

Budget Template
Wiregrass Community Development District
General Fund
Fiscal Year 2015/2016

	Chart of Accounts Classification	Budget for 2015/2016
1		
2	REVENUES	
3		
4	Special Assessments	
5	Tax Roll*	\$ -
6	Off Roll*	\$ 270,615
7	Contributions & Donations from Private Sources	
8	Developer Contributions	\$ -
9		
10	TOTAL REVENUES	\$ 270,615
11		
12	Balance Forward from Prior Year	\$ -
13		
14	TOTAL REVENUES AND BALANCE FORWARD	\$ 270,615
15		
16	<i>*Allocation of assessments between the Tax Roll and Off Roll are</i>	
17		
18	EXPENDITURES - ADMINISTRATIVE	
19		
20	Financial & Administrative	
21	Administrative Services	\$ 2,400
22	District Management	\$ 12,000
23	Financial Consulting Services	\$ 3,600
24	Accounting Services	\$ 12,000
25	District Engineer	\$ 20,000
26	Disclosure Report	\$ 5,000
27	Trustees Fees	\$ 3,500
28	Tax Collector /Property Appraiser Fees	\$ 150
29	Auditing Services	\$ 3,800
30	Arbitrage Rebate Calculation	\$ 650
31	Public Officials Liability Insurance	\$ 1,600
32	Legal Advertising	\$ 2,000
33	Bank Fees	\$ -
34	Dues, Licenses & Fees	\$ 175
35	Website Fees & Maintenance	\$ 2,700
36	Legal Counsel	
37	District Counsel	\$ 35,000
38		
39	Administrative Subtotal	\$ 104,575
40		
41	EXPENDITURES - FIELD OPERATIONS	
42		
43	Electric Utility Services	
44	Utility Services	\$ -
45	Street Lights	\$ 5,000
46	Water-Sewer Combination Services	
47	Utility - Reclaimed	\$ 2,000
48	Stormwater Control	
49	Aquatic Maintenance	\$ 5,040
50	Mitigation Area Monitoring & Maintenance	\$ 7,000
51	Stormwater Assessment	\$ 3,000
52	Stormwater System Maintenance	\$ 2,000
60	Other Physical Environment	
61	General Liability Insurance	\$ 500
62	Property Insurance	\$ 5,000
63	Landscape Maintenance	\$ 100,000
75	Road & Street Facilities	
80	Roadway Repair & Maintenance	\$ 2,000
81	Parks & Recreation	
82	Sidewalk Maintenance & Repair	\$ 2,000
83	Bike and Walking trail	\$ 7,500
84	Contingency	
85	Miscellaneous Contingency	\$ 5,000
86	Capital Reserve	\$ 20,000
87		
88	Field Operations Subtotal	\$ 166,040
89		
91		
92	TOTAL EXPENDITURES	\$ 270,615
93		
94	EXCESS OF REVENUES OVER EXPENDITURES	\$ -
95		

Budget Template
Wiregrass Community Development District
Debt Service
Fiscal Year 2015/20116

Chart of Accounts Classification	Series 2014	Budget for 2015/2016
REVENUES		
Special Assessments		
Net Special Assessments	\$933,805.86	\$933,805.86
TOTAL REVENUES	\$933,805.86	\$933,805.86
EXPENDITURES		
Administrative		
Financial & Administrative		
Bank Fees		\$0.00
Debt Service Obligation	\$933,805.86	\$933,805.86
Administrative Subtotal	\$933,805.86	\$933,805.86
TOTAL EXPENDITURES	\$933,805.86	\$933,805.86
EXCESS OF REVENUES OVER EXPENDITURES	\$0.00	\$0.00

Collection and Discount % applicable to the county: 6.0%

Gross assessments **\$992,565.75**

Notes:

Tax Roll Collection Costs for Pasco County is 6.0% of Tax Roll. Budgeted net of tax roll assessments.
See Assessment Table.

Wiregrass Community Development District

FISCAL YEAR 2015/2016 O&M & DEBT SERVICE ASSESSMENT SCHEDULE

2015/2016 O&M Budget	\$270,615.00
Pasco County 6% Collection Cost:	\$17,273.30
2015/2016 Total:	<u>\$287,888.30</u>

2014/2015 O&M Budget	\$161,787.00
2015/2016 O&M Budget	\$270,615.00
Total Difference:	<u>\$108,828.00</u>

	PER UNIT ANNUAL ASSESSMENT		Proposed Increase / Decrease \$
	2014/2015 ⁽¹⁾	2015/2016	
Debt Service - Single Family	\$0.00	\$0.00	\$0.00
Operations/Maintenance - Single Family	\$18.46	\$32.85	\$14.39
Total	\$18.46	\$32.85	\$14.39
Debt Service - Single Family	\$0.00	\$1,275.51	\$1,275.51
Operations/Maintenance - Single Family	\$18.46	\$32.85	\$14.39
Total	\$18.46	\$1,308.36	\$1,289.90
Debt Service - Apartment	\$0.00	\$0.00	\$0.00
Operations/Maintenance - Apartment	\$4.62	\$8.21	\$3.59
Total	\$4.62	\$8.21	\$3.59
Debt Service - Townhome	\$0.00	\$0.00	\$0.00
Operations/Maintenance - Townhome	\$11.01	\$19.58	\$8.57
Total	\$11.01	\$19.58	\$8.57
Debt Service - Townhome	\$0.00	\$797.19	\$797.19
Operations/Maintenance - Townhome	\$11.01	\$19.58	\$8.57
Total	\$11.01	\$816.77	\$805.76
Debt Service - Retail	\$0.00	\$0.00	\$0.00
Operations/Maintenance - Retail	\$21.30	\$37.90	\$16.60
Total	\$21.30	\$37.90	\$16.60
Debt Service - Hotel	\$0.00	\$0.00	\$0.00
Operations/Maintenance - Hotel	\$11.01	\$19.58	\$8.57
Total	\$11.01	\$19.58	\$8.57
Debt Service - Office	\$0.00	\$0.00	\$0.00
Operations/Maintenance - Office	\$15.62	\$27.80	\$12.18
Total	\$15.62	\$27.80	\$12.18
Debt Service - Light Industrial	\$0.00	\$0.00	\$0.00
Operations/Maintenance - Light Industrial	\$15.69	\$27.92	\$12.23
Total	\$15.69	\$27.92	\$12.23
Debt Service - Recreational	\$0.00	\$0.00	\$0.00
Operations/Maintenance - Recreational	\$21.23	\$37.78	\$16.55
Total	\$21.23	\$37.78	\$16.55
Debt Service - GC Clubhouse	\$0.00	\$0.00	\$0.00
Operations/Maintenance - GC Clubhouse	\$73.84	\$131.40	\$57.56
Total	\$73.84	\$131.40	\$57.56
Debt Service - Hospital	\$0.00	\$0.00	\$0.00
Operations/Maintenance - Hospital	\$11.01	\$19.58	\$8.57
Total	\$11.01	\$19.58	\$8.57
Debt Service - Hospital	\$0.00	\$904.03	\$904.03
Operations/Maintenance - Hospital	\$11.01	\$19.58	\$8.57
Total	\$11.01	\$923.61	\$912.60

⁽¹⁾ Fiscal Year 2014-2015 was direct billed. Pasco County Collection Costs and Early Payment Discount Costs not included.

WIREGRASS CDD

FISCAL YEAR 2015/2016 O&M & DEBT SERVICE ASSESSMENT SCHEDULE

TOTAL O&M BUDGET		\$270,615.00
COLLECTION COSTS @	6.0%	<u>\$17,273.30</u>
TOTAL O&M ASSESSMENT		<u><u>\$287,888.30</u></u>

PRODUCT TYPE	UNITS ASSESSED			ALLOCATION OF O&M ASSESSMENT			
	O&M	2014 DEBT SERVICE ⁽¹⁾		EAU FACTOR	TOTAL EAU's	% TOTAL EAU's	TOTAL O&M BUDGET
SF	2802		Lots	1.00	2802.00	31.97%	\$92,043.64
SF	562	562	Lots	1.00	562.00	6.41%	\$18,461.29
Apt	2997		Units	0.25	749.25	8.55%	\$24,612.31
TH	621		Units	0.60	370.21	4.22%	\$12,161.18
TH	220	220	Units	0.60	131.15	1.50%	\$4,308.31
Retail	1200.37		1kSqFt	1.15	1385.04	15.80%	\$45,497.58
Hotel	510		Rooms	0.60	304.04	3.47%	\$9,987.44
Office	2040.70		1kSqFt	0.85	1726.74	19.70%	\$56,722.26
Light Industrial	300.00		1kSqFt	0.85	255.00	2.91%	\$8,376.56
Recreational	255.00		1kSqFt	1.15	293.25	3.35%	\$9,633.05
GC Clubhouse	1.00		Unit	4.00	4.00	0.05%	\$131.40
Hospital	193		Beds	0.60	115.06	1.31%	\$3,779.56
Hospital	111	111	Beds	0.60	66.17	0.76%	\$2,173.74
Total District	<u>11813.07</u>	<u>893.00</u>			<u>8763.92</u>	<u>100.00%</u>	<u><u>\$287,888.30</u></u>

ANNUAL ASSESSMENT			
O&M	2014 DEBT SERVICE ⁽²⁾	TOTAL ⁽³⁾	
\$32.85		\$32.85	/ Lot
\$32.85	\$1,275.51	\$1,308.36	/ Lot
\$8.21		\$8.21	/ Unit
\$19.58		\$19.58	/ Unit
\$19.58	\$797.19	\$816.77	/ Unit
\$37.90		\$37.90	/ 1kSqFt
\$19.58		\$19.58	/ Room
\$27.80		\$27.80	/ 1kSqFt
\$27.92		\$27.92	/ 1kSqFt
\$37.78		\$37.78	/ 1kSqFt
\$131.40		\$131.40	/ Unit
\$19.58		\$19.58	/ Bed
\$19.58	\$904.03	\$923.61	/ Bed

LESS: Pasco County Collection Costs and Early Payment Discount Costs

(\$17,273.30)

Net Revenue to be Collected

\$270,615.00

⁽¹⁾ Reflects the number of total lots with Series 2014 debt outstanding.

⁽²⁾ Annual debt service assessment per lot adopted in connection with the Series 2014 bond issue. Annual assessment includes principal, interest, Pasco County collection costs and early payment discount costs.

⁽³⁾ Annual assessment that will appear on November 2015 Pasco County property tax bill. Amount shown includes all applicable collection costs. Property owner is eligible for a discount of up to 4% if paid early.