

Kendall Breeze West
Community Development District

**Final Budget For
Fiscal Year 2023/2024
October 1, 2023 - September 30, 2024**

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FINAL BUDGET
KENDALL BREEZE WEST COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2023/2024
OCTOBER 1, 2023 - SEPTEMBER 30, 2024

	FISCAL YEAR 2023/2024 BUDGET
REVENUES	
ADMINISTRATIVE ASSESSMENTS	85,304
MAINTENANCE ASSESSMENTS	72,964
DEBT ASSESSMENTS	114,973
INTEREST INCOME	360
TOTAL REVENUES	\$ 273,601
EXPENDITURES	
MAINTENANCE & OPERATIONS EXPENDITURES	
ENGINEERING - ANNUAL REPORT & INSPECTIONS	2,000
STREET/ROADWAY & STORMWATER MAINTENANCE	18,400
PRESERVATION AREA MAINTENANCE	6,500
PRESSURE CLEANING	10,500
ROADWAY RESURFACING PROJECT	14,286
SPECIAL PROJECTS	10,700
MISCELLANEOUS MAINTENANCE	5,000
MAINTENANCE CONTINGENCY	1,200
TOTAL MAINTENANCE & OPERATIONS EXPENDITURES	\$ 68,586
ADMINISTRATIVE EXPENDITURES	
SUPERVISOR FEES	5,000
PAYROLL TAXES (EMPLOYER)	383
MANAGEMENT	32,388
SECRETARIAL & FIELD OPERATIONS	6,000
LEGAL	8,500
ASSESSMENT ROLL	7,500
AUDIT FEES	3,800
INSURANCE	6,600
LEGAL ADVERTISING	700
MISCELLANEOUS	1,100
POSTAGE	250
OFFICE SUPPLIES	400
DUES & SUBSCRIPTIONS	175
TRUSTEE FEES	4,100
CONTINUING DISCLOSURE FEE	350
WEBSITE MANAGEMENT	2,000
ADMINISTRATIVE CONTINGENCY	1,300
TOTAL ADMINISTRATIVE EXPENDITURES	\$ 80,546
TOTAL EXPENDITURES	\$ 149,132
REVENUES LESS EXPENDITURES	\$ 124,469
BOND PAYMENTS	(108,075)
BALANCE	\$ 16,394
COUNTY APPRAISER & TAX COLLECTOR FEE	(5,464)
DISCOUNTS FOR EARLY PAYMENTS	(10,930)
EXCESS/ (SHORTFALL)	\$ -
CARRYOVER FROM PRIOR YEAR	0
NET EXCESS / (SHORTFALL)	\$ -

DETAILED FINAL BUDGET
KENDALL BREEZE WEST COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2023/2024
OCTOBER 1, 2023 - SEPTEMBER 30, 2024

	FISCAL YEAR 2021/2022 ACTUAL	FISCAL YEAR 2022/2023 BUDGET	FISCAL YEAR 2023/2024 BUDGET	COMMENTS
REVENUES				
ADMINISTRATIVE ASSESSMENTS	82,667	84,395	85,304	Expenditures Less Interest & 75% Of Carryover/.94
MAINTENANCE ASSESSMENTS	73,497	73,496	72,964	Expenditures Less 25% Of Carryover/.94
DEBT ASSESSMENTS	117,390	115,471	114,973	Bond Payments/.94
INTEREST INCOME	160	180	360	Estimated At \$30 Per Month
TOTAL REVENUES	\$ 273,714	\$ 273,542	\$ 273,601	
EXPENDITURES				
MAINTENANCE & OPERATIONS EXPENDITURES				
ENGINEERING - ANNUAL REPORT & INSPECTIONS	1,575	1,200	2,000	\$800 Increase From 2022/2023 Budget
STREET/ROADWAY & STORMWATER MAINTENANCE	5,375	18,400	18,400	No Change From 2022/2023 Budget
PRESERVATION AREA MAINTENANCE	9,548	6,500	6,500	No Change From 2022/2023 Budget
PRESSURE CLEANING	10,001	10,500	10,500	No Change From 2022/2023 Budget
ROADWAY RESURFACING PROJECT	0	14,286	14,286	14 Year Project (2nd Year - Total Cost: \$200,000)
SPECIAL PROJECTS	0	12,000	10,700	\$1,300 Decrease From 2022/2023 Budget
MISCELLANEOUS MAINTENANCE	340	5,000	5,000	No Change From 2022/2023 Budget
MAINTENANCE CONTINGENCY	0	1,200	1,200	No Change From 2022/2023 Budget
TOTAL MAINTENANCE & OPERATIONS EXPENDITURES	\$ 26,839	\$ 69,086	\$ 68,586	
ADMINISTRATIVE EXPENDITURES				
SUPERVISOR FEES	1,800	6,000	5,000	Supervisor Fees
PAYROLL TAXES (EMPLOYER)	138	459	383	Supervisor Fees *7.65%
MANAGEMENT	30,540	31,452	32,388	CPI Adjustment (Capped At 3%)
SECRETARIAL & FIELD OPERATIONS	6,000	6,000	6,000	No Change From 2022/2023 Budget
LEGAL	7,218	8,000	8,500	\$500 Increase From 2022/2023 Budget
ASSESSMENT ROLL	7,500	7,500	7,500	As Per Contract
AUDIT FEES	3,600	3,700	3,800	Accepted Amount For 2022/2023 Audit
INSURANCE	5,706	6,200	6,600	Fiscal Year 2022/2023 Expenditure Was \$6,134
LEGAL ADVERTISING	368	700	700	No Change From 2022/2023 Budget
MISCELLANEOUS	935	1,100	1,100	No Change From 2022/2023 Budget
POSTAGE	130	275	250	\$25 Decrease From 2022/2023 Budget
OFFICE SUPPLIES	332	400	400	No Change From 2022/2023 Budget
DUES & SUBSCRIPTIONS	175	175	175	No Change From 2022/2023 Budget
TRUSTEE FEES	4,089	4,100	4,100	No Change From 2022/2023 Budget
CONTINUING DISCLOSURE FEE	350	350	350	No Change From 2022/2023 Budget
WEBSITE MANAGEMENT	2,000	2,000	2,000	No Change From 2022/2023 Budget
ADMINISTRATIVE CONTINGENCY	0	1,100	1,300	Administrative Contingency
TOTAL ADMINISTRATIVE EXPENDITURES	\$ 70,881	\$ 79,511	\$ 80,546	
TOTAL EXPENDITURES	\$ 97,720	\$ 148,597	\$ 149,132	
REVENUES LESS EXPENDITURES	\$ 175,994	\$ 124,945	\$ 124,469	
BOND PAYMENTS	(111,903)	(108,543)	(108,075)	2024 P & I Payments Less Earned Interest
BALANCE	\$ 64,091	\$ 16,402	\$ 16,394	
COUNTY APPRAISER & TAX COLLECTOR FEE	(2,634)	(5,467)	(5,464)	Two Percent Of Total Assessment Roll
DISCOUNTS FOR EARLY PAYMENTS	(10,143)	(10,935)	(10,930)	Four Percent Of Total Assessment Roll
EXCESS/ (SHORTFALL)	\$ 51,314	\$ -	\$ -	
CARRYOVER FROM PRIOR YEAR	0	0	0	Carryover From Prior Year
NET EXCESS / (SHORTFALL)	\$ 51,314	\$ -	\$ -	

DETAILED FINAL DEBT SERVICE FUND BUDGET
KENDALL BREEZE WEST COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2023/2024
OCTOBER 1, 2023 - SEPTEMBER 30, 2024

	FISCAL YEAR 2021/2022 ACTUAL	FISCAL YEAR 2022/2023 BUDGET	FISCAL YEAR 2023/2024 BUDGET	COMMENTS
REVENUES				
Interest Income	231	10	100	Projected Interest For 2023/2024
NAV Tax Collection	111,903	108,543	108,075	2024 P & I Payments Less Earned Interest
Total Revenues	\$ 112,134	\$ 108,553	\$ 108,175	
EXPENDITURES				
Principal Payments	65,000	55,000	60,000	Principal Payment Due In 2024
Interest Payments	56,694	53,553	48,175	Interest Payments Due In 2024
Total Expenditures	\$ 121,694	\$ 108,553	\$ 108,175	
Excess / (Shortfall)	\$ (9,560)	\$ -	\$ -	

Series 2004 Bond Information

Original Par Amount =	\$1,580,000	Annual Principal Payments Due:	May 1st
Interest Rate =	5.875%	Annual Interest Payments Due:	May 1st & November 1st
Issue Date =	December 2004		
Maturity Date =	May 2034		
Par Amount As Of 1/1/23 =	\$905,000		

Kendall Breeze West Community Development District Assessment Comparison

Lot Size		Fiscal Year 2020/2021	Fiscal Year 2021/2022	Fiscal Year 2022/2023	Fiscal Year 2023/2024
		Assessment Before Discount*	Assessment Before Discount*	Assessment Before Discount*	Assessment Before Discount*
30	Administrative	\$ 319.01	\$ 397.00	\$ 405.75	\$ 410.12
	Maintenance	\$ 117.04	\$ 353.35	\$ 353.35	\$ 350.79
	<u>Debt</u>	\$ 529.38	\$ 539.60	\$ 530.78	\$ 528.50
	Sub-Total For Lot Size 30	\$ 965.43	\$ 1,289.95	\$ 1,289.88	\$ 1,289.41
35	Administrative	\$ 319.01	\$ 397.00	\$ 405.75	\$ 410.12
	Maintenance	\$ 117.04	\$ 353.35	\$ 353.35	\$ 350.79
	<u>Debt</u>	\$ 602.65	\$ 614.29	\$ 604.25	\$ 601.65
	Sub-Total For Lot Size 35	\$ 1,038.70	\$ 1,364.64	\$ 1,363.35	\$ 1,362.56

* Assessments Include the Following :

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

Community Information:

Thirty Foot Homes	139
<u>Thirty Five Foot Homes</u>	<u>69</u>
Total Units	208