

**Meadow Pointe II
Community Development District**

August 2, 2023

AGENDA PACKAGE

Communications Media Technology Via Zoom:

<https://us02web.zoom.us/j/82088022375?pwd=bU1YK1dmWkthQ0FGaUxoTlJPTjhHdz09>

Meeting ID: 820-8802-2375

Passcode: 769096

Call In #: 1-929-205-6099

**The Agenda Package may contain draft
documents which are subject to change pending
Board approval at the Meeting.**

Meadow Pointe II Community Development District

Board of Supervisors

- John Picarelli, Chairman
- Jamie Childers, Vice Chairperson
- Nicole Darner, Assistant Secretary
- Kyle Molder, Assistant Secretary
- Robert Signoretti, Assistant Secretary
- Jayna Cooper, District Manager
- Robert Nanni, District Manager
- Andrew Cohen, District Counsel
- Jerry Whited, District Engineer

Wednesday, August 2, 2023 – 6:30 p.m.

Meeting Agenda

Communications Media Technology Via Zoom

<https://us02web.zoom.us/j/82088022375?pwd=bU1YK1dmWkthQ0FGaUxoTlJPTjhHdz09>

Meeting ID: 820 8802 2375

Passcode: 769096

Call In #: 1-929-205-6099

- 1. Call to Order**
- 2. Roll Call**
- 3. Pledge of Allegiance/Moment of Silence for our Fallen Service Members and First Responders**
- 4. Additions or Corrections to the Agenda**
- 5. Audience Comments (Comments will be limited to three minutes.)**
- 6. District Manager Report**
- 7. District Engineer Report**
 - A. ACPLM Contract/Start Date
 - B. SWFWMD Pond Reports
- 8. District Counsel Report**
 - A. Landscaping and Waste Removal Contracts
 - B. Methods to Change Deed Restrictions
 - C. Iverson Property
 - D. Yard of the Month/Holiday Decorations
- 9. Consent Agenda**
 - A. Deed Restrictions/DRVC
- 10. Architectural Review Discussion Items**
- 11. Non-Staff Reports**
 - A. Residents Council
 - B. Government/Community Updates
- 12. Operations Manager Report**
 - A. Pool Salt Chlorinator
 - B. Tennis/Pickleball Courts
 - C. Welcome Letter Draft

- 13. Approval/Disapproval/Discussion**
 - A. Selection of Meadow Pointe II CDD District Manager
 - B. CDD Property Maintenance
 - C. Law Enforcement Cost Increase
- 14. Audience Comments (Comments will be limited to three minutes.)**
- 15. Supervisor Comments**
- 16. Adjourn the Regular Meeting and Proceed to a Workshop**

Board Workshop
Agenda Items for Board Discussion
(No Motions/Votes Accepted. Board Discussions Only)

- 1. Call to Order**
- 2. Item for Discussion**
 - A. Fiscal Year 2024 Budget
- 3. Adjournment**

The next meeting and Budget Public Hearing is scheduled for Wednesday, August 16, 2023 at 6:30 p.m.

WORKSHOP

Second Order of Business

2A.

MEADOW POINTE II
Community Development District

Annual Operating Budgets and Debt Service

Fiscal Year 2024
Modified Tentative Budget
(Printed on 7/7/23, version 7)

Prepared by:



Table of Contents

	<u>Page #</u>
<u>OPERATING BUDGETS</u>	
General Fund	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	1-4
Exhibit A - Allocation of Fund Balances.....	5
Budget Narrative	6-14
Deed Restriction Fund	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	15
Exhibit B - Allocation of Fund Balances.....	16
Budget Narrative	17-18
Charlesworth Fund	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	19
Budget Narrative	20-21
Colehaven Fund	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	22
Budget Narrative	23-24
Covina Key Fund	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	25
Budget Narrative	26-27
Glenham Fund	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	28
Budget Narrative	29-30

Table of Contents

	<u>Page #</u>
<u>OPERATING BUDGETS (continued)</u>	
Iverson Fund	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	31
Budget Narrative	32-33
Lettingwell Fund	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	34
Budget Narrative	35-36
Longleaf Fund	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	37
Budget Narrative	38-39
Manor Isle Fund	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	40
Budget Narrative	41-42
Sedgwick Fund	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	43
Budget Narrative	44-45
Tullamore Fund	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	46
Budget Narrative	47-48
Vermillion Fund	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	49
Budget Narrative	50-51

Table of Contents

	<u>Page #</u>
<u>OPERATING BUDGETS (continued)</u>	
Wrencrest Fund	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	52
Budget Narrative	53-54
Deer Run	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	55
Budget Narrative	56
Morning Side	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	57
Budget Narrative	58
Village Funds	
Exhibit C - Allocation of Reserves.....	59
 <u>DEBT SERVICE BUDGET</u>	
Series 2018	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	60
Amortization Schedule	61
Budget Narrative	62
 <u>SUPPORTING BUDGET SCHEDULES</u>	
2024-2023 Assessment Matrix.....	63-65

MEADOW POINTE II
Community Development District

Operating Budgets and Debt Service
Fiscal Year 2024

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2021	FY 2022	BUDGET FY 2023	THRU JUN - 2023	JUL- SEP - 2023	PROJECTED FY 2023	BUDGET FY 2024
REVENUES							
Interest - Investments	\$ 386	\$ 2	\$ 100	\$ 5	\$ 2	\$ 7	\$ 100
Garbage/Solid Waste Revenue	150,992	151,330	151,330	151,330	-	151,330	151,330
Interest - Tax Collector	10	3	-	830	-	830	-
Special Assmnts- Tax Collector	1,577,486	1,559,864	1,559,864	1,559,865	-	1,559,865	1,871,837
Special Assmnts- Discounts	(64,432)	(63,304)	(68,448)	(63,607)	-	(63,607)	(80,927)
Other Miscellaneous Revenues	29,790	19,241	25,000	24,697	303	25,000	25,000
Gate Bar Code/Remotes	6,644	4,251	5,000	3,372	2,076	5,448	5,000
Access Cards	1,167	588	1,300	421	457	878	1,300
TOTAL REVENUES	1,702,043	1,671,975	1,674,146	1,676,913	2,837	1,679,750	1,973,640
EXPENDITURES							
<i>Administrative</i>							
P/R-Board of Supervisors	23,200	24,000	24,000	16,400	6,000	22,400	24,000
FICA Taxes	1,775	1,836	1,836	1,255	459	1,714	1,836
ProfServ-Dissemination Agent	1,000	1,000	-	-	-	-	-
ProfServ-Engineering	55,198	77,145	64,500	82,740	5,000	87,740	64,500
ProfServ-Legal Services	36,844	20,042	42,000	16,264	25,736	42,000	42,000
ProfServ-Mgmt Consulting Serv	72,135	74,299	76,528	57,396	19,132	76,528	77,293
ProfServ-Property Appraiser	150	150	150	150	-	150	150
ProfServ-Special Assessment	8,116	8,359	8,610	8,610	-	8,610	8,868
ProfServ-Trustee	4,041	4,041	4,050	3,704	-	3,704	4,050
ProfServ-Web Site Maintenance	1,553	1,553	1,553	1,553	-	1,553	1,553
Auditing Services	4,400	4,400	4,400	4,400	-	4,400	4,400
Postage and Freight	2,654	3,294	1,000	797	203	1,000	500
Insurance - General Liability	35,755	31,396	34,536	32,412	-	32,412	35,653
Printing and Binding	259	82	500	35	465	500	100
Legal Advertising	3,334	4,495	1,000	1,416	100	1,516	1,000
Miscellaneous Services	816	675	1,000	140	860	1,000	-
Misc-Assessmnt Collection Cost	26,032	30,013	31,197	30,038	-	30,038	37,437
Misc-Supervisor Expenses	205	73	500	73	427	500	500
Office Supplies	-	-	150	-	150	150	150
Annual District Filing Fee	175	175	175	175	-	175	175
Total Administrative	277,642	287,028	297,685	257,558	58,532	316,090	304,165

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2021	FY 2022	BUDGET FY 2023	THRU JUN - 2023	JUL- SEP - 2023	PROJECTED FY 2023	BUDGET FY 2024
<i>Field</i>							
Contracts-Security Services	23,760	-	20,000	4,560	720	5,280	20,000
Contracts-Security Alarms	560	517	600	344	129	473	516
R&M-General	9,620	4,461	10,000	7,725	2,275	10,000	10,000
Misc - Property Taxes	-	4,762	-	-	-	-	-
Misc - Assessment Collection Cost	-	2,912	-	-	-	-	-
Misc-Animal Trapper	-	-	250	-	250	250	-
Misc-Contingency	779	-	15,765	-	15,765	15,765	32,340
Total Field	34,719	12,652	46,615	12,629	19,139	31,768	62,856
<i>Landscape</i>							
ProfServ-Landscape Architect	10,080	10,080	12,000	10,060	2,520	12,580	10,080
Contracts-Landscape	149,163	149,990	173,343	107,289	37,498	144,787	245,000
Contracts - Perennials	-	12,543	-	-	-	-	-
Contracts-Irrigation	1,134	-	-	-	-	-	-
R&M-Irrigation	5,842	3,885	6,000	7,784	500	8,284	10,000
R&M-Landscape Renovations	11,139	20,142	20,000	4,403	15,597	20,000	20,000
R&M-Mulch	15,821	20,286	25,000	24,308	-	24,308	25,000
R&M-Tree and Trimming	700	1,500	4,000	500	3,500	4,000	7,000
Total Landscape	193,879	218,426	240,343	154,344	59,615	213,959	317,080
<i>Utilities</i>							
Contracts-Solid Waste Services	138,004	142,073	230,580	174,735	57,645	232,380	230,580
Utility - General	9,163	7,403	7,500	7,289	994	8,283	8,500
Electricity - Streetlighting	222,458	229,389	210,000	208,795	17,129	225,924	250,000
Utility - Reclaimed Water	5,876	8,813	10,000	5,132	1,711	6,843	8,000
Misc-Property Taxes	10,324	-	11,000	4,795	6,205	11,000	11,000
Misc-Assessmnt Collection Cost	2,478	-	3,027	2,914	-	2,914	3,027
Total Utilities	388,303	387,678	472,107	403,660	83,683	487,343	511,107

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2021	FY 2022	BUDGET FY 2023	THRU JUN - 2023	JUL- SEP - 2023	PROJECTED FY 2023	BUDGET FY 2024
Lakes and Ponds							
Contracts-Lakes	61,723	64,699	64,890	50,874	16,613	67,487	75,000
R&M-Mitigation	-	-	1,000	-	1,000	1,000	1,000
R&M-Ponds	791	21,652	25,000	10,018	14,982	25,000	40,000
Reserve - Ponds	-	-	5,000	34,559	-	34,559	5,000
Total Lakes and Ponds	62,514	86,351	95,890	95,451	32,595	128,046	121,000
Parks and Recreation - General							
ProfServ-Info Technology	21,444	12,049	14,000	5,843	8,157	14,000	14,000
Contracts-Pools	19,878	21,570	27,600	19,738	6,630	26,368	30,000
Communication - Telephone & WiFi	8,984	9,881	10,000	5,878	4,122	10,000	10,000
Utility - General	1,222	1,222	1,500	827	310	1,137	1,500
Utility - Water & Sewer	5,928	3,455	5,000	4,605	1,535	6,140	5,000
Electricity - Rec Center	14,036	12,965	15,500	12,490	4,163	16,653	17,500
Lease - Copier	5,053	4,443	4,400	3,136	1,264	4,400	4,682
R&M-Clubhouse	9,278	25,896	13,000	9,457	3,543	13,000	13,000
R&M-Court Maintenance	336	1,673	1,000	1,581	500	2,081	1,000
R&M-Pools	3,328	6,277	3,500	3,213	287	3,500	3,500
R&M-Fitness Equipment	1,957	2,626	4,500	1,767	2,733	4,500	2,500
R&M-Playground	1,915	4,955	3,000	446	2,554	3,000	1,000
Misc-Clubhouse Activities	1,000	1,500	2,000	-	2,000	2,000	10,000
Misc-Contingency	11,397	-	-	-	-	-	-
Office Supplies	1,540	1,994	2,500	2,470	100	2,570	2,500
Op Supplies - General	33,783	47,293	40,000	38,134	1,866	40,000	40,000
Op Supplies - Fuel, Oil	3,190	7,709	6,000	1,771	4,229	6,000	6,000
Cleaning Supplies	5,375	8,101	5,000	5,612	300	5,912	5,000
Reserve - Renewal&Replacement	-	147,859	21,340	306,359	-	306,359	25,000
Total Parks and Recreation - General	149,644	321,468	179,840	423,327	44,294	467,621	192,182
Personnel							
Payroll-Maintenance	317,544	327,233	375,000	292,541	82,459	375,000	400,000
Payroll-Benefits	1,797	-	3,600	-	3,600	3,600	3,600
FICA Taxes	24,946	26,043	28,688	22,210	6,308	28,518	30,600

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2021	FY 2022	BUDGET FY 2023	THRU JUN - 2023	JUL- SEP - 2023	PROJECTED FY 2023	BUDGET FY 2024
Workers' Compensation	9,014	8,689	41,934	-	41,934	41,934	20,000
Unemployment Compensation	2,446	920	2,150	-	2,150	2,150	2,150
ProfServ-Human Resources	975	300	900	-	900	900	900
Op Supplies - Uniforms	4,576	6,082	5,000	5,125	300	5,425	5,000
Subscriptions and Memberships	915	1,131	1,100	1,833	611	2,444	3,000
Total Personnel	362,213	370,398	458,372	321,709	138,262	459,971	465,250
TOTAL EXPENDITURES	1,468,914	1,684,001	1,790,852	1,668,678	436,119	2,104,797	1,973,640
Excess (deficiency) of revenues							
Over (under) expenditures	233,129	(12,026)	(116,706)	8,235	(433,283)	(425,048)	-
OTHER FINANCING SOURCES (USES)							
Transfer In	-	-	-	-	-	-	-
TOTAL OTHER SOURCES (USES)	-	-	(116,706)	-	-	-	-
Net change in fund balance	233,129	(12,026)	(116,706)	8,235	(433,283)	(425,048)	-
FUND BALANCE, BEGINNING	2,784,125	3,017,254	3,005,228	3,005,229	-	3,005,229	2,580,181
FUND BALANCE, ENDING	\$ 3,017,254	\$ 3,005,228	\$ 2,888,522	\$ 3,013,464	\$ (433,283)	\$ 2,580,181	\$ 2,580,181

Exhibit "A"
Allocation of Fund Balances

AVAILABLE FUNDS

	<u>Amount</u>
Beginning Fund Balance - Fiscal Year 2024	\$ 2,580,181
Net Change in Fund Balance - Fiscal Year 2024	-
Reserves - Fiscal Year 2024 Addition	30,000
Total Funds Available (Estimated) - 9/30/2024	2,610,181

ALLOCATION OF AVAILABLE FUNDS

Nonspendable Fund Balance

Deposits	29,950	
	Subtotal	<u>29,950</u>

Assigned Fund Balance

Operating Reserve - Operating Capital		485,910 ⁽¹⁾
Reserve - Ponds Prior Years	279,053	
Reserve - Ponds - FY23	5,000	
Less FY23 Expenses	(34,559)	
Reserve - Ponds - FY24	<u>5,000</u>	<u>254,494</u>
Reserve - Renewal&Replacement Prior Years	661,092	
Reserve - Renewal&Replacement - FY23	21,340	
Less FY23 Expenses	(306,359)	
Reserve - Renewal&Replacement - FY24	<u>25,000</u>	<u>401,073</u>
	Subtotal	<u>1,141,477</u>

Total Allocation of Available Funds	1,171,427
--	------------------

Total Unassigned (undesignated) Cash	\$ <u>1,438,754</u>
---	----------------------------

Notes

(1) Represents approximately 3 months of operating expenditures

Budget Narrative
Fiscal Year 2024

REVENUES

Interest-Investments (361001)

The District earns interest net of bank charges on available operating funds.

Garbage/Solid Waste Revenue (343400)

The District will levy a Non-Ad Valorem assessment on all the residential property (except Townhomes: Covina key, Vermillion, Charlesworth, Tullamore, Sedgwick and Wellington and Multi Family: Wellington) within the District in order to pay for the solid waste disposal during the Fiscal Year.

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

Other Miscellaneous Revenues (369900)

The District receives amounts for advertising, and other miscellaneous items.

Gate Bar Code/Remotes (369940)

The District receives amounts for gate bar codes and gate remotes that operate the gates of the District.

Access Cards (369941)

The District receives amounts for Fitness Center access which are nonrefundable.

Budget Narrative
Fiscal Year 2024

EXPENDITURES - Administrative

P/R-Board of Supervisors (511001-51101)

Chapter 190 of the Florida Statutes allows for members of the Board of Supervisors to be compensated \$200 per meeting at which they are in attendance. The amount for the Fiscal Year is based upon all supervisors attending all of the meetings.

FICA Taxes (521001-51101)

Payroll taxes on Board of Supervisor's compensation. The budgeted amount for the fiscal year is calculated at 7.65% of the total Board of Supervisor's payroll expenditures.

Professional Services-Engineering (531013-51501)

The District's engineer, Lighthouse Engineering, Inc., provides general engineering services to the District, i.e. attendance and preparation for monthly board meetings when requested, review of invoices and other specifically requested assignments.

Professional Services-Legal Services (531023-51401)

The District's attorney, Andy Cohen provides general legal services to the District, i.e., attendance and preparation for monthly Board meetings, review of contracts, review of agreements and resolutions and other research as directed or requested by the Board of Supervisors and the District Manager.

Professional Services-Management Consulting Services (531027-51301)

The District receives Management, Accounting, Assessment and Administrative services as part of a Management Agreement with Inframark Infrastructure Management Services, Inc. Also included are costs for Information Technology charges to process all of the District's financial activities, i.e. accounts payable, financial statements, budgets, etc., on a main frame computer owned by Inframark in accordance with the management contract and the charge for rentals. The budgeted amount for the fiscal year is based on the contracted fees outlined in Exhibit "A" of the Management Agreement, with a proposed increase over last year's fees.

Professional Services-Property Appraiser (531035-51301)

The Property Appraiser Mike Wells provides the District with a listing of the legal description of each property parcel within the District boundaries and the names and addresses of the owners of such property. The District reimburses the Property Appraiser for necessary administrative costs incurred to provide this service. The fiscal year budget for property appraiser costs is based on the Pasco County Flat Fee of \$150.

Professional Services-Special Assessment (531038-51301)

This budget line is for preparation of the District's assessment roll.

ProfServ-Trustee Fees (531045-51301)

This budget line is for Trustee Fees paid to US Bank

Budget Narrative
Fiscal Year 2024

EXPENDITURES – Administrative (continued)

Professional Services-Web Site Maintenance (531094-51301)

The District pays web hosting services for the District’s web site.

Auditing Services (532002-51301)

The District is required to conduct an annual audit of its financial records by an Independent Certified Public Accounting Firm. The budgeted amount for the fiscal year is based on contracted fees with McDirmit Davis & Company, LLC.

Postage and Freight (541006-51301)

This budget line is for actual postage and/or freight used for District mailings including agenda packages, vendor checks, mail notices and other correspondence.

Insurance-General Liability (545002-51301)

The District’s General Liability & Public Officials Liability Insurance policy is with Public Risk Insurance Agency, Inc. They specialize in providing insurance coverage to governmental agencies. The budgeted amount allows for a projected increase in the premium.

Printing and Binding (54701-51301)

This budget line is for copies used in the preparation of agenda packages, required mailings, and other special projects.

Legal Advertising (548002-51301)

The District is required to advertise various notices for monthly Board meetings and other public hearings in a newspaper of general circulation. The newspaper is currently Media General.

Miscellaneous Services (549001-51301)

This includes any other miscellaneous expenses that may be incurred during the year.

Miscellaneous-Assessment Collection Costs (549070-51301)

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated Non-Ad Valorem assessment collections.

Budget Narrative
Fiscal Year 2024

EXPENDITURES – Administrative (continued)

Miscellaneous-Supervisor Expenses (549140-51301)

Any Supplies to be reimbursed from the Supervisors.

Office Supplies (551002-51301)

Any Supplies used for special projects.

Annual District Filing Fee (554007-51301)

The District is required to pay an annual fee of \$175 to the Department of Community Affairs.

EXPENDITURES – Field

Contracts-Security Services (534037-53901)

The District currently has a contract with Andrew Cobb to provide services to protect the District’s assets.

Contracts-Security Alarms (534090-53901)

This budget line is for alarm monitoring fees from ADT Security.

R&M-General (546001-53901)

The District periodically implements needed repairs to ensure maintenance of the District’s assets.

Misc Contingency (549900-53901)

This budget line is for any additional expenses not budgeted.

Budget Narrative
Fiscal Year 2024

EXPENDITURES – Landscape

Professional Services-Landscape Architect (531022-53902)

The District currently has a contract with OLM, Inc., a landscape consultant to monitor the quality of the landscaping services.

Contracts-Landscape (534050-53902)

The District currently has a contract with Mainscape, Inc., a landscape firm to provide landscaping services for the District. The amount is based on a contracted amount throughout the year.

R&M-Irrigation (546041-53902)

The District currently engages , Inc. for repairs and maintenance of the irrigation system to ensure proper operation and adequate water for District plantings.

R&M-Landscape Renovations (546051-53902)

The District currently engages Mainscape, Inc. to replace any landscapes within the District.

R&M-Mulch (546059-53902)

The District currently engages Mainscape, Inc. to replace any mulch within the District per contract.

R&M-Tree and Trimming (546099-53902)

The District contracts a tree service company to trim trees throughout the District.

EXPENDITURES – Utilities

Contracts-Solid Waste Services (534039-53903)

The District currently has a contract with Waste Connection. a solid waste firm for residential trash collection.

Utility – General (543001-53901)

The District pays Tampa Electric Co. for electricity usage for the District’s gates, entries etc

Electricity – Streetlights (543013-53903)

The District pays Tampa Electric Co. for electricity usage, rental and maintenance for District streetlights.

Utility – Reclaimed Water (543028-53903)

The District pays Pasco County Utilities for water irrigation usage for the District’s facilities and assets.

Budget Narrative
Fiscal Year 2024

EXPENDITURES – Utilities (continued)

Miscellaneous-Property Taxes (549044-53903)

The District pays Pasco County an annual Property Tax fee for storm water usage.

Miscellaneous-Assessment Collection Cost (549070-53903)

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of solid waste assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated solid waste assessment collections.

EXPENDITURES – Lakes and Ponds

Contracts-Lake (534084-53917)

The District currently has a contract with Solitude Lake Management, a certified lake maintenance company to ensure the proper flow and function of the storm water.

R&M-Mitigation (546056-53917)

The District currently has a contract with Ecological Consultants, Inc., a mitigation company to ensure the proper flow and function of the storm water system.

R&M-Ponds (546073-53917)

Repairs and maintenance to ponds within the District.

Reserve- Ponds (568126-53901)

These are the reserves for maintaining the ponds of the District.

EXPENDITURES – Parks and Recreation

Professional Services-Information Technology (531020-57201)

This a contract with Alliance Consulting for LAN, Server, Email, Software and Hardware support.

Budget Narrative
Fiscal Year 2024

EXPENDITURES – Parks and Recreation (continued)

Contracts-Pools (534078-57201)

The District has a current contract with Positive Pool Service for maintenance of the pool.

Communication-Telephone & WiFi (541007-53901)

The District is charged for Telephone and WiFi expenditures.

Utility-General (543001-57201)

The District pays the Waste Connection for the removal of trash in the dumpster at the clubhouse.

Utility – Water & Sewer (543021-57201)

The District pays Pasco County Utilities for water & sewer usage for the District's facilities and assets.

Electric – Recreation Center (543040-57201)

The District pays Tampa Electric Co. for the clubhouse electricity and the Zap Cap lightning protection.

Lease – Copier (544008-57201)

This budget line is for the copier lease maintained from US Bank Equipment Finance.

R&M-Clubhouse (546015-57201)

This includes furniture, ID Cards, ID Printer Supplies, office supplies and security cameras for the Clubhouse.

R&M-Court Maintenance (546017-57201)

This budget line includes repairs and maintenance of the outdoor athletic courts.

R&M-Pools (546074-57201)

This budget line is for the repair of the pool and its equipment.

R&M-Fitness Equipment (546115-57201)

The District engages Phenomenal Exercise Equipment Service, Inc. for additions, replacements or repairs of Fitness Center equipments.

Budget Narrative
Fiscal Year 2024

EXPENDITURES – Parks and Recreation (continued)

R&M-Playground (546326-57201)

This budget line is for items related to the children’s playground and its upkeep.

Miscellaneous-Clubhouse Activities (549120-5701)

This represents any miscellaneous clubhouse activity expenditures during the Fiscal Year.

Office Supplies (551001-57201)

This represents any office supplies expenditures during the Fiscal Year.

Operating Supplies-General (552001-57201)

The District will provide necessary consumable supplies to operate District facilities. This budget line includes the pest control monthly service fees from Outsmart Pest Management, Inc.

Operating Supplies-Fuel, Oil (552030-57201)

This budget line is for fuel of the District’s tracks and mules.

Cleaning Supplies (552077-57201)

This represents any cleaning supplies expenditures during the Fiscal Year.

Reserve-Renewal & Replacement (568130-57201)

These are the reserves for the renewal and replacement of the assets and equipment around the District.

EXPENDITURES – Personnel

Payroll-Maintenance (512006-57230)

Payroll for employees utilized in the field for operations and maintenance of District assets.

Payroll-Benefits (512010-57230)

The District pays AFLAC for benefits of the District’s employees.

Budget Narrative
Fiscal Year 2024

EXPENDITURES – Personnel (continued)

FICA Taxes (521001-57230)

Workers' Compensation (524001-57230)

The District has currently Bridgefield Employers Insurance Co. for Workers' compensation for the District's employees.

Unemployment compensation (525001-57230)

The District has to pay unemployment for employees that left the District and are unemployed.

ProfServ-Human Resources (531081-57230)

Anticipated cost of engaging a human resources firm to provide consulting services.

Operating Supplies-Uniforms (552028-57230)

This budget line is for monthly services from UNIFIRST Uniforms employee's uniform service.

Subscriptions and Memberships (554001-57230)

This budget line is for various membership fees incurred by the District.

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2021	FY 2022	BUDGET FY 2023	THRU JUN - 2023	JUL- SEP - 2023	PROJECTED FY 2023	BUDGET FY 2024
REVENUES							
Interest - Investments	\$ 356	\$ 523	\$ 200	\$ 4,396	\$ 1,465	\$ 5,861	\$ 2,000
Special Assmnts- Tax Collector	41,763	43,303	49,798	49,798	-	49,798	49,798
Special Assmnts- Discounts	(1,557)	(1,602)	(1,992)	(1,851)	-	(1,851)	(1,992)
Settlements	9,103	7,924	4,000	200	3,800	4,000	4,000
TOTAL REVENUES	49,665	50,148	52,006	52,543	5,265	57,808	53,806
EXPENDITURES							
<i>Administrative</i>							
Payroll-Salaries	23,487	19,036	31,280	25,438	8,479	33,917	35,000
FICA Taxes	1,045	1,363	2,393	1,951	649	2,600	2,678
ProfServ-Legal Services	4,355	5,908	6,000	1,512	3,620	5,132	6,000
ProfServ-Mgmt Consulting Serv	2,228	2,013	2,228	1,671	557	2,228	2,295
Postage and Freight	1,518	218	1,500	1,055	445	1,500	2,000
Misc-Assessmnt Collection Cost	699	833	996	959	-	959	996
Office Supplies	1,138	1,151	1,200	1,271	100	1,371	1,200
<i>Total Administrative</i>	34,470	30,522	45,597	33,857	13,849	47,706	50,169
TOTAL EXPENDITURES	34,470	30,522	45,597	33,857	13,849	47,706	50,169
Excess (deficiency) of revenues Over (under) expenditures	15,195	19,626	6,409	18,686	(8,584)	10,102	3,637
OTHER FINANCING SOURCES (USES)							
Contribution to (Use of) Fund Balance	-	-	6,409	-	-	-	3,637
TOTAL OTHER SOURCES (USES)	-	-	6,409	-	-	-	3,637
Net change in fund balance	15,195	19,626	6,409	18,686	(8,584)	10,102	3,637
FUND BALANCE, BEGINNING	61,334	76,529	96,155	96,155	-	96,155	106,257
FUND BALANCE, ENDING	\$ 76,529	\$ 96,155	\$ 102,564	\$ 114,841	\$ (8,584)	\$ 106,257	\$ 109,894

Exhibit "B"
Allocation of Fund Balances

AVAILABLE FUNDS

	<u>Amount</u>
Beginning Fund Balance - Fiscal Year 2024	\$ 106,257
Net Change in Fund Balance - Fiscal Year 2024	3,637
Reserves - Fiscal Year 2024 Addition	-
Total Funds Available (Estimated) - 9/30/24	109,894

ALLOCATION OF AVAILABLE FUNDS

<i>Assigned Fund Balance</i>	
Operating Reserve - Operating Capital	12,542 ⁽¹⁾
Total Allocation of Available Funds	12,542

Total Unassigned (undesignated) Cash	\$ 97,352
---	------------------

Notes

(1) Represents approximately 3 months of operating expenditures

Budget Narrative
Fiscal Year 2024

REVENUES

Interest-Investments (361001)

The interest is earned on available operating funds.

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

Settlements (369300)

The District receives amounts for settlements on Deed Restriction violations.

EXPENDITURES - Administrative

Payroll-Salaries (512001-51301)

This is for the payroll for the Deed Restriction employee.

FICA Taxes (521001-57230)

Payroll taxes for employees.

Professional Services-Legal Services (531023-51401)

The District's Attorney provides general legal services and legal services to the District regarding deed restriction violations including but not limited to notices to owners, attendance of pre-suit mediation, liens and collections of settlements.

Professional Services-Management Consulting Services (531027-51301)

The District receives Management, Accounting, Assessment and Administrative services as part of a Management Agreement with Inframark Infrastructure Management Services, Inc. Also included are costs for Information Technology charges to process all of the District's financial activities, i.e. accounts payable, financial statements, budgets, etc., on a main frame computer owned by Inframark in accordance with the management contract and the charge for rentals. The budgeted amount for the fiscal year is based on the contracted fees outlined in Exhibit "A" of the Management Agreement, with a proposed increase over last year's fees.

MEADOW POINTE II

Community Development District

Deed Restriction Enforcement Fund

Budget Narrative
Fiscal Year 2024**Postage and Freight (541006-51301)**

This budget line is for actual postage and/or freight related to the deed matters.

Miscellaneous-Assessment Collection Costs (549070-51301)

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated Non-Ad Valorem assessment collections.

Office Supplies (551001-51301)

Supplies used in the required mailings and other special projects.

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2021	FY 2022	BUDGET	THRU	JUL-	PROJECTED	BUDGET
			FY 2023	JUN - 2023	SEP - 2023	FY 2023	FY 2024
REVENUES							
Interest - Investments	\$ 991	\$ 1,278	\$ 700	\$ 13,652	\$ 4,551	\$ 18,203	\$ 8,000
Special Assmnts- Tax Collector	21,060	21,917	25,205	25,205	-	25,205	25,205
Special Assmnts- Discounts	(785)	(811)	(1,008)	(937)	-	(937)	(1,008)
TOTAL REVENUES	21,266	22,384	24,897	37,920	4,551	42,471	32,197
EXPENDITURES							
<i>Field</i>							
Payroll-Village Gate Personnel	314	-	-	-	-	-	-
FICA Taxes	24	-	-	-	-	-	-
Communication - Telephone & WiFi	1,577	1285	1,300	637	325	962	1,300
R&M-Gate	450	2229	4,500	899	3,601	4,500	4,500
R&M-Security Cameras	-	-	2,000	1,047	953	2,000	3,000
R&M-Sidewalk	-	-	1	-	1	1	1
R&M-Tree Removal	-	-	1	-	1	1	1
Misc-Assessmnt Collection Cost	252	422.00	504	485	-	485	504
Reserve - Roadways	-	-	12,000	-	-	-	12,000
Reserve - Sidewalks	-	-	2,000	-	-	-	2,000
Reserve - Gates	-	-	-	-	-	-	1,000
Total Field	2,617	3,936	22,306	3,068	4,881	7,949	24,306
TOTAL EXPENDITURES	2,617	3,936	22,306	3,068	4,881	7,949	24,306
Excess (deficiency) of revenues							
Over (under) expenditures	18,649	18,448	2,591	34,852	(330)	34,522	7,891
Net change in fund balance	18,649	18,448	2,591	34,852	(330)	34,522	7,891
FUND BALANCE, BEGINNING	250,923	269,572	288,020	288,020	-	288,020	322,542
FUND BALANCE, ENDING	\$ 269,572	\$ 288,020	\$ 290,611	\$ 322,872	\$ (330)	\$ 322,542	\$ 330,432

Budget Narrative
Fiscal Year 2024

REVENUES

Interest-Investments (361001)

The interest is earned on available operating funds.

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES - Field

Communication-Telephone & WiFi (541007-53901)

The District is charged for Telephone and WiFi expenditures.

R&M-Gate (546034-53901)

This is for the repairs and maintenance of the gates.

R&M-Security Cameras (546345-53901)

This budget line is to repair the security cameras.

R&M-Sidewalks (546084-53901)

This budget line is to repair the sidewalk.

R&M-Tree Removal (546907-53901)

This budget line is for tree removal services.

Budget Narrative
Fiscal Year 2024**Miscellaneous-Assessment Collection Costs (549070-53901)**

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated Non-Ad Valorem assessment collections.

Reserve – Roadways (568138-53901)

These are the reserves for the renewal and replacement of the assets and equipment around Charlesworth.

Reserve - Sidewalks (568162-53901)

This budget line is to repair the sidewalk.

Reserve - Gate (568090-53901)

This budget line is to repair the gate.

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2021	FY 2022	BUDGET FY 2023	THRU JUN - 2023	JUL- SEP - 2023	PROJECTED FY 2023	BUDGET FY 2024
REVENUES							
Interest - Investments	\$ 292	1,109	\$ 250	\$ 3,535	1,178	\$ 4,713	\$ 2,000
Special Assmnts- Tax Collector	6,804	7,896	9,080	9,080	-	9,080	9,080
Special Assmnts- Discounts	(254)	(292)	(363)	(338)	-	(338)	(363)
TOTAL REVENUES	6,842	8,713	8,967	12,277	1,178	13,455	10,717
EXPENDITURES							
<i>Field</i>							
Payroll-Maintenance	-	-	-	-	-	-	-
Payroll-Village Gate Personnel	367	-	-	-	-	-	-
FICA Taxes	28	-	-	-	-	-	-
Communication - Telephone & WiFi	1577	1,205	1,550	599	951	1,550	1,550
R&M-Gate	300	6,188	3,000	424	2,576	3,000	3,000
R&M-Security Cameras	-	15,308	2,000	1,811	189	2,000	2,000
R&M-Sidewalk	-	-	1	-	1	1	1
R&M-Tree Removal	-	-	1	-	1	1	1
Misc-Assessmnt Collection Cost	49	152	182	175	-	175	182
Reserve - Roadways	-	-	760	-	-	-	760
Reserve - Sidewalks	-	-	560	-	-	-	560
Reserve - Gates	-	-	-	-	-	-	1,000
Total Field	2,321	22,853	8,054	3,009	3,718	6,727	43,224
TOTAL EXPENDITURES	2,321	22,853	8,054	3,009	3,718	6,727	43,224
Excess (deficiency) of revenues Over (under) expenditures	4,521	(14,140)	913	9,268	(2,540)	6,728	(32,507)
Net change in fund balance	4,521	(14,140)	913	9,268	(2,540)	6,728	(32,507)
FUND BALANCE, BEGINNING	82,925	87,446	73,306	73,306	-	73,306	80,034
FUND BALANCE, ENDING	\$ 87,446	\$ 73,306	\$ 74,219	\$ 82,573	\$ (2,540)	\$ 80,034	\$ 47,527

Budget Narrative
Fiscal Year 2024

REVENUES

Interest-Investments (361001)

The interest is earned on available operating funds.

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES - Field

Communication-Telephone & WiFi (541007-53901)

The District is charged for Telephone and WiFi expenditures.

R&M-Gate (546034-53901)

This is for the repairs and maintenance of the gates.

R&M-Security Cameras (546345-53901)

This budget line is to repair the security cameras.

R&M-Sidewalks (546084-53901)

This budget line is to repair the sidewalk.

R&M-Tree Removal (546907-53901)

This budget line is for tree removal services.

Budget Narrative
Fiscal Year 2024**Miscellaneous-Assessment Collection Costs (549070-53901)**

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated Non-Ad Valorem assessment collections.

Reserve – Roadways (568138-53901)

These are the reserves for the renewal and replacement of the assets and equipment around Colehaven.

Reserve - Sidewalks (568162-53901)

This budget line is to repair the sidewalk.

Reserve - Gate (568090-53901)

This budget line is to repair the gate.

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2021	FY 2022	BUDGET FY 2023	THRU JUN - 2023	JUL- SEP - 2023	PROJECTED FY 2023	BUDGET FY 2024
REVENUES							
Interest - Investments	\$ 1,257	2,202	\$ 800	\$ 16,208	5,403	\$ 21,611	\$ 10,000
Special Assmnts- Tax Collector	19,202	13,247	15,234	15,234	-	15,234	15,234
Special Assmnts- Discounts	(716)	(490)	(609)	(566)	-	(566)	(609)
TOTAL REVENUES	19,743	14,959	15,425	30,876	5,403	36,279	24,625
EXPENDITURES							
<i>Field</i>							
Payroll-Village Gate Personnel	408	-	-	-	-	-	-
FICA Taxes	31	-	-	-	-	-	-
Communication - Telephone & WiFi	1,577	1,225	1,550	599	388	987	1,550
R&M-Gate	300	2,077	3,000	1,779	1,221	3,000	3,000
R&M-Security Cameras	-	-	2,000	1,127	873	2,000	2,000
R&M-Sidewalk	-	-	1	-	1	1	1
R&M-Tree Removal	-	-	1	-	1	1	1
Misc-Assessmnt Collection Cost	196	255	305	293	-	293	305
Reserve - Roadways	-	-	8,000	-	-	-	8,000
Reserve - Gates	-	-	-	-	-	-	1,000
Total Field	2,512	3,557	14,857	3,798	2,484	6,282	15,857
TOTAL EXPENDITURES	2,512	3,557	14,857	3,798	2,484	6,282	15,857
Excess (deficiency) of revenues							
Over (under) expenditures	17,231	11,402	568	27,078	2,919	29,997	8,768
Net change in fund balance	17,231	11,402	568	27,078	2,919	29,997	8,768
FUND BALANCE, BEGINNING	312,641	329,872	341,274	341,274	-	341,274	371,271
FUND BALANCE, ENDING	\$ 329,872	\$ 341,274	\$ 341,842	\$ 368,353	\$ 2,919	\$ 371,271	\$ 380,039

Budget Narrative
Fiscal Year 2024

REVENUES

Interest-Investments (361001)

The interest is earned on available operating funds.

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES - Field

Communication-Telephone & WiFi (541007-53901)

The District is charged for Telephone and WiFi expenditures.

R&M-Gate (546034-53901)

This is for the repairs and maintenance of the gates.

R&M-Security Cameras (546345-53901)

This budget line is to repair the security cameras.

R&M-Sidewalks (546084-53901)

This budget line is to repair the sidewalk.

R&M-Tree Removal (546907-53901)

This budget line is for tree removal services.

Budget Narrative
Fiscal Year 2024**Miscellaneous-Assessment Collection Costs (549070-53901)**

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated Non-Ad Valorem assessment collections.

Reserve – Roadways (568138-53901)

These are the reserves for the renewal and replacement of the assets and equipment around Covina Key.

Reserve - Gate (568090-53901)

This budget line is to repair the gate.

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2021	FY 2022	BUDGET FY 2023	THRU JUN - 2023	JUL- SEP - 2023	PROJECTED FY 2023	BUDGET FY 2024
REVENUES							
Interest - Investments	\$ 200	455	\$ 75	\$ 2,120	942	\$ 3,062	\$ 1,200
Special Assmnts- Tax Collector	8,409	9,238	10,624	10,624	-	10,624	10,624
Special Assmnts- Discounts	(313)	(342)	(425)	(395)	-	(395)	(425)
TOTAL REVENUES	8,296	9,351	10,274	12,349	942	13,291	11,399
EXPENDITURES							
<i>Field</i>							
Payroll-Maintenance	-	-	-	-	-	-	-
Payroll-Village Gate Personnel	395	0	-	-	-	-	-
FICA Taxes	30	0	-	-	-	-	-
Communication - Telephone & WiFi	1,523	1,287	1,550	595	810	1,405	1,550
R&M-Gate	300	2,089	3,000	1,884	1,116	3,000	3,000
R&M-Security Cameras	-	-	2,000	1,348	652	2,000	2,000
R&M-Sidewalk	-	30,701	1	-	1	1	1
R&M-Tree Removal	-	-	1	-	1	1	1
Misc-Assessmnt Collection Cost	80	178	212	205	-	205	212
Reserve - Roadways	-	-	1,930	-	-	-	1,930
Reserve - Sidewalks	-	-	402	-	-	-	402
Reserve - Gates	-	-	-	-	-	-	1,000
Total Field	2,328	34,255	9,096	4,032	2,580	6,612	10,096
TOTAL EXPENDITURES	2,328	34,255	9,096	4,032	2,580	6,612	10,096
Excess (deficiency) of revenues							
Over (under) expenditures	5,968	(24,904)	1,178	8,317	(1,638)	6,679	1,303
Net change in fund balance	5,968	(24,904)	1,178	8,317	(1,638)	6,679	1,303
FUND BALANCE, BEGINNING	61,836	67,804	42,900	42,900	-	42,900	49,579
FUND BALANCE, ENDING	\$ 67,804	\$ 42,900	\$ 44,078	\$ 51,217	\$ (1,638)	\$ 49,579	\$ 50,882

Budget Narrative
Fiscal Year 2024

REVENUES

Interest-Investments (361001)

The interest is earned on available operating funds.

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES - Field

Communication-Telephone & WiFi (541007-53901)

The District is charged for Telephone and WiFi expenditures.

R&M-Gate (546034-53901)

This is for the repairs and maintenance of the gates.

R&M-Security Cameras (546345-53901)

This budget line is to repair the security cameras.

R&M-Sidewalks (546084-53901)

This budget line is to repair the sidewalk.

R&M-Tree Removal (546907-53901)

This budget line is for tree removal services.

Budget Narrative
Fiscal Year 2024**Miscellaneous-Assessment Collection Costs (549070-53901)**

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated Non-Ad Valorem assessment collections.

Reserve – Roadways (568138-53901)

These are the reserves for the renewal and replacement of the assets and equipment around Glenham.

Reserve - Sidewalks (568162-53901)

This budget line is to repair the sidewalk.

Reserve - Gate (568090-53901)

This budget line is to repair the gate.

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2021	FY 2022	BUDGET FY 2023	THRU JUN - 2023	JUL- SEP - 2023	PROJECTED FY 2023	BUDGET FY 2024
REVENUES							
Interest - Investments	\$ 853	1,729	\$ 500	\$ 12,635	4,212	\$ 16,847	\$ 500
Special Assmnts- Tax Collector	20,980	22,369	25,724	25,724	-	25,724	25,724
Special Assmnts- Discounts	(782)	(828)	(1,029)	(956)	-	(956)	(1,029)
TOTAL REVENUES	21,051	23,270	25,195	37,403	4,212	41,615	25,195
EXPENDITURES							
<i>Field</i>							
Payroll-Village Gate Personnel	466	-	-	-	-	-	-
FICA Taxes	36	-	-	-	-	-	-
Communication - Telephone & WiFi	1,577	1,513	1,550	599	388	987	1,550
R&M-Gate	300	4,333	3,000	1,489	1,511	3,000	3,000
R&M-Security Cameras	-	-	2,000	983	1,017	2,000	2,000
R&M-Sidewalk	-	-	1	-	1	1	1
R&M-Tree Removal	-	-	1	-	1	1	1
Misc-Assessmnt Collection Cost	181	430	514	495	-	495	514
Misc-Contingency	-	-	-	-	-	-	-
Reserve - Roadways	-	-	14,000	-	-	-	14,000
Reserve - Sidewalks	-	-	1,675	-	-	-	1,675
Reserve - Gates	-	-	-	-	-	-	1,000
Total Field	2,560	6,276	22,741	3,566	2,918	6,484	23,741
<i>Landscape Services</i>							
R&M - Landscape Renovations	10,099	-	-	-	-	-	-
Total Landscape Services	10,099	-	-	-	-	-	-
TOTAL EXPENDITURES	12,659	6,276	22,741	3,566	2,918	6,484	23,741
Excess (deficiency) of revenues Over (under) expenditures	8,392	16,994	2,454	33,837	1,294	35,131	1,454
Net change in fund balance	8,392	16,994	2,454	33,837	1,294	35,131	1,454
FUND BALANCE, BEGINNING	240,516	248,908	265,902	265,902	-	265,902	301,033
FUND BALANCE, ENDING	\$ 248,908	\$ 265,902	\$ 268,357	\$ 299,740	\$ 1,294	\$ 301,033	\$ 302,487

Budget Narrative
Fiscal Year 2024

REVENUES

Interest-Investments (361001)

The interest is earned on available operating funds.

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES - Field

Communication-Telephone & WiFi (541007-53901)

The District is charged for Telephone and WiFi expenditures.

R&M-Gate (546034-53901)

This is for the repairs and maintenance of the gates.

R&M-Security Cameras (546345-53901)

This budget line is to repair the security cameras.

R&M-Sidewalks (546084-53901)

This budget line is to repair the sidewalk.

R&M-Tree Removal (546907-53901)

This budget line is for tree removal services.

Budget Narrative
Fiscal Year 2024**Miscellaneous-Assessment Collection Costs (549070-53901)**

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated Non-Ad Valorem assessment collections.

Reserve – Roadways (568138-53901)

These are the reserves for the renewal and replacement of the assets and equipment around Iverson.

Reserve - Sidewalks (568162-53901)

This budget line is to repair the sidewalk.

Reserve - Gate (568090-53901)

This budget line is to repair the gate.

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2021	FY 2022	BUDGET FY 2023	THRU JUN - 2023	JUL- SEP - 2023	PROJECTED FY 2023	BUDGET FY 2024
REVENUES							
Special Assmnts- Tax Collector	\$ 17,589	\$ 16,735	\$ 18,029	\$ 18,029	\$ -	\$ 18,029	\$ 18,029
Special Assmnts- Other (1)	-	10,344	11,402	11,402	-	11,402	11,402
Special Assmnts- Discounts	(656)	(1,002)	(1,177)	(1,094)	-	(1,094)	(1,177)
TOTAL REVENUES	16,933	26,077	28,254	28,337	-	28,337	28,254
EXPENDITURES							
<i>Field</i>							
Payroll-Village Gate Personnel	368	-	-	-	-	-	-
FICA Taxes	28	-	-	-	-	-	-
Communication - Telephone & WIFI	1,523	1,347	1,550	595	388	983	1,550
R&M-Gate	1,207	1,979	3,000	1,884	1,116	3,000	3,000
R&M-Security Cameras	-	-	2,000	503	1,497	3,000	2,000
R&M-Sidewalk	-	-	1	-	1	1	1
R&M-Tree Removal	-	-	1	-	1	1	1
Misc-Assessmnt Collection Cost	226	521	589	567	-	567	589
Reserve - Roadways	-	5,153	5,000	-	-	-	5,000
Reserve - Sidewalks	-	-	2,500	-	-	-	2,500
Reserve - Gates	-	-	-	-	-	-	1,000
Total Field	3,352	9,000	14,641	3,549	3,003	7,552	15,641
TOTAL EXPENDITURES	3,352	9,000	14,641	3,549	3,003	7,552	15,641
Excess (deficiency) of revenues							
Over (under) expenditures	13,581	17,077	13,613	24,788	(3,003)	20,786	12,613
Net change in fund balance	13,581	17,077	13,613	24,788	(3,003)	20,786	12,613
FUND BALANCE, BEGINNING	(20,854)	(7,274)	9,803	9,803	-	9,803	30,589
FUND BALANCE, ENDING	\$ (7,273)	\$ 9,803	\$ 23,416	\$ 34,591	\$ (3,003)	\$ 30,589	\$ 43,202

Note (1): Special Assessments will end after the last payment received in FY2026.

Budget Narrative
Fiscal Year 2024

REVENUES

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments – Other (363015)

This amount is for prior years expenses owed to the General Fund by Lettingwell.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES - Field

Communication-Telephone & WiFi (541007-53901)

The District is charged for Telephone and WiFi expenditures.

R&M-Gate (546034-53901)

This is for the repairs and maintenance of the gates.

R&M-Security Cameras (546345-53901)

This budget line is to repair the security cameras.

R&M-Sidewalks (546084-53901)

This budget line is to repair the sidewalk.

R&M-Tree Removal (546907-53901)

This budget line is for tree removal services.

Miscellaneous-Assessment Collection Costs (549070-53901)

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated Non-Ad Valorem assessment collections.

Budget Narrative
Fiscal Year 2024

Reserve – Roadways (568138-53901)

These are the reserves for the renewal and replacement of the assets and equipment around Lettingwell.

Reserve - Sidewalks (568162-53901)

This budget line is to repair the sidewalk.

Reserve - Gate (568090-53901)

This budget line is to repair the gate.

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2021	FY 2022	BUDGET FY 2023	THRU JUN - 2023	JUL- SEP - 2023	PROJECTED FY 2023	BUDGET FY 2024
REVENUES							
Interest - Investments	\$ 1,198	\$ 2,514	\$ 1,000	\$ 19,210	6,403	\$ 25,613	\$ 8,000
Special Assmnts- Tax Collector	37,247	33,034	37,989	37,989	-	37,989	37,989
Special Assmnts- Discounts	(1,388)	(1,222)	(1,520)	(1,412)	-	(1,412)	(1,520)
TOTAL REVENUES	37,057	34,326	37,469	55,787	6,403	62,190	44,469
EXPENDITURES							
<i>Field</i>							
Payroll-Village Gate Personnel	447	-	-	-	-	-	-
FICA Taxes	34	-	-	-	-	-	-
Communication - Telephone & WiFi	1,984	1,797	1,550	831	719	1,550	1,550
R&M-Gate	1,251	2,502	4,500	819	3,681	4,500	4,500
R&M-Security Cameras	-	-	2,000	1,597	403	2,000	3,000
R&M-Sidewalk	-	-	1	-	1	1	1
R&M-Tree Removal	-	-	1	-	1	1	1
Misc-Assessmnt Collection Cost	425	636	760	732	-	732	760
Reserve - Roadways	-	-	15,000	-	-	-	15,000
Reserve - Sidewalks	-	-	10,000	-	-	-	10,000
Reserve - Gate	-	-	-	-	-	-	1,000
Total Field	4,141	4,935	33,812	3,979	4,805	8,784	35,812
TOTAL EXPENDITURES	4,141	4,935	33,812	3,979	4,805	8,784	35,812
Excess (deficiency) of revenues Over (under) expenditures	32,916	29,391	3,657	51,808	1,598	53,406	8,657
Net change in fund balance	32,916	29,391	3,657	51,808	1,598	53,406	8,657
FUND BALANCE, BEGINNING	343,163	376,077	405,469	405,469	-	405,469	458,875
FUND BALANCE, ENDING	\$376,079	\$ 405,468	\$ 409,126	\$ 457,277	\$ 1,598	\$ 458,875	\$ 467,533

Budget Narrative
Fiscal Year 2024

REVENUES

Interest-Investments (361001)

The interest is earned on available operating funds.

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES - Field

Communication-Telephone & WiFi (541007-53901)

The District is charged for Telephone and WiFi expenditures.

R&M-Gate (546034-53901)

This is for the repairs and maintenance of the gates.

R&M-Security Cameras (546345-53901)

This budget line is to repair the security cameras.

R&M-Roads (546139-53901)

This budget line is to repair the roadways.

R&M-Tree Removal (546907-53901)

This budget line is for tree removal services.

Budget Narrative
Fiscal Year 2024**Miscellaneous-Assessment Collection Costs (549070-53901)**

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated Non-Ad Valorem assessment collections.

Reserve – Roadways (568138-53901)

These are the reserves for the renewal and replacement of the assets and equipment around Longleaf.

Reserve - Sidewalks (568162-53901)

This budget line is to repair the sidewalk.

Reserve - Gate (568090-53901)

This budget line is to repair the gate.

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2021	FY 2022	BUDGET FY 2023	THRU JUN - 2023	JUL- SEP - 2023	PROJECTED FY 2023	BUDGET FY 2024
REVENUES							
Interest - Investments	\$ 680	1,282	\$ 550	\$ 9,836	3,279	\$ 13,115	\$ 5,000
Special Assmnts- Tax Collector	18,671	18,672	21,473	21,473	-	21,473	21,473
Special Assmnts- Discounts	(696)	(691)	(859)	(798)	-	(798)	(859)
TOTAL REVENUES	18,655	19,263	21,164	30,511	3,279	33,790	25,614
EXPENDITURES							
<i>Field</i>							
Payroll-Village Gate Personnel	419	-	-	-	-	-	-
FICA Taxes	32	-	-	-	-	-	-
Communication - Telephone & WiFi	1,577	1,205	1,550	599	388	987	1,550
R&M-Gate	300	1,879	3,000	2,349	651	3,000	3,000
R&M-Security Cameras	-	-	2,000	1,599	401	2,000	2,000
R&M-Sidewalk	-	-	1	-	1	1	1
R&M-Tree Removal	-	-	1	-	1	1	1
Misc-Assessmnt Collection Cost	244	359	429	414	-	414	429
Reserve - Roadways	-	-	10,000	-	-	-	10,000
Reserve - Sidewalks	-	-	2,000	-	-	-	2,000
Reserve - Gate	-	-	-	-	-	-	1,000
Total Field	2,572	3,443	18,981	4,961	1,442	6,403	19,981
TOTAL EXPENDITURES	2,572	3,443	18,981	4,961	1,442	6,403	19,981
Excess (deficiency) of revenues Over (under) expenditures	16,083	15,820	2,183	25,550	1,837	27,387	5,633
Net change in fund balance	16,083	15,820	2,183	25,550	1,837	27,387	5,633
FUND BALANCE, BEGINNING	175,769	191,852	207,673	207,673	-	207,673	235,060
FUND BALANCE, ENDING	\$ 191,852	\$ 207,672	\$ 209,856	\$ 233,223	\$ 1,837	\$ 235,060	\$ 240,693

Budget Narrative
Fiscal Year 2024

REVENUES

Interest-Investments (361001)

The interest is earned on available operating funds.

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES - Field

Communication-Telephone & WiFi (541007-53901)

The District is charged for Telephone and WiFi expenditures.

R&M-Gate (546034-53901)

This is for the repairs and maintenance of the gates.

R&M-Security Cameras (546345-53901)

This budget line is to repair the security cameras.

R&M-Sidewalks (546084-53901)

This budget line is to repair the sidewalk.

R&M-Tree Removal (546907-53901)

This budget line is for tree removal services.

Budget Narrative
Fiscal Year 2024**Miscellaneous-Assessment Collection Costs (549070-53901)**

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated Non-Ad Valorem assessment collections.

Reserve – Roadways (568138-53901)

These are the reserves for the renewal and replacement of the assets and equipment around Manor Isle.

Reserve - Sidewalks (568162-53901)

This budget line is to repair the sidewalk.

Reserve - Gate (568090-53901)

This budget line is to repair the gate.

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2021	FY 2022	BUDGET FY 2023	THRU JUN - 2023	JUL- SEP - 2023	PROJECTED FY 2023	BUDGET FY 2024
REVENUES							
Interest - Investments	\$ 987	\$ 1,719	\$ 700	\$ 13,007	4,336	\$ 17,343	\$ 7,000
Special Assmnts- Tax Collector	17,907	20,034	23,039	23,039	-	23,039	23,039
Special Assmnts- Discounts	(668)	(741)	(922)	(856)	-	(856)	(922)
TOTAL REVENUES	18,226	21,012	22,817	35,190	4,336	39,526	29,117
EXPENDITURES							
<i>Field</i>							
Payroll-Village Gate Personnel	494	-	-	-	-	-	-
FICA Taxes	38	-	-	-	-	-	-
Communication - Telephone & WiFi	1,674	1,347	1,550	1,276	388	1,664	1,550
R&M-Gate	622	2,163	3,000	2,719	281	3,000	3,000
R&M-Security Cameras	-	-	2,000	841	1,159	2,000	2,000
R&M-Sidewalk	-	-	1	-	1	1	1
R&M-Tree Removal	-	-	1	-	1	1	1
Misc-Assessmnt Collection Cost	215	385	461	444	-	444	461
Reserve - Roadways	-	-	9,720	-	-	-	9,720
Reserve - Sidewalks	-	-	3,560	-	-	-	3,560
Reserve - Gate	-	-	-	-	-	-	1,000
Total Field	3,043	3,895	20,293	5,280	1,830	7,110	21,293
TOTAL EXPENDITURES	3,043	3,895	20,293	5,280	1,830	7,110	21,293
Excess (deficiency) of revenues Over (under) expenditures	15,183	17,117	2,524	29,910	2,506	32,416	7,825
OTHER FINANCING SOURCES (USES)							
Contribution to (Use of) Fund Balance	-	-	2,524	-	-	-	7,825
TOTAL OTHER SOURCES (USES)	-	-	2,524	-	-	-	7,825
Net change in fund balance	15,183	17,117	2,524	29,910	2,506	32,416	7,825
FUND BALANCE, BEGINNING	242,093	257,276	274,392	274,392	-	274,392	306,808
FUND BALANCE, ENDING	\$ 257,276	\$ 274,393	\$ 276,916	\$ 304,302	\$ 2,506	\$ 306,808	\$ 314,633

Budget Narrative
Fiscal Year 2024

REVENUES

Interest-Investments (361001)

The interest is earned on available operating funds.

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES - Field

Communication-Telephone & WiFi (541007-53901)

The District is charged for Telephone and WiFi expenditures.

R&M-Gate (546034-53901)

This is for the repairs and maintenance of the gates.

R&M-Security Cameras (546345-53901)

This budget line is to repair the security cameras.

R&M-Sidewalks (546084-53901)

This budget line is to repair the sidewalk.

R&M-Tree Removal (546907-53901)

This budget line is for tree removal services.

Budget Narrative
Fiscal Year 2024**Miscellaneous-Assessment Collection Costs (549070-53901)**

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated Non-Ad Valorem assessment collections.

Reserve – Roadways (568138-53901)

These are the reserves for the renewal and replacement of the assets and equipment around Sedgwick.

Reserve - Sidewalks (568162-53901)

This budget line is to repair the sidewalk.

Reserve - Gate (568090-53901)

This budget line is to repair the gate.

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2021	FY 2022	BUDGET FY 2023	THRU JUN - 2023	JUL- SEP - 2023	PROJECTED FY 2023	BUDGET FY 2024
REVENUES							
Interest - Investments	\$ 866	\$ 1,613	\$ 650	\$ 12,114	4,038	\$ 16,152	\$ 650
Special Assmnts- Tax Collector	19,467	17,343	19,944	19,944	-	19,944	19,944
Special Assmnts- Discounts	(726)	(642)	(798)	(741)	-	(741)	(798)
TOTAL REVENUES	19,607	18,314	19,796	31,317	4,038	35,355	19,796
EXPENDITURES							
<i>Field</i>							
Payroll-Village Gate Personnel	480	-	-	-	-	-	-
FICA Taxes	37	-	-	-	-	-	-
Communication - Telephone & WiFi	1,523	1,347	1,300	595	705	1,300	1,300
R&M-Gate	1,388	1,534	3,000	1,754	1,246	3,000	3,000
R&M-Security Cameras	-	-	2,000	503	1,497	2,000	2,000
R&M-Sidewalk	-	-	1	-	1	1	1
R&M-Tree Removal	-	-	1	-	1	1	1
Misc-Assessmnt Collection Cost	239	334	399	384	-	384	399
Misc-Contingency	43	-	-	-	-	-	-
Reserve - Roadways	-	-	8,000	-	-	-	8,000
Reserve - Sidewalks	-	-	3,000	-	-	-	3,000
Reserve - Gate	-	-	-	-	-	-	1,000
Total Field	3,710	3,215	17,701	3,236	3,450	6,686	18,701
TOTAL EXPENDITURES	3,710	3,215	17,701	3,236	3,450	6,686	18,701
Excess (deficiency) of revenues Over (under) expenditures	15,897	15,099	2,095	28,081	588	28,669	1,095
Net change in fund balance	15,897	15,099	2,095	28,081	588	28,669	1,095
FUND BALANCE, BEGINNING	224,406	240,304	255,403	255,403	-	255,403	284,072
FUND BALANCE, ENDING	\$ 240,303	\$ 255,403	\$ 257,497	\$ 283,484	\$ 588	\$ 284,072	\$ 285,167

Budget Narrative
Fiscal Year 2024

REVENUES

Interest-Investments (361001)

The interest is earned on available operating funds.

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES - Field

Communication-Telephone & WiFi (541007-53901)

The District is charged for Telephone and WiFi expenditures.

R&M-Gate (546034-53901)

This is for the repairs and maintenance of the gates.

R&M-Security Cameras (546345-53901)

This budget line is to repair the security cameras.

R&M-Sidewalks (546084-53901)

This budget line is to repair the sidewalk.

R&M-Tree Removal (546907-53901)

This budget line is for tree removal services.

MEADOW POINTE II

Community Development District

Tullamore Fund

Budget Narrative
Fiscal Year 2024**Miscellaneous-Assessment Collection Costs (549070-53901)**

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated Non-Ad Valorem assessment collections.

Reserve – Roadways (568138-53901)

These are the reserves for the renewal and replacement of the assets and equipment around Tullamore.

Reserve - Sidewalks (568162-53901)

This budget line is to repair the sidewalk.

Reserve - Gate (568090-53901)

This budget line is to repair the gate.

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2021	FY 2022	BUDGET	THRU	JUL-	PROJECTED	BUDGET
			FY 2023	JUN - 2023	SEP - 2023	FY 2023	FY 2024
REVENUES							
Interest - Investments	\$ 1,024	\$ 1,837	\$ 700	\$ 13,713	4,571	\$ 18,284	\$ 7,000
Special Assmnts- Tax Collector	19,202	16,226	18,660	18,660	-	18,660	18,660
Special Assmnts- Discounts	(716)	(600)	(746)	(694)	-	(694)	(746)
TOTAL REVENUES	19,510	17,463	18,614	31,679	4,571	36,250	24,914
EXPENDITURES							
<i>Field</i>							
Payroll-Village Gate Personnel	402	-	-	-	-	-	-
FICA Taxes	31	-	-	-	-	-	-
Communication - Telephone & WiFi	1,591	1,367	1,550	595	955	1,550	1,550
R&M-Gate	300	1,751	3,000	774	2,226	3,000	3,000
R&M-Security Cameras	-	-	2,000	503	1,497	2,000	2,000
R&M-Sidewalk	-	-	1	-	1	1	1
R&M-Tree Removal	-	-	1	-	1	1	1
Misc-Assessmnt Collection Cost	213	312	373	359	14	373	373
Reserve-Renewal&Replacement	-	-	-	-	-	-	-
Reserve - Roadways	-	-	10,000	3,060	-	3,060	10,000
Reserve - Gate	-	-	-	-	-	-	1,000
Total Field	2,537	3,430	16,925	5,291	4,694	9,985	17,925
TOTAL EXPENDITURES	2,537	3,430	16,925	5,291	4,694	9,985	17,925
Excess (deficiency) of revenues							
Over (under) expenditures	16,973	14,033	1,689	26,388	(123)	26,265	6,988
Net change in fund balance	16,973	14,033	1,689	26,388	(123)	26,265	6,988
FUND BALANCE, BEGINNING	258,007	274,981	289,013	289,013	-	289,013	315,278
FUND BALANCE, ENDING	\$ 274,980	\$ 289,014	\$ 290,702	\$ 315,401	\$ (123)	\$ 315,278	\$ 322,266

Budget Narrative
Fiscal Year 2024

REVENUES

Interest-Investments (361001)

The interest is earned on available operating funds.

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES - Field

Communication-Telephone & WiFi (541007-53901)

The District is charged for Telephone and WiFi expenditures.

R&M-Gate (546034-53901)

This is for the repairs and maintenance of the gates.

R&M-Security Cameras (546345-53901)

This budget line is to repair the security cameras.

R&M-Sidewalks (546084-53901)

This budget line is to repair the sidewalk.

R&M-Tree Removal (546907-53901)

This budget line is for tree removal services.

Budget Narrative
Fiscal Year 2024**Miscellaneous-Assessment Collection Costs (549070-53901)**

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated Non-Ad Valorem assessment collections.

Reserve – Roadways (568138-53901)

These are the reserves for the renewal and replacement of the assets and equipment around Vermillion.

Reserve - Gate (568090-53901)

This budget line is to repair the gate.

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2021	FY 2022	BUDGET FY 2023	THRU JUN - 2023	JUL- SEP - 2023	PROJECTED FY 2023	BUDGET FY 2024
REVENUES							
Interest - Investments	\$ 1,899	3,514	\$ 1,300	\$ 25,532	8,511	\$ 34,043	\$ 1,300
Special Assmnts- Tax Collector	40,432	33,566	38,601	38,601	-	38,601	38,601
Special Assmnts- Discounts	(1,507)	(1,242)	(1,544)	(1,435)	-	(1,435)	(1,544)
Other Miscellaneous Revenues	3,695	-	-	-	-	-	-
TOTAL REVENUES	44,519	35,838	38,357	62,698	8,511	71,209	38,357
EXPENDITURES							
<i>Administrative</i>							
Miscellaneous Services	-	7	-	-	-	-	-
Total Administrative	-	7	-	-	-	-	-
<i>Field</i>							
Payroll-Village Gate Personnel	500	-	-	-	-	-	-
FICA Taxes	38	-	-	-	-	-	-
Communication - Telephone & WiFi	1,523	1,595	1,550	595	388	983	1,550
R&M-Gate	7,138	2,077	3,000	2,259	741	3,000	3,000
R&M-Security Cameras	-	-	2,000	2,316	(316)	2,000	2,000
R&M-Sidewalk	-	-	1	-	1	1	1
R&M-Tree Removal	-	-	1	-	1	1	1
Misc-Assessmnt Collection Cost	436	646	772	743	29	772	772
Reserve - Roadways	-	18,202	20,000	-	-	-	20,000
Reserve - Sidewalks	-	-	7,000	-	-	-	7,000
Reserve - Gate	-	-	-	-	-	-	1,000
Total Field	9,635	22,520	34,324	5,913	844	6,757	35,324
<i>Landscape Services</i>							
R&M-Landscape Renovations	10,772	-	-	-	-	-	-
Total Landscape Services	10,772	-	-	-	-	-	-
TOTAL EXPENDITURES	20,407	22,527	34,324	5,913	844	6,757	35,324
Excess (deficiency) of revenues Over (under) expenditures	24,112	13,311	4,033	56,785	7,667	64,452	3,033
Net change in fund balance	24,112	13,311	4,033	56,785	7,667	64,452	3,033
FUND BALANCE, BEGINNING	499,887	523,999	537,311	537,311	-	537,311	601,763
FUND BALANCE, ENDING	\$ 523,999	\$ 537,310	\$ 541,344	\$ 594,096	\$ 7,667	\$ 601,763	\$ 604,796

Budget Narrative
Fiscal Year 2024

REVENUES

Interest-Investments (361001)

The interest is earned on available operating funds.

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES - Field

Communication-Telephone & WiFi (541007-53901)

The District is charged for Telephone and WiFi expenditures.

R&M-Gate (546034-53901)

This is for the repairs and maintenance of the gates.

R&M-Security Cameras (546345-53901)

This budget line is to repair the security cameras.

R&M-Sidewalks (546084-53901)

This budget line is to repair the sidewalk.

R&M-Tree Removal (546907-53901)

This budget line is for tree removal services.

Budget Narrative
Fiscal Year 2024**Miscellaneous-Assessment Collection Costs (549070-53901)**

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated Non-Ad Valorem assessment collections.

Reserve – Roadways (568138-53901)

These are the reserves for the renewal and replacement of the assets and equipment around Wrencrest.

Reserve - Sidewalks (568162-53901)

This budget line is to repair the sidewalk.

Reserve - Gate (568090-53901)

This budget line is to repair the gate.

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2021	FY 2022	BUDGET FY 2023	THRU JUN - 2023	JUL- SEP - 2023	PROJECTED FY 2023	BUDGET FY 2024
REVENUES							
Special Assmnts- Tax Collector	5,599	5,027	\$ 5,781	\$ 5,781	\$ -	\$ 5,781	\$ 5,781
Special Assmnts- Discounts	(209)	(186)	(231)	(215)	-	(215)	(231)
TOTAL REVENUES	5,390	4,841	5,550	5,566	-	5,566	5,550
EXPENDITURES							
<i>Field</i>					0		
Communication - Telephone & WiFi	698	955	850	469	381	850	850
R&M-Sidewalks	-	4,494	-	-	-	-	-
R&M-Security Cameras	-	-	2,000	983	1,017	2,000	2,000
Misc-Assessmnt Collection Cost	108	97	116	111	-	111	116
Reserve - Sidewalks	-	-	1,875	-	-	-	1,875
Total Field	806	5,546	4,841	1,563	1,476	3,039	4,841
TOTAL EXPENDITURES	806	5,546	4,841	1,563	1,476	3,039	4,841
Excess (deficiency) of revenues							
Over (under) expenditures	4,584	(705)	709	4,003	(1,476)	2,527	709
Net change in fund balance	4,584	(705)	709	4,003	(1,476)	2,527	709
FUND BALANCE, BEGINNING	-	4,584	3,881	3,881	-	3,881	6,408
FUND BALANCE, ENDING	\$ 4,584	\$ 3,879	\$ 4,590	\$ 7,884	\$ (1,476)	\$ 6,408	\$ 7,117

Budget Narrative
Fiscal Year 2024

REVENUES

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES - Field

Communication-Telephone & WiFi (541007-53901)

The District is charged for Telephone and WiFi expenditures.

R&M-Security Cameras (546345-53901)

This budget line is to repair the security cameras.

Miscellaneous-Assessment Collection Costs (549070-53901)

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated Non-Ad Valorem assessment collections.

Reserve - Sidewalks (568162-53901)

This budget line is to repair the sidewalk and includes prior years expenses (\$7,500 over four years).

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2021	FY 2022	BUDGET	THRU	JUL-	PROJECTED	BUDGET
			FY 2023	JUN - 2023	SEP - 2023	FY 2023	FY 2024
REVENUES							
Special Assmnts- Tax Collector	\$ 6,007	5,435	\$ 6,250	\$ 6,250	\$ -	\$ 6,250	\$ 6,250
Special Assmnts- Discounts	(224)	(201)	(250)	(232)	-	(232)	(250)
Other Miscellaneous Revenues	331		-	-	-	-	-
TOTAL REVENUES	6,114	5,234	6,000	6,018	-	6,018	6,000
EXPENDITURES							
<i>Field</i>							
Communication - Telephone & WiFi	758	893	850	510	340	850	850
R&M-Security Cameras	-	-	2,000	2,488	500	2,988	2,000
Misc-Assessmnt Collection Cost	116	104	109	120	-	120	125
Reserve - Sidewalks	-	-	2,259	-	-	-	2,259
Total Field	874	997	5,218	3,118	878	3,996	5,234
Landscape Services							
R&M-Landscape Renovations	-	301	-	-	-	-	-
Total Landscape Services	-	301	-	-	-	-	-
TOTAL EXPENDITURES	874	1,298	5,218	3,118	878	3,996	5,234
Excess (deficiency) of revenues							
Over (under) expenditures	5,240	3,936	782	2,900	(878)	2,022	766
Net change in fund balance	5,240	3,936	782	2,900	(878)	2,022	766
FUND BALANCE, BEGINNING	-	5,240	9,176	9,176	-	9,176	11,198
FUND BALANCE, ENDING	\$ 5,240	\$ 9,176	\$ 9,958	\$ 12,076	\$ (878)	\$ 11,198	\$ 11,964

Budget Narrative
Fiscal Year 2024

REVENUES

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES - Field

Communication-Telephone & WiFi (541007-53901)

The District is charged for Telephone and WiFi expenditures.

R&M-Security Cameras (546345-53901)

This budget line is to repair the security cameras.

Miscellaneous-Assessment Collection Costs (549070-53901)

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated Non-Ad Valorem assessment collections.

Reserve - Sidewalks (568162-53901)

This budget line is to repair the sidewalk and includes prior years expenses (\$9,037 over four years).

Exhibit "C"
Allocation of Reserves - Villages

	003 Charlesworth	004 Colehaven	005 Covina Key	006 Glenham	007 Iverson	008 Lettingwell	009 Longleaf	010 Manor Isle	011 Sedgwick	012 Tullamore	013 Vermillion	014 Wrencrest	015 Deer Run	016 Morning Side
AVAILABLE FUNDS														
Beginning Fund Balance - Fiscal Year 2024	\$ 322,542	\$ 80,034	\$ 371,271	\$ 49,579	\$ 301,033	\$ 30,589	\$ 458,875	\$ 235,060	\$ 306,808	\$ 284,072	\$ 315,278	\$ 601,763	\$ 8,335	\$ 13,281
Net Change in Fund Balance - Fiscal Year 2024	7,891	2,663	8,768	-	1,454	12,613	8,657	5,633	7,825	1,095	6,988	3,033	709	766
Reserves - Fiscal Year 2024 Addition	15,000	2,320	10,000	3,332	16,675	8,500	26,000	13,000	14,280	12,000	11,000	28,000	1,875	2,259
Total Funds Available (Estimated) - 9/30/2023	345,432	85,018	390,039	52,911	319,162	51,702	493,533	253,693	328,913	297,167	333,266	632,796	10,919	16,306
ALLOCATION OF AVAILABLE FUNDS														
Assigned Fund Balance														
Operating Reserve - Operating Capital	6,077	2,013	3,964	2,524	5,935	-	8,953	4,995	5,323	4,675	4,481	8,831	1,210	1,309
Reserves - Roadways Prior Years	185,423	56,970	184,645	36,391	189,930	-	180,798	102,267	142,947	102,160	172,026	265,794	-	-
Reserves - Roadways FY 2023	12,000	760	8,000	1,930	14,000	-	15,000	10,000	9,720	8,000	10,000	20,000	-	-
Reserves - Roadways FY 2023 Expenses	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Reserves - Roadways FY 2024	12,000	760	8,000	1,930	14,000	5,000	15,000	10,000	9,720	8,000	10,000	20,000	-	-
Total Reserves-Roadways	209,423	58,490	200,645	40,251	217,930	5,000	210,798	122,267	162,387	118,160	192,026	305,794	-	-
Reserves - Sidewalks Prior Years	25,660	4,054	3,293	2,010	7,544	2,500	44,479	8,744	19,820	26,544	1,936	26,330	4,300	5,068
Reserves - Sidewalks FY 2023	2,000	560	-	402	1,675	-	10,000	2,000	3,560	3,000	-	7,000	1,875	2,259
Reserves - Sidewalks FY2023 Expenses	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Reserves - Sidewalks FY 2024	2,000	560	1,000	402	1,675	2,500	10,000	2,000	3,560	3,000	-	7,000	1,875	2,259
Total Reserves-Sidewalks	29,660	5,174	4,293	2,814	10,894	5,000	64,479	12,744	26,940	32,544	1,936	40,330	8,050	9,586
Subtotal	245,160	65,677	208,902	45,589	234,759	10,000	284,230	140,006	194,650	155,379	198,443	354,955	9,260	10,895
Total Allocation of Available Funds	245,160	65,677	208,902	45,589	234,759	10,000	284,230	140,006	194,650	155,379	198,443	354,955	9,260	10,895
Total Unassigned (undesignated) Cash	\$ 100,273	\$ 19,340	\$ 181,137	\$ 7,322	\$ 84,402	\$ 41,702	\$ 209,303	\$ 113,686	\$ 134,263	\$ 141,788	\$ 134,823	\$ 277,841	\$ 1,659	\$ 5,412

Notes

(1) Represents approximately 3 months of operating expenditures

MEADOW POINTE II
Community Development District

Debt Service Budget
Fiscal Year 2024

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL FY 2021	ACTUAL FY 2022	ADOPTED BUDGET FY 2023	ACTUAL THRU JUN - 2023	PROJECTED JUL- SEP - 2023	TOTAL PROJECTED FY 2023	ANNUAL BUDGET FY 2024
REVENUES							
Interest - Investments	\$ 19	\$ 19	\$ 25	\$ 15	\$ 5	\$ 20	\$ 25
Special Assmnts- Tax Collector	643,689	644,951	644,951	644,952	-	644,952	644,490
Special Assmnts- Prepayment	-	5,354	-	-	-	-	-
Special Assmnts- Discounts	(23,995)	(23,859)	(25,798)	(23,974)	-	(23,974)	(25,780)
TOTAL REVENUES	619,713	626,465	619,178	620,993	5	620,998	618,735
EXPENDITURES							
<i>Administrative</i>							
Misc-Assessmnt Collection Cost	12,394	12,410	12,899	12,419	-	12,419	12,890
Total Administrative	12,394	12,410	12,899	12,419	-	12,419	12,890
<i>Debt Service</i>							
Cost of Issuance	-	-	-	-	-	-	-
Principal Debt Retirement	310,000	320,000	330,000	330,000	-	330,000	340,000
Principal Prepayment	10,000	5,000	-	5,000	-	5,000	-
Interest Expense	295,818	287,817	279,365	279,110	-	279,110	270,084
Total Debt Service	615,818	612,817	609,365	614,110	-	614,110	610,084
TOTAL EXPENDITURES	628,212	625,227	622,264	626,529	-	626,529	622,974
Excess (deficiency) of revenues Over (under) expenditures	(8,499)	1,238	(3,086)	(5,536)	5	(5,531)	(4,239)
OTHER FINANCING SOURCES (USES)							
Operating Transfers-Out	(8)	(8)	-	(6)	-	(6)	-
Contribution to (Use of) Fund Balance	-	-	(3,086)	-	-	-	(4,239)
TOTAL OTHER SOURCES (USES)	(8)	(8)	(3,086)	(6)	-	(6)	(4,239)
Net change in fund balance	(8,507)	1,230	(3,086)	(5,542)	5	(5,537)	(4,239)
FUND BALANCE, BEGINNING	307,083	298,576	299,808	299,808	-	299,808	294,271
FUND BALANCE, ENDING	\$ 298,576	\$ 299,807	\$ 296,722	\$ 294,266	\$ 5	\$ 294,271	\$ 290,032

DEBT SERVICE SCHEDULE
Special Assessment Bonds, Series 2018

Period Ending	Outstanding Principal	Principal	Extraordinary Redemption	Coupon	Interest	Debt Service	Annual Debt Service
11/1/2023	7,145,000.00				135,041.88	135,041.88	
5/1/2024	7,145,000.00	340,000		2.875%	135,041.88	475,041.88	610,083.76
11/1/2024	6,805,000.00				130,154.38	130,154.38	
5/1/2025	6,805,000.00	350,000		3.000%	130,154.38	480,154.38	610,308.76
11/1/2025	6,455,000.00				124,904.38	124,904.38	
5/1/2026	6,455,000.00	360,000		3.125%	124,904.38	484,904.38	609,808.76
11/1/2026	6,095,000.00				119,279.38	119,279.38	
5/1/2027	6,095,000.00	370,000		3.250%	119,279.38	489,279.38	608,558.76
11/1/2027	5,725,000.00				113,266.88	113,266.88	
5/1/2028	5,725,000.00	385,000		3.400%	113,266.88	498,266.88	611,533.76
11/1/2028	5,340,000.00				106,721.88	106,721.88	
5/1/2029	5,340,000.00	395,000		3.500%	106,721.88	501,721.88	608,443.76
11/1/2029	4,945,000.00				99,809.38	99,809.38	
5/1/2030	4,945,000.00	410,000		3.875%	99,809.38	509,809.38	609,618.76
11/1/2030	4,535,000.00				91,865.63	91,865.63	
5/1/2031	4,535,000.00	430,000		3.875%	91,865.63	521,865.63	613,731.26
11/1/2031	4,105,000.00				83,534.38	83,534.38	
5/1/2032	4,105,000.00	445,000		3.875%	83,534.38	528,534.38	612,068.76
11/1/2032	3,660,000.00				74,912.50	74,912.50	
5/1/2033	3,660,000.00	460,000		3.875%	74,912.50	534,912.50	609,825.00
11/1/2033	3,200,000.00				66,000.00	66,000.00	
5/1/2034	3,200,000.00	480,000		4.125%	66,000.00	546,000.00	612,000.00
11/1/2034	2,720,000.00				56,100.00	56,100.00	
5/1/2035	2,720,000.00	500,000		4.125%	56,100.00	556,100.00	612,200.00
11/1/2035	2,220,000.00				45,787.50	45,787.50	
5/1/2036	2,220,000.00	520,000		4.125%	45,787.50	565,787.50	611,575.00
11/1/2036	1,700,000.00				35,062.50	35,062.50	
5/1/2037	1,700,000.00	545,000		4.125%	35,062.50	580,062.50	615,125.00
11/1/2037	1,155,000.00				23,821.88	23,821.88	
5/1/2038	1,155,000.00	565,000		4.125%	23,821.88	588,821.88	612,643.76
11/1/2038	590,000.00				12,168.75	12,168.75	
5/1/2039	590,000.00	590,000		4.125%	12,168.75	602,168.75	614,337.50
		7,145,000			2,636,863	9,781,863	9,781,863

Budget Narrative
Fiscal Year 2024

REVENUES

Interest-Investments (361001)

The District earns interest income on their trust accounts with US Bank.

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES - *Administrative*

Misc. – Assessment Collection Cost (549070-51301)

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 3% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated assessment collections.

EXPENDITURES – *Debt Service*

Principal Debt Retirement (571001-51701)

The District pays regular principal payments annually in order to pay down/retire the debt.

Interest Expense (572001-51701)

The District pays interest expense on the debt twice during the year.

MEADOW POINTE II
Community Development District

Supporting Budget Schedules
Fiscal Year 2024

2024 vs 2023 ASSESSMENT MATRIX

Parcel Unit	Subdivision Name	Lot Size	Product Type	# Lots	Assessments							
					O&M	Garbage Pick Up	Special Village	Deed Rest. Enforcement	Series 2018 DS	FY 2024 Total	FY 2023 Total	Increase/ (Decrease)
9.1	Morningside	60'x110'	SF	77	\$987.62	\$119.53	\$31.89	\$51.87	\$174.08	\$1,364.99	\$1,200.39	13.71%
9.2	Morningside	60'x110'	SF	63	\$987.62	\$119.53	\$31.89	\$51.87	\$174.08	\$1,364.99	\$1,200.39	13.71%
9.3	Morningside	60'x110'	SF	56	\$987.62	\$119.53	\$31.89	\$51.87	\$174.08	\$1,364.99	\$1,200.39	13.71%
10.1	Deer Run	65'x115'	SF	66	\$987.62	\$119.53	\$38.80	\$51.87	\$178.55	\$1,376.37	\$1,211.77	13.58%
10.2	Deer Run	65'x115'	SF	51	\$987.62	\$119.53	\$38.80	\$51.87	\$178.55	\$1,376.37	\$1,211.77	13.58%
10.3	Deer Run	65'x115'	SF	32	\$987.62	\$119.53	\$38.80	\$51.87	\$178.55	\$1,376.37	\$1,211.77	13.58%
11.1	Manor Isle	80'x120'	SF	38	\$987.62	\$119.53	\$278.87	\$51.87	\$402.63	\$1,840.53	\$1,675.92	9.82%
11.2	Manor Isle	80'x120'	SF	39	\$987.62	\$119.53	\$278.87	\$51.87	\$402.63	\$1,840.53	\$1,675.92	9.82%
12.1	Longleaf	35'x110'	SVIL	124	\$987.62	\$119.53	\$172.68	\$0.00	\$318.33	\$1,598.16	\$1,433.56	11.48%
12.2	Longleaf	35'x110'	SVIL	96	\$987.62	\$119.53	\$172.68	\$0.00	\$318.33	\$1,598.16	\$1,433.56	11.48%
14.1	Covina Key	Townhome	TH	84	\$564.35	\$0.00	\$91.77	\$0.00	\$296.59	\$952.71	\$858.66	10.95%
14.2	Covina Key	Townhome	TH	82	\$564.35	\$0.00	\$91.77	\$0.00	\$296.59	\$952.71	\$858.66	10.95%
14.3	Anand Vihar	Multi Family	MF	24	\$329.21	\$0.00	\$0.00	\$0.00	\$51.77	\$380.98	\$326.11	16.82%
14.4	Anand Vihar	Townhome	TH	155	\$564.35	\$0.00	\$0.00	\$0.00	\$88.76	\$653.11	\$559.05	16.82%
15.1	Lettingwell	40'x110	SVIL	86	\$987.62	\$119.53	\$342.22	\$0.00	\$405.78	\$1,855.16	\$1,690.55	9.74%
15.2	Glenham	40'x110	SF	64	\$987.62	\$119.53	\$166.00	\$51.87	\$461.60	\$1,786.63	\$1,622.02	10.15%
16.1	Sedgwick	Townhome	TH	129	\$564.35	\$0.00	\$178.60	\$0.00	\$297.53	\$1,040.48	\$946.42	9.94%
16.2	Vermillion	Townhome	TH	174	\$564.35	\$0.00	\$107.24	\$0.00	\$249.77	\$921.37	\$827.31	11.37%
16.3	Charlesworth	Townhome	TH	118	\$564.35	\$0.00	\$213.60	\$0.00	\$346.68	\$1,124.63	\$1,030.57	9.13%
16.4	Tullamore	Townhome	TH	130	\$564.35	\$0.00	\$153.42	\$0.00	\$229.14	\$946.90	\$852.85	11.03%
17.1	Wrencrest	50'x110	SF	71	\$987.62	\$119.53	\$152.57	\$51.87	\$363.77	\$1,675.37	\$1,510.77	10.90%
17.2	Wrencrest	50'x110	SF	102	\$987.62	\$119.53	\$152.57	\$51.87	\$363.77	\$1,675.37	\$1,510.77	10.90%
17.3	Wrencrest	40'x110	SF	80	\$987.62	\$119.53	\$152.57	\$51.87	\$363.77	\$1,675.37	\$1,510.77	10.90%
18.1	Iverson	60'x110'	SF	81	\$987.62	\$119.53	\$151.32	\$51.87	\$478.13	\$1,788.47	\$1,623.87	10.14%
18.2	Iverson	60'x110'	SF	89	\$987.62	\$119.53	\$151.32	\$51.87	\$478.13	\$1,788.47	\$1,623.87	10.14%
18.3	Colehaven	80'x120'	SF	51	\$987.62	\$119.53	\$178.04	\$51.87	\$565.54	\$1,902.60	\$1,738.01	9.47%
ZCOM			ZCOM	6,151	\$19,752.36	\$0.00	\$0.00	\$0.00		\$19,752.36	\$16,460.30	20.00%
Total				2168.151								

MEADOW POINTE II
Community Development District

All Funds

GENERAL FUND

TYPE	% ALLOC	UNITS/ ACRES	GROSS ASSMT	GROSS PER UNIT/ACRE
SF	50.65%	960	\$ 948,113	\$987.62
VILLA	16.15%	306	\$ 302,211	\$987.62
TH	26.29%	872	\$ 492,115	\$564.35
MF	0.42%	24	\$ 7,901	\$329.21
COMM	6.49%	6.15	\$ 121,497	\$19,752.36
100.00%		\$1,871,837		

	FISCAL YEAR 2023	FISCAL YEAR 2024	Increase / (Decrease)
GROSS ASSESSMENT	\$1,559,864	\$1,871,837	
ASSMT PER UNIT			
SF	\$823.02	\$987.62	20.00%
VILLA	\$823.02	\$987.62	20.00%
TH	\$470.29	\$564.35	20.00%
MF	\$274.34	\$329.21	20.00%
COMM	\$16,460.30	\$19,752.36	20.00%
100.00%			

TRASH COLLECTION

	UNITS/ ACRES	FISCAL YEAR 2023	FISCAL YEAR 2024	Increase / (Decrease)
GROSS ASSESSMENT		151,330	151,330	
ASSMT PER UNIT <i>RESIDENTIAL</i>	1,266	\$119.53	\$119.53	0.00%

MEADOW POINTE II
Community Development District

All Funds

DEED RESTRICTION

	UNITS/ ACRES	FISCAL YEAR 2023	FISCAL YEAR 2024	Increase / (Decrease)
GROSS ASSESSMENT		\$49,798	\$49,798	
ASSMT PER UNIT <i>RESIDENTIAL</i>	960	\$51.87	\$51.87	0.00%

SPECIAL VILLAGE FUNDS

	SUBDIVISION	FUND	UNITS/ ACRES	GROSS ASSMT	GROSS PER UNIT/ACRE
SP 9	MORNINGSIDE	016	196	6,250.00	\$31.89
SP 10	DEER RUN	015	149	5,781.00	\$38.80
SP 11	MANOR ISLES	010	77	21,473.00	\$278.87
SP 12	LONGLEAF	009	220	37,989.00	\$172.68
SP 14-1	COVINA KEY	005	166	15,234.00	\$91.77
SP 15-1	LETTINGWELL	008	86	29,431.00	\$342.22
SP 15-2	GLENHAM	006	64	10,624.00	\$166.00
SP 16-1	SEDWICK	011	129	23,039.00	\$178.60
SP 16-2	VERMILLION	013	174	18,660.00	\$107.24
SP 16-3A	CHARLESWORTH	003	118	25,205.00	\$213.60
SP 16-3B	TULLAMORE	012	130	19,944.00	\$153.42
SP 17	WRENCREST	014	253	38,601.00	\$152.57
SP 18-1, 2	IVERSON	007	170	25,724.00	\$151.32
SP 18-3	COLEHAVEN	004	51	9,080.00	\$178.04
Total			1,983.00	287,035.00	

	SUBDIVISION	FUND	FISCAL YEAR 2023	FISCAL YEAR 2024	Increase / (Decrease)
SP 9	MORNINGSIDE	016	\$31.89	\$31.89	0%
SP 10	DEER RUN	015	\$38.80	\$38.80	0%
SP 11	MANOR ISLES	010	\$278.87	\$278.87	0%
SP 12	LONGLEAF	009	\$172.68	\$172.68	0%
SP 14-1	COVINA KEY	005	\$91.77	\$91.77	0%
SP 15-1	LETTINGWELL	008	\$342.22	\$342.22	0%
SP 15-2	GLENHAM	006	\$166.00	\$166.00	0%
SP 16-1	SEDWICK	011	\$178.60	\$178.60	0%
SP 16-2	VERMILLION	013	\$107.24	\$107.24	0%
SP 16-3A	CHARLESWORTH	003	\$213.60	\$213.60	0%
SP 16-3B	TULLAMORE	012	\$153.42	\$153.42	0%
SP 17	WRENCREST	014	\$152.57	\$152.57	0%
SP 18-1, 2	IVERSON	007	\$151.32	\$151.32	0%
SP 18-3	COLEHAVEN	004	\$178.05	\$178.04	0%

NOTE: The assessments provided on this page are based on preliminary numbers and are for review purposes only. The final assessments will be computed with the financial consultant.