

Narcoossee
Community Development District

219 East Livingston Street, Orlando, Florida 32801

Phone: 407-841-5524 – Fax: 407-839-1526

May 24, 2023

Orange County Administrator

Mr. Byron Brooks
201 S. Rosalind Ave
Orlando, FL 32801

City of Orlando Manager

Mr. Kevin Edmonds
P.O. Box 4990
Orlando, FL 32802

Re: Narcoossee Community Development District
Proposed Budget Fiscal Year 2024

Dear Gentlemen:

In accordance with chapter 190.008 (2)(b), Florida Statutes, enclosed please find one copy of the District's proposed budget for the Fiscal Year 2024 for purposes of disclosure and information only. The District will schedule a public hearing not less than 60 days from the date of this letter for adoption of the same. Should you have any questions regarding the enclosed, please feel free to contact me.

Sincerely,

Brittany Brookes
Recording Secretary

Enclosures

Narcoossee
Community Development District

Proposed Budget
FY 2024



GMS

Table of Contents

1-2	<u>General Fund</u>
3-9	<u>General Fund Narrative</u>
10	<u>O&M Assessment Allocation Chart</u>
11	<u>Debt Service Fund</u>
12	<u>Amortization Schedule - Series 2013 A-1</u>
13	<u>Amortization Schedule - Series 2013 A-2</u>
14	<u>Debt Service Assessment Allocation Chart</u>
15	<u>Capital Reserve Fund - Nona Crest</u>
16	<u>Capital Reserve Fund - La Vina</u>
17	<u>Capital Reserve Fund - Nona Preserve</u>
18	<u>Capital Reserve Fund - Parcels G&H</u>

Narcoossee
Community Development District
Proposed Budget
General Fund

	Adopted Budget FY2023	Actual thru 3/31/23	Projected Next 6 Months	Total Projected 9/30/23	Proposed Budget FY2024
Revenues					
Maintenance Assessments	\$ 416,242	\$ 362,352	\$ 53,890	\$ 416,242	\$ 453,836
Interest	\$ -	\$ 473	\$ 390	\$ 863	\$ -
Beginning Fund Balance*	\$ 29,695	\$ 39,364	\$ -	\$ 39,364	\$ 28,649
Total Revenues	\$ 445,938	\$ 402,189	\$ 54,280	\$ 456,469	\$ 482,484
Expenditures					
<i>Administrative</i>					
Supervisor Fees	\$ 6,000	\$ 2,800	\$ 3,000	\$ 5,800	\$ 6,000
FICA Expense	\$ 459	\$ 214	\$ 230	\$ 444	\$ 459
Engineering Fees	\$ 7,800	\$ 3,003	\$ 4,798	\$ 7,800	\$ 7,800
Assessment Roll	\$ 5,000	\$ 5,000	\$ -	\$ 5,000	\$ 5,000
Attorney	\$ 12,000	\$ 12,478	\$ 6,000	\$ 18,478	\$ 12,000
Annual Audit	\$ 2,995	\$ 3,050	\$ -	\$ 3,050	\$ 3,150
Dissemination Agent	\$ 1,250	\$ 625	\$ 625	\$ 1,250	\$ 1,325
Arbitrage	\$ 600	\$ 600	\$ -	\$ 600	\$ 600
Trustee Fees	\$ 3,000	\$ 1,728	\$ 1,235	\$ 2,963	\$ 3,000
Management Fees	\$ 49,320	\$ 24,660	\$ 24,660	\$ 49,320	\$ 52,279
Information Technology	\$ 1,500	\$ 750	\$ 750	\$ 1,500	\$ 1,590
Website Maintenance	\$ 1,200	\$ 600	\$ 600	\$ 1,200	\$ 1,272
Telephone	\$ 25	\$ -	\$ 13	\$ 13	\$ 25
Postage	\$ 450	\$ 153	\$ 225	\$ 378	\$ 450
Insurance	\$ 28,049	\$ 25,517	\$ -	\$ 25,517	\$ 35,364
Printing & Binding	\$ 200	\$ 20	\$ 100	\$ 120	\$ 200
Legal Advertising	\$ 1,900	\$ 283	\$ 1,617	\$ 1,900	\$ 1,900
Other Current Charges	\$ 2,000	\$ 701	\$ 870	\$ 1,571	\$ 2,000
Property Appraiser	\$ 780	\$ -	\$ 780	\$ 780	\$ -
Office Supplies	\$ 50	\$ 2	\$ 25	\$ 27	\$ 50
Dues, Licenses & Subscriptions	\$ 175	\$ 175	\$ -	\$ 175	\$ 175
Contingency	\$ 274	\$ -	\$ 274	\$ 274	\$ 274
Administrative Expenses	\$ 125,027	\$ 82,359	\$ 45,801	\$ 128,159	\$ 134,912
<i>Maintenance</i>					
NonaCrest					
Field Management	\$ 4,503	\$ 2,252	\$ 2,252	\$ 4,503	\$ 4,773
Landscape Maintenance	\$ 41,705	\$ 18,796	\$ 27,270	\$ 46,066	\$ 54,540
Irrigation Repairs	\$ 5,000	\$ 903	\$ 3,000	\$ 3,903	\$ 5,000
Lake Maintenance	\$ 4,385	\$ 2,274	\$ 2,274	\$ 4,548	\$ 4,775
Wall Repairs/Cleaning	\$ 2,500	\$ 2,865	\$ -	\$ 2,865	\$ 2,500
Feature Lighting	\$ 1,000	\$ -	\$ 500	\$ 500	\$ 1,000
Miscellaneous Common Area	\$ 5,000	\$ 770	\$ 1,000	\$ 1,770	\$ 5,000
Total Nona Crest	\$ 64,093	\$ 27,859	\$ 36,296	\$ 64,155	\$ 77,589

Narcoossee
Community Development District
Proposed Budget
General Fund

	Adopted Budget FY2023	Actual thru 3/31/23	Projected Next 6 Months	Total Projected 9/30/23	Proposed Budget FY2024
La Vina					
Field Management	\$ 11,530	\$ 5,765	\$ 5,765	\$ 11,530	\$ 12,222
Landscape Maintenance	\$ 72,229	\$ 29,593	\$ 41,086	\$ 70,679	\$ 82,172
Irrigation Repairs	\$ 10,500	\$ 205	\$ 5,250	\$ 5,455	\$ 10,500
Lake Maintenance	\$ 4,788	\$ 2,412	\$ 2,412	\$ 4,823	\$ 5,064
Utilities	\$ 7,150	\$ 2,315	\$ 2,760	\$ 5,075	\$ 6,072
Wall Repairs/Cleaning	\$ 3,000	\$ -	\$ 1,500	\$ 1,500	\$ 3,000
Solvino Streetlighting	\$ 3,036	\$ 1,577	\$ 1,200	\$ 2,777	\$ 3,168
Capri Streetlighting	\$ 4,318	\$ 1,972	\$ 1,980	\$ 3,952	\$ 4,356
Miscellaneous Common Area	\$ 5,000	\$ 4,810	\$ -	\$ 4,810	\$ 5,000
Total La Vina	\$ 121,551	\$ 48,649	\$ 61,953	\$ 110,601	\$ 131,554
Nona Preserve					
Field Management	\$ 4,972	\$ 2,486	\$ 2,486	\$ 4,972	\$ 5,270
Landscape Maintenance	\$ 60,358	\$ 22,049	\$ 29,250	\$ 51,299	\$ 58,500
Irrigation Repairs	\$ 4,500	\$ 1,763	\$ 2,250	\$ 4,013	\$ 4,500
Lake Maintenance	\$ 4,410	\$ 2,292	\$ 2,292	\$ 4,584	\$ 4,813
Miscellaneous Common Area	\$ 1,000	\$ -	\$ 500	\$ 500	\$ 2,500
Total Nona Preserve	\$ 75,240	\$ 28,590	\$ 36,778	\$ 65,367	\$ 75,583
Parcels G & H					
Field Management	\$ 2,969	\$ 1,485	\$ 1,485	\$ 2,969	\$ 3,147
Landscape Maintenance	\$ 25,709	\$ 10,533	\$ 14,624	\$ 25,157	\$ 29,248
Lake Maintenance	\$ 1,654	\$ 858	\$ 858	\$ 1,717	\$ 1,803
Total Parcels G & H	\$ 30,332	\$ 12,876	\$ 16,967	\$ 29,843	\$ 34,198
Total Maintenance Expenditures	\$ 291,216	\$ 117,973	\$ 151,993	\$ 269,966	\$ 318,924
Other Sources/(Uses)					
Transfer Out to Capital Reserves	\$ 29,695	\$ -	\$ 29,695	\$ 29,695	\$ 28,649
Total Other Sources/(Uses)	\$ 29,695	\$ -	\$ 29,695	\$ 29,695	\$ 28,649
Total Expenditures	\$ 445,938	\$ 200,332	\$ 227,489	\$ 427,820	\$ 482,484
Excess Revenues/(Expenditures)*	\$ (0)	\$ 201,857	\$ (173,209)	\$ 28,649	\$ 0

* Reduced for First Quarter Operating

Net Assessments	\$453,836
Add: Discounts & Collections	\$28,968
Gross Assessments	\$482,804

**Narcoossee
Community Development District
General Fund Budget**

Revenues:

Maintenance Assessments

The District will levy a non-ad valorem special assessment on all taxable property within the District, to fund all General Operating and Maintenance Expenditures for the fiscal year.

Beginning Fund Balance

Represents the total funds estimated to be available at the beginning of the fiscal year.

EXPENDITURES:

Administrative:

Supervisor Fees

The Florida Statutes allows each board member to receive \$200 per meeting not to exceed \$4,800 in one year. The amount is based upon 5 Supervisors attending 6 Board Meetings during the fiscal year.

FICA Expense

Represents the Employer's share of Social Security and Medicare taxes withheld from Board of Supervisors checks.

Engineering Fees

The District's engineer, Dewberry, will be providing general engineering services to the District, i.e., attendance and preparation for monthly Board meetings, review invoices, etc.

Assessment Roll

Expenses related to administering the annual assessments on the tax roll with the Orange County Tax Collector.

Attorney

The District's legal counsel, KE Law Group, PLLC provides general legal services to the District, i.e., attendance and preparation for monthly meetings, review operating and maintenance contracts, agreements, resolutions, etc.

Annual Audit

The District is required annually to conduct an audit of its financial records by an Independent Certified Public Accounting Firm. Grau & Associates provides this service.

Narcoossee Community Development District General Fund Budget

Dissemination Agent

The District is required by the Security and Exchange Commission to comply with Rule 15(c) (2)-12(b) (5), which relates to additional reporting requirements for un-rated bond issues. The District has contracted with Governmental Management Services – Central Florida LLC, the District’s bond underwriter, to provide this service.

Arbitrage

The District is required to annually have an arbitrage rebate calculation on the District’s Series 2013A-1 & 2013 A-2 Special Assessment Revenue Bonds. The District hired Grau & Associates to calculate the rebate liability and submit a report to the District.

Trustee Fees

The District issued Series 2013A-1 & 2013A-2 Special Assessment Refunding Bonds, which are held with a Trustee at US Bank. The amount of the trustee fees is based on the agreement between US Bank and the District.

Management Fees

The District receives Management, Accounting and Administrative services as part of a Management Agreement with Governmental Management Services – Central Florida, LLC. These services include, but are not limited to, advertising, recording and transcribing of Board Meetings, administrative services, budget preparation, financial reporting, and assisting with annual audits.

Information Technology

Represents costs related to the District’s information systems, which include but are not limited to video conferencing services, cloud storage services and servers, security, accounting software, etc. Governmental Management Services – Central Florida, LLC provides these systems.

Website Maintenance

Represents the costs associated with monitoring and maintaining the District’s website created in accordance with Chapter 189, Florida Statutes. These services include site performance assessments, security and firewall maintenance, updates, document uploads, hosting and domain renewals, website backups, etc. Governmental Management Services – Central Florida, LLC provides these services.

Telephone

Telephone and fax machine.

Postage

Mailing of agenda packages, overnight deliveries, checks for vendors and any other required correspondence, etc.

Insurance

The District’s general liability, public officials liability and property insurance coverages is provided by Florida Insurance Alliance (FIA). FIA specializes in providing insurance coverage to governmental agencies.

**Narcoossee
Community Development District
General Fund Budget**

Printing & Binding

Printing and binding agenda packages for board meetings, printing of computerized checks, stationary, envelopes etc.

Legal Advertising

The District is required to advertise various notices for monthly Board meetings, public hearings, and any services that are required to be advertised for public bidding, i.e. audit services, engineering service, maintenance contracts and any other advertising that may be required.

Other Current Charges

Includes bank charges and any other miscellaneous expenses that are incurred during the year.

Property Appraiser

Represent the Fiscal Year 18 fees to be paid to the Orange County Property Appraiser for annual assessment roll administration.

Office Supplies

The District incurs charges for supplies that need to be purchased during the fiscal year, including copier and printer toner cartridges, paper, file folders, binders, pens, paper clips, and other such office supplies. Governmental Management Services – Central Florida, LLC provides these services.

Dues, Licenses & Subscriptions

The District is required to pay an annual fee to the Department of Economic Opportunity for \$175. This is the only expense under this category for the District.

Contingency

Represents any other miscellaneous charges that the District may incur.

Maintenance:

NonaCrest

Field Management

The District currently has a contract with Governmental Management Services – Central Florida, LLC. to provide field management services.

**Narcoossee
Community Development District
General Fund Budget**

Landscape Maintenance

The District currently has a contract with Yellowstone Landscape to provide Landscape Maintenance. These services include mowing, edging, blowing, applying pest and disease control chemicals to sod, mulching once per year, applying fertilizer, and planting annuals.

Vendor: Yellowstone Landscape	Annual Costs
▪ Landscape Maintenance: Contract Cost of \$4,545 monthly	<u>\$54,540</u>
▪ Total Costs	\$54,540

Irrigation Repairs

Irrigation maintenance expenditures that may occur during the fiscal year.

Lake Maintenance

The District currently has a contract with Applied Aquatic Management, Inc., which provide Lake Maintenance to all the lakes inside Narcoossee CDD. These services include monthly inspections and treatment of aquatic weeds and algae, herbiciding, and algae control and removal.

Vendor: Applied Aquatic Management, Inc.	Annual Costs
▪ Lake Maintenance: Contract Cost of \$397.95 monthly	\$4,775
▪ Total Costs	\$4,775

Wall Repair/Cleaning

The District will incur expenditures to maintain the wall. Includes cleaning and landscaping.

Feature Lighting

Replacement and repair of up light fixtures.

Miscellaneous Common Area

Miscellaneous common area maintenance expenditures that may occur during the fiscal year.

LaVina

Field Management

The District currently has a contract with Governmental Management Services – Central Florida, LLC. to provide field management services.

Landscape Maintenance

The District currently has a contract with Yellowstone Landscape to provide Landscape Maintenance. These services include mowing, edging, blowing, applying pest and disease control chemicals to sod, mulching once per year, applying fertilizer, and planting annuals.

Vendor: Yellowstone Landscape	Annual Costs
▪ Landscape Maintenance: Contract Cost of \$6,847.69 monthly	<u>\$82,172</u>
▪ Total Costs	\$82,172

Narcoossee Community Development District General Fund Budget

Irrigation Repairs

Irrigation maintenance expenditures that may occur during the fiscal year.

Lake Maintenance

The District currently has a contract with Applied Aquatic Management, Inc., which provide Lake Maintenance to all the lakes inside Narcoossee CDD. These services include monthly inspections and treatment of aquatic weeds and algae, herbiciding, and algae control and removal. The amount also includes unscheduled maintenance.

Vendor: Applied Aquatic Management, Inc.	Annual Costs
▪ Lake Maintenance: Contract Cost of \$422.04 month	\$5,064
▪ Total Costs	\$5,064

Utilities

The District has electrical and water accounts with Orlando Utilities Commission for the areas maintained by the District.

Vendor: Orlando Utilities Commission	Annual Costs
▪ Reclaimed Water - \$491/month	\$5,892
▪ Electric - \$15/month	<u>\$180</u>
▪ Total Costs	\$6,072

Wall Repairs/Cleaning

Funding for cleaning or needed repairs of La Vina District wall.

Solvino Streetlighting

The District funds the streetlights within the Solvino community.

Vendor: Orlando Utilities Commission	Annual Costs
▪ Electric - \$264/month	\$3,168

Capri Streetlighting

The District funds the streetlights within the Capri community.

Vendor: Orlando Utilities Commission	Annual Costs
▪ Electric - \$363/month	\$4,356

Miscellaneous Common Area Maintenance

Miscellaneous common area maintenance expenditures that may occur during the fiscal year.

**Narcoossee
Community Development District
General Fund Budget**

Nona Preserve

Field Management

The District currently has a contract with Governmental Management Services – Central Florida, LLC. to provide field management services.

Landscape Maintenance

The District currently has a contract with Yellowstone Landscape to provide Landscape Maintenance. These services include mowing, edging, blowing, applying pest and disease control chemicals to sod, mulching once per year, applying fertilizer, and planting annuals.

Vendor: Yellowstone Landscape	Annual Costs
▪ Landscape Maintenance: Contract Cost of \$4,875 monthly	\$58,500

Irrigation Repairs

Irrigation maintenance expenditures that may occur during the fiscal year.

Lake Maintenance

These services include monthly inspections and treatment of aquatic weeds and algae, herbiciding, and algae control and removal.

Vendor: Applied Aquatic Management, Inc.	Annual Costs
▪ Lake Maintenance: Contract Cost of \$401.10 monthly	\$4,813

Miscellaneous Common Area Maintenance

Miscellaneous common area maintenance expenditures that may occur during the fiscal year.

Parcel G & H

Field Management

The District currently has a contract with Governmental Management Services – Central Florida, LLC. to provide field management services.

Landscape Maintenance

The District currently has a contract with Yellowstone Landscape to provide Landscape Maintenance. These services include mowing, edging, blowing, applying pest and disease control chemicals to sod, mulching once per year, applying fertilizer, and planting annuals.)

Vendor: Yellowstone Landscape	Annual Costs
▪ Landscape Maintenance: Contract Cost of \$2,437.31 monthly	\$29,248

**Narcoossee
Community Development District
General Fund Budget**

Lake Maintenance

These services include monthly inspections and treatment of aquatic weeds and algae, herbiciding, and algae control and removal.

Vendor: *Applied Aquatic Management, Inc.*

Annual Costs

- *Lake Maintenance: Contract Cost of \$150.21 monthly*

\$1,803

Transfer Out – Capital Reserve Fund

Represents projected excess funds above operating capital requirements in the General Fund.

Narcoossee
Community Development District
Proposed Budget
Maintenance Assessment Calculation

Subdivision	Track		Units	Annual Gross Maintenance Per Unit FY23	Proposed Gross Maintenance Per Unit FY24	Street Lighting Supplement Assessment	Total Proposed Gross Maintenance Per Unit FY24	Increase (Decrease)	O&M	
NonaCrest	C	SF50	159	\$ 349.32	\$ 410.27	N/A	\$ 410.27	\$ 60.95	\$ 65,233	
	D	SF70	110	\$ 349.32	\$ 410.27	N/A	\$ 410.27	\$ 60.95	\$ 45,130	
			269							
LaVina	Mirabella	A	SF50	107	\$ 544.14	\$ 590.32	N/A	\$ 590.32	\$ 46.18	\$ 63,164
	Ziani	B	SF75	66	\$ 544.14	\$ 590.32	N/A	\$ 590.32	\$ 46.18	\$ 38,961
	Capri	E	SF50	48	\$ 639.82	\$ 590.32	\$ 96.54	\$ 686.86	\$ 47.03	\$ 32,969
	Solvino	F	SF50	50	\$ 608.73	\$ 590.32	\$ 67.40	\$ 657.72	\$ 48.99	\$ 32,886
				271						
Lake Nona Preserve	K	Multi	228	\$ 446.91	\$ 456.09	N/A	\$ 456.09	\$ 9.18	\$ 103,989	
	G	Comm/Office	130704	\$ 0.15	\$ 0.16	N/A	\$ 0.16	\$ 0.01	\$ 21,191	
	G	Multi Family	420	\$ 147.92	\$ 162.13	N/A	\$ 162.13	\$ 14.21	\$ 68,095	
	H	Comm/Office	69000	\$ 0.15	\$ 0.16	N/A	\$ 0.16	\$ 0.01	\$ 11,187	
Total Gross Assessments									\$ 482,804	

Narcoossee
Community Development District
Proposed Budget
Debt Service Fund

	Adopted Budget FY2023	Actual thru 3/31/23	Projected Next 6 Months	Total Projected 9/30/23	Proposed Budget FY2024
Revenues					
Assessments - Tax Roll	\$ 317,131	\$ 276,467	\$ 41,117	\$ 317,584	\$ 317,584
Interest Income	\$ -	\$ 5,533	\$ 1,844	\$ 7,378	\$ -
Carry Forward Surplus	\$ 226,450	\$ 237,111	\$ -	\$ 237,111	\$ 252,205
Total Revenues	\$ 543,581	\$ 519,111	\$ 42,961	\$ 562,072	\$ 569,789
Expenditures					
Series 2013A-1					
Interest - 11/1	\$ 36,871	\$ 36,871	\$ -	\$ 36,871	\$ 34,374
Principal - 5/1	\$ 135,000	\$ -	\$ 135,000	\$ 135,000	\$ 140,000
Interest - 5/1	\$ 36,871	\$ -	\$ 36,871	\$ 36,871	\$ 34,374
Series 2013A-2					
Interest - 11/1	\$ 23,063	\$ 23,063	\$ -	\$ 23,063	\$ 21,516
Principal - 5/1	\$ 55,000	\$ -	\$ 55,000	\$ 55,000	\$ 60,000
Interest - 5/1	\$ 23,063	\$ -	\$ 23,063	\$ 23,063	\$ 21,516
Total Expenditures	\$ 309,868	\$ 59,934	\$ 249,934	\$ 309,868	\$ 311,779
Excess Revenues/(Expenditures)*	\$ 233,713	\$ 459,178	\$ (206,973)	\$ 252,205	\$ 258,010
			Series 2013A-1	Nov 1, 2024	\$ 31,748.75
			Series 2013A-2	Nov 1, 2024	\$ 19,828.13
					\$51,577
				Net Assessments	\$317,584
				Add: Discounts & Collections	\$20,271
				Gross Assessments	\$337,855

* Excess Revenues will be utilized to pay November 1 semi-annual interest payment.

Narcoossee
Community Development District
Series 2013 A-1 Special Assessment Bonds
Amortization Schedule

Date	Balance	Principal	Interest	Total
11/01/23	\$ 1,690,000.00	\$ -	\$ 34,373.75	\$ 206,245.00
05/01/24	\$ 1,690,000.00	\$ 140,000.00	\$ 34,373.75	
11/01/24	\$ 1,550,000.00	\$ -	\$ 31,748.75	\$ 206,122.50
05/01/25	\$ 1,550,000.00	\$ 145,000.00	\$ 31,748.75	
11/01/25	\$ 1,405,000.00	\$ -	\$ 28,921.25	\$ 205,670.00
05/01/26	\$ 1,405,000.00	\$ 150,000.00	\$ 28,921.25	
11/01/26	\$ 1,255,000.00	\$ -	\$ 25,921.25	\$ 204,842.50
05/01/27	\$ 1,255,000.00	\$ 160,000.00	\$ 25,921.25	
11/01/27	\$ 1,095,000.00	\$ -	\$ 22,721.25	\$ 208,642.50
05/01/28	\$ 1,095,000.00	\$ 165,000.00	\$ 22,721.25	
11/01/28	\$ 930,000.00	\$ -	\$ 19,297.50	\$ 207,018.75
05/01/29	\$ 930,000.00	\$ 170,000.00	\$ 19,297.50	
11/01/29	\$ 760,000.00	\$ -	\$ 15,770.00	\$ 205,067.50
05/01/30	\$ 760,000.00	\$ 180,000.00	\$ 15,770.00	
11/01/30	\$ 580,000.00	\$ -	\$ 12,035.00	\$ 207,805.00
05/01/31	\$ 580,000.00	\$ 185,000.00	\$ 12,035.00	
11/01/31	\$ 395,000.00	\$ -	\$ 8,196.25	\$ 205,231.25
05/01/32	\$ 395,000.00	\$ 195,000.00	\$ 8,196.25	
11/01/32	\$ 200,000.00	\$ -	\$ 4,150.00	\$ 207,346.25
05/01/33	\$ 200,000.00	\$ 200,000.00	\$ 4,150.00	\$ 204,150.00
	\$	\$ 1,825,000.00	\$ 480,012.50	\$ 2,474,158.75

Narcoossee
Community Development District
Series 2013 A-2 Special Assessment Bonds
Amortization Schedule

Date	Balance	Principal	Interest	Total
11/01/23	\$ 765,000.00	\$ -	\$ 21,515.63	\$ 99,578.13
05/01/24	\$ 765,000.00	\$ 60,000.00	\$ 21,515.63	
11/01/24	\$ 705,000.00	\$ -	\$ 19,828.13	\$ 101,343.75
05/01/25	\$ 705,000.00	\$ 60,000.00	\$ 19,828.13	
11/01/25	\$ 645,000.00	\$ -	\$ 18,140.63	\$ 97,968.75
05/01/26	\$ 645,000.00	\$ 65,000.00	\$ 18,140.63	
11/01/26	\$ 580,000.00	\$ -	\$ 16,312.50	\$ 99,453.13
05/01/27	\$ 580,000.00	\$ 70,000.00	\$ 16,312.50	
11/01/27	\$ 510,000.00	\$ -	\$ 14,343.75	\$ 100,656.25
05/01/28	\$ 510,000.00	\$ 75,000.00	\$ 14,343.75	
11/01/28	\$ 435,000.00	\$ -	\$ 12,234.38	\$ 101,578.13
05/01/29	\$ 435,000.00	\$ 80,000.00	\$ 12,234.38	
11/01/29	\$ 355,000.00	\$ -	\$ 9,984.38	\$ 102,218.75
05/01/30	\$ 355,000.00	\$ 85,000.00	\$ 9,984.38	
11/01/30	\$ 270,000.00	\$ -	\$ 7,593.75	\$ 102,578.13
05/01/31	\$ 270,000.00	\$ 85,000.00	\$ 7,593.75	
11/01/31	\$ 185,000.00	\$ -	\$ 5,203.13	\$ 97,796.88
05/01/32	\$ 185,000.00	\$ 90,000.00	\$ 5,203.13	
11/01/32	\$ 95,000.00	\$ -	\$ 2,671.88	\$ 97,875.00
05/01/33	\$ 95,000.00	\$ 95,000.00	\$ 2,671.88	\$ 97,671.88
		\$ 820,000.00	\$ 301,781.25	\$ 1,201,253.13

**Narcoossee
Community Development District
Proposed Budget
Debt Assessment Calculation**

Subdivision	Track		Units	Proposed FY2024 Annual Gross Debt Per Unit		Total Debt
NonaCrest	C	SF50	158	\$	301.13	\$ 47,579
	D	SF70	111	\$	481.81	\$ 53,481
LaVina	A	SF50	107	\$	301.13	\$ 32,221
	B	SF75	65	\$	566.13	\$ 36,798
	E	SF50	48	\$	301.13	\$ 14,454
	F	SF50	50	\$	301.13	\$ 15,057
Lake Nona Preserve	K	Multi	228	\$	240.91	\$ 54,927
	G	Comm/Office	130704	\$	0.20	\$ 26,141
	G	Multi Family	370	\$	117.29	\$ 43,397
	H	Comm/Office	69000	\$	0.20	\$ 13,800
Total Gross Assessment						\$ 337,855

Narcoossee
Community Development District
Proposed Budget
Capital Reserve Fund - Nona Crest

	Adopted Budget FY2023	Actual thru 3/31/23	Projected Next 6 Months	Total Projected 9/30/23	Proposed Budget FY2024
Revenues					
Transfer In	\$ 7,440	\$ -	\$ 7,440	\$ 7,440	\$ 428
Interest	\$ -	\$ 4	\$ 4	\$ 9	\$ -
Carry Forward Surplus	\$ 88,326	\$ 88,326	\$ -	\$ 88,326	\$ 92,819
Total Revenues	\$ 95,767	\$ 88,330	\$ 7,445	\$ 95,775	\$ 93,247
Expenditures					
Capital Projects	\$ 2,500	\$ -	\$ 2,500	\$ 2,500	\$ 2,500
Contingency	\$ 500	\$ 228	\$ 228	\$ 456	\$ 500
Total Expenditures	\$ 3,000	\$ 228	\$ 2,728	\$ 2,956	\$ 3,000
Excess Revenues/(Expenditures)	\$ 92,767	\$ 88,102	\$ 4,717	\$ 92,819	\$ 90,247

Narcoossee
Community Development District
Proposed Budget
Capital Reserve Fund - La Vina

	Adopted Budget FY2023	Actual thru 3/31/23	Projected Next 6 Months	Total Projected 9/30/23	Proposed Budget FY2024
Revenues					
Transfer In	\$ 15,211	\$ -	\$ 15,211	\$ 15,211	\$ 9,233
Interest	\$ -	\$ 3	\$ 3	\$ 6	\$ -
Carry Forward Surplus	\$ 38,275	\$ 70,274	\$ -	\$ 70,274	\$ 53,035
Total Revenues	\$ 53,486	\$ 70,277	\$ 15,214	\$ 85,492	\$ 62,268
Expenditures					
Repairs and Maintenance	\$ 32,000	\$ 13,650	\$ 18,350	\$ 32,000	\$ 10,000
Contingency	\$ 2,500	\$ 228	\$ 228	\$ 456	\$ 500
Total Expenditures	\$ 34,500	\$ 13,878	\$ 18,578	\$ 32,456	\$ 10,500
Excess Revenues/(Expenditures)	\$ 18,986	\$ 56,399	\$ (3,364)	\$ 53,035	\$ 51,768

Narcoossee
Community Development District
Proposed Budget
Capital Reserve Fund - Nona Preserve

	Adopted Budget FY2023	Actual thru 3/31/23	Projected Next 6 Months	Total Projected 9/30/23	Proposed Budget FY2024
Revenues					
Transfer In	\$ 7,043	\$ -	\$ 7,043	\$ 7,043	\$ 11,571
Interest	\$ -	\$ 2	\$ 2	\$ 4	\$ -
Carry Forward Surplus	\$ 45,703	\$ 43,243	\$ -	\$ 43,243	\$ 47,335
Total Revenues	\$ 52,747	\$ 43,246	\$ 7,045	\$ 50,291	\$ 58,906
Expenditures					
Capital Projects	\$ 2,500	\$ -	\$ 2,500	\$ 2,500	\$ 2,500
Contingency	\$ 500	\$ 228	\$ 228	\$ 456	\$ 500
Total Expenditures	\$ 3,000	\$ 228	\$ 2,728	\$ 2,956	\$ 3,000
Excess Revenues/(Expenditures)	\$ 49,747	\$ 43,018	\$ 4,317	\$ 47,335	\$ 55,906

Narcoossee
Community Development District
Proposed Budget
Capital Reserve Fund - Parcels G&H

	Adopted Budget FY2023	Actual thru 3/31/23	Projected Next 6 Months	Total Projected 9/30/23	Proposed Budget FY2024
Revenues					
Transfer In	\$ -	\$ -	\$ -	\$ -	\$ 7,418
Interest	\$ -	\$ 4	\$ 4	\$ 8	\$ -
Carry Forward Balance	\$ 79,649	\$ 82,641	\$ -	\$ 82,641	\$ 80,193
Total Revenues	\$ 79,649	\$ 82,645	\$ 4	\$ 82,649	\$ 87,610
Expenditures					
Capital Outlay	\$ 2,000	\$ -	\$ 2,000	\$ 2,000	\$ 2,000
Contingency	\$ 500	\$ 228	\$ 228	\$ 456	\$ 500
Total Expenditures	\$ 2,500	\$ 228	\$ 2,228	\$ 2,456	\$ 2,500
Excess Revenues/(Expenditures)	\$ 77,149	\$ 82,417	\$ (2,224)	\$ 80,193	\$ 85,110