23/24—East West Bank CD	CD	3,080,755	3,080,755	—
01/25/25—East West Bank CD	CD	1,053,582	1,053,582	—
04/28/25—East West Bank CD	CD	1,009,556	1,009,556	—
TOTALS		\$ 22,705,009	\$ 21,727,420	\$ 977,589

Book and Market Value Allocated by Fund
March 31, 2024

	Description/ Maturity	Total	General Operating	Debt Service Reserve
First Texas Bank	MMA	\$ 1,639,297	\$ 708,810	\$ 930,487
First Texas Bank	Checking	362,632	362,632	—
NexBank IntraFi MMA	MMA	3,246,708	3,246,708	—
TexPool Prime	LGIP	8,599,453	8,599,453	—
04/25/24—East West Bank CD	CD	1,039,401	1,039,401	—
07/25/24—East West Bank CD	CD	1,039,405	1,039,405	—
09/16/24—East West Bank CD	CD	1,546,416	1,546,416	—
11/15/24—East West Bank CD	CD	535,283	535,283	—
12/23/24—East West Bank CD	CD	3,042,213	3,042,213	—
TOTALS		\$ 21,050,808	\$ 20,120,321	\$ 930,487