

Riverside Park  
Community Development District

**Final Budget For  
Fiscal Year 2017/2018  
October 1, 2017 - September 30, 2018**

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**FINAL BUDGET**  
**RIVERSIDE PARK COMMUNITY DEVELOPMENT DISTRICT**  
**FISCAL YEAR 2017/2018**  
**OCTOBER 1, 2017 - SEPTEMBER 30, 2018**

	<b>FISCAL YEAR 2017/2018 ANNUAL BUDGET</b>
<b>REVENUES</b>	
Administrative Assessments	60,184
Maintenance Assessments	41,159
Debt Assessments	120,339
Other Revenues	0
Interest Income	60
<b>TOTAL REVENUES</b>	<b>\$ 221,742</b>
<b>EXPENDITURES</b>	
<b>MAINTENANCE EXPENDITURES</b>	
Lawn/Landscape Maintenance	16,500
Entrance Features	1,000
Miscellaneous Maintenance/Improvements	7,914
Border Hedge/Monument/Fence	8,275
Pesticide/Nutritional Control	3,500
Engineering/Inspections	1,500
Contingency/Reserve	0
<b>TOTAL MAINTENANCE EXPENDITURES</b>	<b>\$ 38,689</b>
<b>ADMINISTRATIVE EXPENDITURES</b>	
Supervisor Fees	6,000
Employer Taxes - Payroll	480
Management	17,772
Secretarial	2,700
Legal	8,000
Assessment Roll	3,500
Audit Fees	3,600
Insurance	6,356
Legal Advertisements	600
Miscellaneous	950
Postage	300
Office Supplies	650
Dues & Subscriptions	175
Trustee Fee	3,800
Continuing Disclosure Fee	250
Website Management	1,500
<b>TOTAL ADMINISTRATIVE EXPENDITURES</b>	<b>\$ 56,633</b>
<b>TOTAL EXPENDITURES</b>	<b>\$ 95,322</b>
<b>REVENUES LESS EXPENDITURES</b>	<b>\$ 126,420</b>
Bond Payments	(113,119)
<b>BALANCE</b>	<b>\$ 13,301</b>
County Appraiser & Tax Collector Fee	(4,434)
Discounts For Early Payments	(8,867)
<b>EXCESS/ (SHORTFALL)</b>	<b>\$ -</b>
Carryover Funds From Prior Year	0
<b>NET EXCESS/ (SHORTFALL)</b>	<b>\$ -</b>

**DETAILED FINAL BUDGET**  
**RIVERSIDE PARK COMMUNITY DEVELOPMENT DISTRICT**  
**FISCAL YEAR 2017/2018**  
**OCTOBER 1, 2017 - SEPTEMBER 30, 2018**

	FISCAL YEAR 2015/2016 ACTUAL	FISCAL YEAR 2016/2017 BUDGET	FISCAL YEAR 2017/2018 BUDGET	COMMENTS
<b>REVENUES</b>				
Administrative Assessments	59,654	59,295	60,184	Expenditures Less Interest & Carryover/.94
Maintenance Assessments	42,064	42,048	41,159	Expenditures/.94
Debt Assessments	120,354	120,339	120,339	Bond Payments/.94
Other Revenues	1,880	0	0	
Interest Income	106	60	60	Estimated At \$5.00 Per Month
<b>TOTAL REVENUES</b>	<b>\$ 224,058</b>	<b>\$ 221,742</b>	<b>\$ 221,742</b>	
<b>EXPENDITURES</b>				
<b>MAINTENANCE EXPENDITURES</b>				
Lawn/Landscape Maintenance	8,025	16,500	16,500	No Change From 2016/2017 Budget
Entrance Features	0	1,000	1,000	No Change From 2016/2017 Budget
Miscellaneous Maintenance/Improvements	1,700	8,750	7,914	\$836 Decrease From 2016/2017 Budget
Border Hedge/Monument/Fence	5,400	8,275	8,275	No Change From 2016/2017 Budget
Pesticide/Nutritional Control	0	3,500	3,500	No Change From 2016/2017 Budget
Engineering/Inspections	1,398	1,500	1,500	No Change From 2016/2017 Budget
Contingency/Reserve	6,110	0	0	Currently \$30,570 In Available Funds
<b>TOTAL MAINTENANCE EXPENDITURES</b>	<b>\$ 22,633</b>	<b>\$ 39,525</b>	<b>\$ 38,689</b>	
<b>ADMINISTRATIVE EXPENDITURES</b>				
Supervisor Fees	4,800	6,000	6,000	No Change From 2016/2017 Budget
Employer Taxes - Payroll	367	480	480	Projected At 8% Of Supervisor Fees
Management	17,292	17,412	17,772	CPI Adjustment
Secretarial	2,700	2,700	2,700	No Change From 2016/2017 Budget
Legal	8,095	8,000	8,000	No Change From 2016/2017 Budget
Assessment Roll	3,500	3,500	3,500	No Change From 2016/2017 Budget
Audit Fees	3,600	3,600	3,600	No Change From 2016/2017 Budget
Insurance	5,665	6,000	6,356	Insurance Company Estimate
Legal Advertisements	234	600	600	No Change From 2016/2017 Budget
Miscellaneous	892	950	950	No Change From 2016/2017 Budget
Postage	143	300	300	No Change From 2016/2017 Budget
Office Supplies	804	530	650	\$120 Increase From 2016/2017 Budget
Dues & Subscriptions	175	175	175	No Change From 2016/2017 Budget
Trustee Fee	3,709	3,800	3,800	No Change From 2016/2017 Budget
Continuing Disclosure Fee	250	250	250	No Change From 2016/2017 Budget
Website Management	1,500	1,500	1,500	No Change From 2016/2017 Budget
<b>TOTAL ADMINISTRATIVE EXPENDITURES</b>	<b>\$ 53,726</b>	<b>\$ 55,797</b>	<b>\$ 56,633</b>	
<b>TOTAL EXPENDITURES</b>	<b>\$ 76,359</b>	<b>\$ 95,322</b>	<b>\$ 95,322</b>	
<b>REVENUES LESS EXPENDITURES</b>	<b>\$ 147,699</b>	<b>\$ 126,420</b>	<b>\$ 126,420</b>	
Bond Payments	(114,544)	(113,119)	(113,119)	2018 P & I Payments Less Earned Interest
<b>BALANCE</b>	<b>\$ 33,155</b>	<b>\$ 13,301</b>	<b>\$ 13,301</b>	
County Appraiser & Tax Collector Fee	(2,135)	(4,434)	(4,434)	Two Percent Of Total Tax Roll
Discounts For Early Payments	(8,523)	(8,867)	(8,867)	Four Percent Of Total Tax Roll
<b>EXCESS/ (SHORTFALL)</b>	<b>\$ 22,497</b>	<b>\$ -</b>	<b>\$ -</b>	
Carryover Funds From Prior Year	0	0	0	Carryover Funds From Prior Year
<b>NET EXCESS/ (SHORTFALL)</b>	<b>\$ 22,497</b>	<b>\$ -</b>	<b>\$ -</b>	

**DETAILED FINAL DEBT SERVICE FUND BUDGET**  
**RIVERSIDE PARK COMMUNITY DEVELOPMENT DISTRICT**  
**FISCAL YEAR 2017/2018**  
**OCTOBER 1, 2017 - SEPTEMBER 30, 2018**

	FISCAL YEAR 2015/2016 ACTUAL	FISCAL YEAR 2016/2017 BUDGET	FISCAL YEAR 2017/2018 BUDGET	COMMENTS
<b>REVENUES</b>				
Interest Income	94	50	0	Projected Interest For FY 2017/2018
NAV Tax Collection	114,544	113,119	113,119	2018 P & I Payments Less Earned Interest
<b>Total Revenues</b>	<b>\$ 114,638</b>	<b>\$ 113,169</b>	<b>\$ 113,119</b>	
<b>EXPENDITURES</b>				
Principal Payments	60,000	65,000	65,000	Principal Payment Due In 2018
Interest Payments	50,456	46,881	44,769	Interest Payments Due In 2018
Additional Principal Payments	35,000	1,288	3,350	Additional Principal Payments
<b>Total Expenditures</b>	<b>\$ 145,456</b>	<b>\$ 113,169</b>	<b>\$ 113,119</b>	
<b>Excess/ (Shortfall)</b>	<b>\$ (30,818)</b>	<b>\$ -</b>	<b>\$ -</b>	

**Series 2014 Bond Refunding Information**

Original Par Amount =	\$1,630,000	Annual Principal Payments Due =	May 1st
Interest Rate =	3.25% - 8.25%	Annual Interest Payments Due =	May 1st & November 1st
Issue Date =	May 2014		
Maturity Date =	May 2034		

# Riverside Park Community Development District Assessment Comparison

	Fiscal Year 2014/2015 Assessment <u>Before Discount*</u>	Fiscal Year 2015/2016 Assessment <u>Before Discount*</u>	Fiscal Year 2016/2017 Assessment <u>Before Discount*</u>	Fiscal Year <b>2017/2018</b> Projected Assessment <u>Before Discount*</u>
Administrative	\$ 270.50	\$ 289.25	\$ 289.25	\$ <b>293.59</b>
Maintenance	\$ 186.69	\$ 205.11	\$ 205.11	\$ <b>200.77</b>
<u>Debt</u>	<u>\$ 770.55</u>	<u>\$ 592.80</u>	<u>\$ 592.80</u>	<u>\$ <b>592.80</b></u>
<b>Total</b>	<b>\$ 1,227.74</b>	<b>\$ 1,087.16</b>	<b>\$ 1,087.16</b>	<b>\$ 1,087.16</b>

\* Assessments Include the Following :

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- 4% Discount for Early Payments
  - 1% County Tax Collector Fee
  - 1% County Property Appraiser Fee

Community Information:

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Total Units	205
<u>Prepayments</u>	<u>2</u>
Billed for Debt	203