

STATEMENT 1
THE HARBOURAGE AT BRADEN RIVER CDD
ADOPTED BUDGET FOR FY2016
GENERAL FUND O&M

| | FY 2013 ACTUAL | FY 2014 ACTUAL | FY 2015 ADOPTED | FY 2015 YTD-MAR | FY 2016 ADOPTED | VARIANCE 2015 TO 2016 |
|---|---------------------------|---------------------------|----------------------------|----------------------------|----------------------------|----------------------------------|
| REVENUE | | | | | | |
| Interest - Investments | \$ 295 | \$ 287 | \$ 275 | \$137 | \$ 275 | \$ - |
| Rents or Royalties | - | - | - | - | - | - |
| Fund Balance Forward | - | - | - | - | - | - |
| Special Assmnts - On Roll | 314,579 | 324,971 | 371,282 | 320,458 | 410,096 | 38,814 |
| Special Assmnts - Developer | 33,842 | 2,811 | - | - | - | - |
| Special Assmnts - Discounts | (10,216) | - | (14,851) | - | (16,404) | (1,553) |
| Marina Rental Income | 3,090 | 4,567 | 3,000 | 7,180 | 5,000 | 2,000 |
| Recreation Center Use Fee | 475 | - | - | - | - | - |
| Other Miscellaneous Revenue | - | - | - | 1,597 | - | - |
| TOTAL REVENUE | \$ 342,065 | \$ 332,636 | \$ 359,706 | \$ 329,373 | \$398,967 | 39,261 |
| EXPENDITURES | | | | | | |
| ADMINISTRATIVE | | | | | | |
| Board of Supervisors - Payroll | 2,600 | 7,200 | 12,000 | 5,400 | 12,000 | - |
| Payroll Taxes | 199 | 679 | 918 | 446 | 918 | - |
| Payroll Service | - | - | 600 | 309 | 625 | 25 |
| Legal Services | 3,890 | 10,845 | 10,000 | 7,783 | 12,000 | 2,000 |
| Mgmt Consulting Serv | 31,398 | 33,759 | 34,177 | 17,089 | 34,177 | - |
| Assessment Services | 5,400 | 4,130 | 3,996 | 1,998 | 3,996 | - |
| Auditing Services | 6,500 | 6,500 | 6,500 | - | 3,840 | (2,660) |
| Postage and Freight | 329 | 615 | 100 | - | 100 | - |
| Rentals - General | 171 | 43 | - | - | - | - |
| Insurance - General Liability | 3,549 | 3,622 | 4,184 | 2,100 | 4,602 | 418 |
| Legal Advertising | 102 | 2,462 | 400 | 598 | 400 | - |
| Miscellaneous Expenditures | - | 145 | 300 | - | 300 | - |
| Misc-Bank Charges | 375 | 453 | 400 | 182 | 400 | - |
| Assessmnt Collection Fee | 9,069 | 19 | 11,138 | - | 12,303 | 1,165 |
| Office Supplies | - | 737 | 400 | 20 | 400 | - |
| Dissemination Agent | - | 1,000 | 1,000 | - | 1,000 | - |
| Trustee Fees | - | 3,644 | 4,191 | - | 4,310 | 119 |
| Property Taxes | - | - | 525 | - | 525 | - |
| Annual District Filing Fee | 175 | 200 | 175 | 175 | 175 | - |
| Web-site Hosting & Management | - | - | - | - | 1,020 | 1,020 |
| TOTAL ADMINISTRATIVE | \$ 63,757 | \$ 76,053 | \$ 91,004 | \$ 36,098 | 93,092 | 2,087 |
| OPERATIONS AND MAINTENANCE | | | | | | |
| CONSERVATIVE AND RESOURCE MGMT | | | | | | |
| R&M- LAKE | 4,870 | 4,106 | 5,264 | 2,062 | 5,508 | 244 |
| R&M-Wetland | 10,460 | 10,460 | 10,460 | - | 10,460 | - |
| TOTAL CONSERVATIVE AND RESOURCE MGMT | \$ 15,330 | \$ 14,566 | \$ 15,724 | \$ 2,062 | \$ 15,968 | 244 |
| LANDSCAPE | | | | | | |
| Contracts-Landscape | 40,587 | 40,458 | 40,008 | 28,081 | 64,239 | 24,231 |
| Utility - Irrigation | 11,281 | 11,522 | 11,380 | 5,467 | 11,580 | 200 |
| R&M-Renewal and Replacement | 4,162 | - | 2,198 | 67 | 2,198 | - |
| R&M-Palm and Oak Tree Trimming | 14,122 | 6,498 | 7,125 | - | 7,125 | - |
| R&M-Fertilizer | 18,745 | 14,619 | 15,120 | 1,680 | 2,500 | (12,620) |
| R&M-Irrigation | 26,818 | 18,355 | 13,746 | 1,959 | 4,000 | (9,746) |
| R&M-Mulch | 6,840 | - | 8,000 | - | 8,000 | - |
| TOTAL LANDSCAPE | \$ 122,555 | \$ 91,452 | \$ 97,577 | \$ 37,254 | \$ 99,642 | 2,065 |

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| | FY 2013 ACTUAL | FY 2014 ACTUAL | FY 2015 ADOPTED | FY 2015 YTD-MAR | FY 2016 ADOPTED | VARIANCE 2015 TO 2016 |
|--|---------------------------|---------------------------|----------------------------|----------------------------|----------------------------|----------------------------------|
| GATEHOUSE | | | | | | |
| Contracts- Access Control | 28,709 | 30,720 | 30,720 | 17,962 | 30,720 | - |
| Communication - Telephone | 742 | 784 | 800 | 318 | 800 | - |
| Electricity - Entrance | 2,337 | 2,462 | 2,548 | 887 | 2,548 | (0) |
| Utility - Water | 832 | 705 | 900 | 402 | 900 | - |
| Utility – Cameras | 1,122 | 1,038 | 1,180 | 672 | 1,368 | 188 |
| R&M- Gate | 7,751 | 15,833 | 11,460 | 3,164 | 11,460 | - |
| Gatehouse - Other | - | - | - | - | - | - |
| TOTAL | \$ 41,493 | \$ 51,542 | \$ 47,608 | \$ 23,405 | \$ 47,796 | 188 |
| ROAD AND STREET FACILITIES | | | | | | |
| R&M-Power Washing | 1,000 | - | 5,800 | 2,383 | 5,800 | - |
| R&M-Street Lighting | 329 | 461 | 1,000 | - | 1,000 | - |
| R&M-Street Repairs | 240 | 19,720 | 500 | 1,815 | 500 | - |
| R&M-Sidewalks | - | - | 5,000 | - | 5,000 | - |
| TOTAL ROAD AND STREET FACILITIES | \$ 1,569 | \$ 20,181 | \$ 12,300 | \$ 4,198 | \$ 12,300 | - |
| COMMON AREA | | | | | | |
| County Inspections | 177 | 90 | 200 | 208 | 210 | 10 |
| Contracts-Janitorial Services | 2,737 | 7,734 | 6,000 | 2,997 | 7,200 | 1,200 |
| Contracts- Access Control Pool & Rec Ctr | 2,875 | - | 3,719 | 2,339 | 4,678 | 959 |
| Communication - Telephone | 642 | 1,044 | 743 | 436 | 744 | 1 |
| Electricity - Main Fountain | 1,969 | 1,453 | 2,380 | 313 | 1,500 | (880) |
| Electricity - Streetlighting | 601 | 645 | 674 | 214 | 660 | (14) |
| Utility - Water | 1,586 | 2,197 | 2,910 | 1,156 | 2,280 | (630) |
| Utility - Gas | 4,060 | 4,828 | 6,680 | 3,003 | 5,280 | (1,400) |
| Cable/Internet - Rec Center | 1,926 | 2,177 | 2,818 | 860 | 2,100 | (718) |
| Electricity - Rec Center | 9,376 | 9,853 | 11,124 | 4,251 | 10,320 | (804) |
| Insurance - Property | 2,364 | 2,486 | 2,440 | 1,425 | 3,135 | 695 |
| R&M-Fence | 936 | - | 2,000 | - | 2,000 | - |
| R&M-Fountain | 181 | 794 | 836 | 1,535 | 836 | - |
| R&M-Pools | 11,645 | 30,678 | 12,040 | 11,118 | 12,040 | - |
| R&M-Recreation Center | 12,354 | 7,993 | 8,000 | 8,964 | 8,000 | - |
| R&M-Signage | 235 | - | 500 | 125 | 500 | - |
| R&M-Stormwater System | - | 2,950 | 2,000 | 12,750 | 2,000 | - |
| R&M-Tot Lot | 380 | - | 2,500 | - | - | (2,500) |
| R&M-Fitness Equipment | 4,791 | 411 | 1,200 | 150 | 1,200 | - |
| Misc - Cable TV Expenses | - | - | - | - | - | - |
| TOTAL COMMON AREA | \$ 58,835 | \$ 75,333 | \$ 68,764 | \$ 51,843 | \$ 64,683 | (4,081) |
| MARINA /PIER | | | | | | |
| R&M-Marina/Pier | 5,355 | 1,139 | 1,000 | 297 | 1,000 | - |
| Boat Lift Repairs | - | - | 2,000 | - | 2,000 | - |
| Utilities - Water - Docks | 199 | 169 | 218 | 112 | 228 | 10 |
| Electricity - Boat Dock | 675 | 692 | 717 | 383 | 720 | 3 |
| Smallpark | - | 5,900 | - | - | - | - |
| TOTAL MARINA /PIER | \$ 6,229 | \$ 7,900 | \$ 3,935 | \$ 792 | \$ 3,948 | 13 |
| CAPITAL IMPROVEMENTS | | | | | | |
| Improvements | - | - | - | 5,355 | 26,943 | 26,943 |
| TOTAL CAPITAL IMPROVEMENTS | \$ - | \$ - | \$ - | \$ 5,355 | \$ 26,943 | 26,943 |
| RESERVE & CONTINGENCY | | | | | | |
| Reserve | - | - | 17,794 | - | 34,596 | 16,802 |
| Contingency | 752 | 1,146 | 5,000 | - | - | (5,000) |
| TOTAL RESERVE & CONTINGENCY | 752 | 1,146 | 22,794 | - | 34,596 | 11,802 |
| TOTAL EXPENDITURES | \$ 310,520 | \$ 338,173 | \$ 359,706 | \$ 161,007 | \$ 398,967 | 39,261 |
| EXCESS OF REVENUES OVER (UNDER) EXPENDITURES | \$ 31,545 | \$ (5,537) | \$ (0) | \$ 168,366 | \$ - | \$ 0 |
| NET CHANGE IN FUND BALANCES | 31,545 | (5,537) | (0) | 168,366 | - | |
| FUND BALANCE, OCTOBER 1 | 214,097 | 219,230 | 161,112 | | 190,197 | |
| INCREASE IN FUND BALANCE | | | | | 34,596 | |
| FUND BALANCE, ENDING | \$ 245,642 | \$ 213,680 | \$ 161,112 | 168,366 | \$ 224,793 | |

**THE HARBOURAGE AT BRADEN RIVER CDD
ADOPTED BUDGET FOR FY2016
GENERAL FUND O&M**

| | FY 2013 ACTUAL | FY 2014 ACTUAL | FY 2015 ADOPTED | FY 2015 YTD-MAR | FY 2016 ADOPTED | VARIANCE 2015 TO 2016 |
|--|-------------------|-------------------|--------------------|--------------------|--------------------|--------------------------|
| FUND BALANCE APPROPRIATION | | | | | | |
| ONE QUARTER OPERATING CAPITAL | | | | | \$ 99,742 | |
| RESERVE FOR RENEWAL & REPLACEMENT - Year 1 | | | | | \$ 17,796 | |
| RESERVE FOR RENEWAL & REPLACEMENT - Year 2 | | | | | \$ 34,596 | |
| UNASSIGNED FUND BALANCE | | | | | 72,659 | |
| FUND BALANCE | | | | | <u>\$ 224,793</u> | |

| Product | Assigned ERU | Assmt/Unit- NET | Assmt/Unit- GROSS |
|-------------|--------------|--------------------|----------------------|
| SF Detached | 1.00 | \$ 1,636.86 | \$ 1,760.07 |
| Townhomes | 1.00 | \$ 1,636.86 | \$ 1,760.07 |
| Condo | 1.00 | \$ 1,636.86 | \$ 1,760.07 |

STATEMENT 3
The Harborage at Braden River Community Development District
\$3,530,000 Capital Improvement Revenue Refunding Bond, Series 2014
Proposed Budget For FY2016

| | PROPOSED BUDGET FY 2016 |
|---|--|
| REVENUE | |
| Special Assmnts - On Roll | 200,951 |
| Special Assmnts - Discounts 4% | (8,038) |
| Fund Balance Forward | 75,447 |
| TOTAL REVENUE | 268,360 |
| EXPENDITURES | |
| ADMINISTRATIVE | |
| Assessmnt Collection Fee 3% | 6,029 |
| DEBT SERVICE | |
| Principal | |
| May 1, 2016 | 95,000 |
| Interest | |
| November 1, 2015 | 44,994 |
| May 1, 2016 | 44,504 |
| November 1, 2016 | 43,327 |
| TOTAL DEBT SERVICE | 227,825 |
| TOTAL EXPENDITURES | 233,854 |
| REVENUE OVER / (UNDER) EXPENDITURES | 34,506 |
| NET CHANGE IN FUND BALANCES | 34,506 |
| FUND BALANCE, MAY 1 (REVENUE TRUST ACCOUNT) | 75,447 |
| FUND BALANCE FORWARD | (75,447) |
| FUND BALANCE, ENDING (REVENUE TRUST ACCOUNT) | \$ 34,506 |

Table A: Assessment

| Type | Assmt./Unit | Units | Total Gross Assmt |
|--------------------|-------------|------------|-------------------|
| TH | \$ 871.18 | 80 | \$ 69,694 |
| SFD | \$ 1,064.77 | 46 | \$ 48,979 |
| Condo | \$ 967.97 | 85 | \$ 82,277 |
| Total/Gross | | 211 | \$ 200,951 |

| | |
|-------------------------|----------|
| Net (=Gross less 7%) | 186,885 |
| max annual debt service | 186,885 |
| variance | -0.0001% |

Harbourage at Braden CDD
\$3,530,000 Capital Improvement Revenue Refunding Bond, Series 2014
CUSIP# 41163RAA5
Debt Service Requirement

| Period Ending | Principal/ (a) | Coupon | Interest /(a) | Debt Service | Annual Debt Service | Principal Balance |
|---------------|------------------|--------|------------------|------------------|---------------------|-------------------|
| 11/19/2014 | | 3.432% | | | | 2,665,000 |
| 5/1/2015 | 100,000 | 3.432% | 41,412 | 141,412 | | 2,565,000 |
| 11/1/2015 | 0 | 3.432% | 44,994 | 44,994 | 186,406 | 2,565,000 |
| 5/1/2016 | 95,000 | 3.432% | 44,504 | 139,504 | | 2,470,000 |
| 11/1/2016 | 0 | 3.432% | 43,327 | 43,327 | 182,832 | 2,470,000 |
| 5/1/2017 | 100,000 | 3.432% | 42,621 | 142,621 | | 2,370,000 |
| 11/1/2017 | 0 | 3.432% | 41,573 | 41,573 | 184,194 | 2,370,000 |
| 5/1/2018 | 105,000 | 3.432% | 40,895 | 145,895 | | 2,265,000 |
| 11/1/2018 | 0 | 3.432% | 39,731 | 39,731 | 185,626 | 2,265,000 |
| 5/1/2019 | 110,000 | 3.432% | 39,083 | 149,083 | | 2,155,000 |
| 11/1/2019 | 0 | 3.432% | 37,802 | 37,802 | 186,885 | 2,155,000 |
| 5/1/2020 | 110,000 | 3.432% | 37,391 | 147,391 | | 2,045,000 |
| 11/1/2020 | 0 | 3.432% | 35,872 | 35,872 | 183,263 | 2,045,000 |
| 5/1/2021 | 115,000 | 3.432% | 35,287 | 150,287 | | 1,930,000 |
| 11/1/2021 | 0 | 3.432% | 33,855 | 33,855 | 184,142 | 1,930,000 |
| 5/1/2022 | 120,000 | 3.432% | 33,303 | 153,303 | | 1,810,000 |
| 11/1/2022 | 0 | 3.432% | 31,750 | 31,750 | 185,053 | 1,810,000 |
| 5/1/2023 | 125,000 | 3.432% | 31,232 | 156,232 | | 1,685,000 |
| 11/1/2023 | 0 | 3.432% | 29,557 | 29,557 | 185,789 | 1,685,000 |
| 5/1/2024 | 130,000 | 3.432% | 29,236 | 159,236 | | 1,555,000 |
| 11/1/2024 | 0 | 3.432% | 27,277 | 27,277 | 186,513 | 1,555,000 |
| 5/1/2025 | 135,000 | 3.432% | 26,832 | 161,832 | | 1,420,000 |
| 11/1/2025 | 0 | 3.432% | 24,909 | 24,909 | 186,741 | 1,420,000 |
| 5/1/2026 | 135,000 | 3.432% | 24,503 | 159,503 | | 1,285,000 |
| 11/1/2026 | 0 | 3.432% | 22,541 | 22,541 | 182,043 | 1,285,000 |
| 5/1/2027 | 140,000 | 3.432% | 22,173 | 162,173 | | 1,145,000 |
| 11/1/2027 | 0 | 3.432% | 20,085 | 20,085 | 182,258 | 1,145,000 |
| 5/1/2028 | 145,000 | 3.432% | 19,867 | 164,867 | | 1,000,000 |
| 11/1/2028 | 0 | 3.432% | 17,541 | 17,541 | 182,408 | 1,000,000 |
| 5/1/2029 | 150,000 | 3.432% | 17,255 | 167,255 | | 850,000 |
| 11/1/2029 | 0 | 3.432% | 14,910 | 14,910 | 182,165 | 850,000 |
| 5/1/2030 | 160,000 | 3.432% | 14,667 | 174,667 | | 690,000 |
| 11/1/2030 | 0 | 3.432% | 12,104 | 12,104 | 186,771 | 690,000 |
| 5/1/2031 | 165,000 | 3.432% | 11,906 | 176,906 | | 525,000 |
| 11/1/2031 | 0 | 3.432% | 9,209 | 9,209 | 186,115 | 525,000 |
| 5/1/2032 | 170,000 | 3.432% | 9,109 | 179,109 | | 355,000 |
| 11/1/2032 | 0 | 3.432% | 6,227 | 6,227 | 185,336 | 355,000 |
| 5/1/2033 | 175,000 | 3.432% | 6,126 | 181,126 | | 180,000 |
| 11/1/2033 | 0 | 3.432% | 3,157 | 3,157 | 184,283 | 180,000 |
| 5/1/2034 | 180,000 | 3.432% | 3,106 | 183,106 | | 0 |
| 11/1/2034 | 0 | 3.432% | 0 | 0 | 183,106 | 0 |
| Total | 2,665,000 | | 1,026,928 | 3,691,928 | 3,691,928 | |

maximum annual debt service (MADS): 186,885

Footnote:

(a) For budgetary purposes only.