

***Proposed Budget
Fiscal Year 2019***

***Lakes by the Bay South
Community Development District***

April 23, 2018



***Lakes by the Bay South
Community Development District***

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Lakes by the Bay South

Community Development District

General Fund

Description	Adopted Budget FY 2018	Actual Thru 3/31/2018	Projected Next 6 Months	Total Projected 9/30/2018	Proposed Budget FY 2019
Revenues					
Maintenance Assessments	\$1,032,148	\$986,004	\$46,150	\$1,032,154	\$1,602,415
Interest Income	\$500	\$12,535	\$12,535	\$25,070	\$500
Rental Income	\$5,000	\$6,200	\$5,300	\$11,500	\$5,000
Membership Cards	\$0	\$1,890	\$2,400	\$4,290	\$0
User Fees-Non Resident	\$0	\$6,023	\$0	\$6,023	\$0
Miscellaneous Income	\$0	\$87	\$0	\$87	\$0
Carryforward Surplus	\$201,115	\$335,266	\$0	\$335,266	\$209,056
TOTAL REVENUES	\$1,238,763	\$1,348,005	\$66,385	\$1,414,390	\$1,816,971
Expenditures					
<i>Administrative</i>					
Supervisor Fees	\$12,000	\$3,000	\$6,000	\$9,000	\$12,000
FICA Taxes	\$918	\$230	\$459	\$689	\$918
Engineering	\$15,000	\$13,643	\$12,720	\$26,363	\$15,000
Arbitrage Calculation	\$2,400	\$0	\$2,400	\$2,400	\$2,400
Dissemination	\$5,500	\$2,750	\$2,750	\$5,500	\$5,500
Attorney	\$45,000	\$12,500	\$17,500	\$30,000	\$45,000
Annual Audit	\$6,600	\$6,600	\$0	\$6,600	\$6,800
Trustee Fees	\$12,854	\$4,587	\$8,108	\$12,695	\$12,854
Management Fees	\$52,658	\$26,329	\$26,329	\$52,658	\$52,658
Telephone	\$200	\$43	\$43	\$86	\$200
Postage	\$500	\$183	\$183	\$366	\$500
Printing & Binding	\$2,250	\$795	\$795	\$1,590	\$2,250
Insurance	\$12,106	\$11,005	\$0	\$11,005	\$12,106
Legal Advertising	\$500	\$70	\$261	\$331	\$500
Other Current Charges	\$500	\$253	\$253	\$506	\$550
Property Taxes	\$100	\$3	\$0	\$3	\$150
Office Supplies	\$200	\$53	\$53	\$106	\$200
Dues, Licenses & Subscriptions	\$175	\$175	\$0	\$175	\$175
TOTAL ADMINISTRATIVE	\$169,460	\$82,219	\$77,854	\$160,072	\$169,760
<i>Field</i>					
Field Management	\$24,510	\$12,255	\$12,255	\$24,510	\$24,510
Landscape Maintenance	\$177,144	\$88,572	\$88,572	\$177,144	\$177,144
Landscape-Extra to Contract	\$50,000	\$4,396	\$45,604	\$50,000	\$50,000
Mulch	\$21,500	\$15,400	\$6,100	\$21,500	\$21,500
Tree Trimming	\$6,480	\$0	\$6,480	\$6,480	\$6,480
Lake Maintenance	\$12,000	\$3,200	\$3,200	\$6,400	\$6,400
Lake Debris Removal	\$1,000	\$0	\$0	\$0	\$1,000
Mitigation Maintenance	\$2,028	\$0	\$0	\$0	\$2,028
Contingency	\$23,944	\$37,444	\$0	\$37,444	\$23,944
Pet Stations	\$2,726	\$1,314	\$1,314	\$2,628	\$2,726
Pressure Washing	\$15,000	\$13,825	\$0	\$13,825	\$15,000
Website Maintenance	\$3,000	\$0	\$3,000	\$3,000	\$3,000
Culvert Inspection	\$12,800	\$0	\$12,800	\$12,800	\$12,800
Reserves	\$50,000	\$0	\$50,000	\$50,000	\$50,000
Holiday Lighting	\$37,527	\$27,292	\$0	\$27,292	\$27,292
Special Projects	\$30,000	\$3,500	\$26,500	\$30,000	\$30,000
TOTAL FIELD	\$469,659	\$207,198	\$255,825	\$463,023	\$453,824

Lakes by the Bay South

Community Development District

General Fund

<u>Security Gate Service</u>					
Security	\$0	\$5,000	\$7,000	\$12,000	\$600,280
Security-Roving Guard	\$0	\$0	\$0	\$0	\$0
Transponders	\$0	\$0	\$0	\$0	\$0
Landscape Maintenance	\$0	\$0	\$0	\$0	\$0
Management Fees	\$0	\$0	\$0	\$0	\$0
Gate Repairs & Maintenance	\$0	\$0	\$0	\$0	\$0
Building Repairs & Maintenance	\$0	\$0	\$0	\$0	\$0
Electric	\$0	\$0	\$0	\$0	\$0
Phone & Internet Service	\$0	\$0	\$0	\$0	\$0
Computer & Supplies	\$0	\$0	\$0	\$0	\$0
Janitorial Services	\$0	\$0	\$0	\$0	\$0
Contingency	\$0	\$0	\$0	\$0	\$0
TOTAL SECURITY	\$0	\$5,000	\$7,000	\$12,000	\$600,280

Description	Adopted Budget FY 2018	Actual Thru 3/31/2018	Projected Next 6 Months	Total Projected 9/30/2018	Proposed Budget FY 2019
<u>Clubhouse</u>					
Access Control	\$3,500	\$2,430	\$0	\$2,430	\$3,500
Alarm Monitoring	\$2,000	\$141	\$1,859	\$2,000	\$2,000
Pool Monitoring	\$15,667	\$7,833	\$7,809	\$15,643	\$15,667
Air Conditioning Maint Contract	\$2,310	\$770	\$1,155	\$1,925	\$2,310
Fitness Equipment Maintenance	\$10,000	\$2,320	\$2,320	\$4,640	\$10,000
Electric	\$31,000	\$15,327	\$16,348	\$31,675	\$32,000
Cable/Internet Services	\$3,500	\$1,652	\$1,839	\$3,491	\$3,500
Insurance	\$23,975	\$21,795	\$0	\$21,795	\$23,975
Janitorial Maintenance	\$34,326	\$17,337	\$17,508	\$34,845	\$35,016
Janitorial Supplies	\$2,500	\$1,309	\$1,309	\$2,618	\$2,750
Landscape Maintenance	\$31,750	\$16,167	\$16,375	\$32,542	\$32,750
Landscape Replacement	\$5,000	\$10,815	\$0	\$10,815	\$5,000
Porter - Handyman	\$5,400	\$0	\$5,400	\$5,400	\$5,400
Office Equipment Maintenance	\$3,000	\$1,154	\$1,505	\$2,660	\$3,000
Management Fees	\$26,383	\$12,192	\$14,190	\$26,383	\$26,383
Office Supplies/Clubhouse Supplies	\$2,000	\$208	\$682	\$890	\$2,000
Onsite Club Management Fees	\$61,875	\$28,595	\$33,280	\$61,875	\$61,875
Onsite Club Facilitator	\$139,742	\$64,580	\$58,413	\$122,993	\$122,993
Seasonal Staff	\$2,835	\$0	\$2,835	\$2,835	\$2,835
Pest Control	\$1,000	\$220	\$440	\$660	\$1,000
Pool & Spa Maintenance	\$40,000	\$19,925	\$19,200	\$39,125	\$41,500
Repairs and Maintenance	\$20,000	\$12,846	\$5,340	\$18,186	\$20,000
Special Events	\$4,000	\$3,509	\$491	\$4,000	\$4,000
Telephone	\$3,453	\$1,946	\$1,839	\$3,786	\$3,840
Trash Collection	\$1,000	\$952	\$0	\$952	\$1,000
Water & Sewer	\$23,000	\$10,323	\$10,323	\$20,646	\$23,000
Window Cleaning/Pressure Cleaning	\$6,500	\$0	\$6,500	\$6,500	\$6,500
Holiday Lighting	\$17,426	\$24,428	\$0	\$24,428	\$22,810
Contingency	\$15,000	\$12,285	\$2,715	\$15,000	\$15,000
Capital Reserve	\$61,503	\$0	\$61,503	\$61,503	\$61,503
TOTAL CLUBHOUSE MAINTENANCE	\$599,644	\$291,059	\$291,180	\$582,239	\$593,107
TOTAL EXPENDITURES	\$1,238,763	\$580,476	\$624,858	\$1,205,334	\$1,816,971
EXCESS REVENUES	\$0	\$767,530	(\$558,473)	\$209,056	\$0

	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019
Net Assessment	\$1,072,962.61	\$1,059,574.68	\$1,059,574.68	\$1,059,574.68	\$1,602,414.54
Plus Collection Fees & Discounts (5%)	\$56,471.72	\$55,767.09	\$55,767.09	\$55,767.09	\$84,337.61
Gross Assessment	\$1,129,434.33	\$1,115,341.77	\$1,115,341.77	\$1,115,341.77	\$1,686,752.15
No. of Units	2,295	2,295	2,295	2,295	2,295
Per Unit Assessment (w/ sw to sw)	\$538.67	\$538.67	\$538.67	\$0.00	\$0.00
Per Unit Assessment (w/o sw to sw)	\$492.33	\$492.33	\$492.33	\$492.33	\$753.89
Per Unit Assessment (w/o Clubhouse)	249.73	\$249.73	\$249.73	\$249.73	\$511.29

Lakes by the Bay South

Community Development District

General Fund

ADMINISTRATIVE & FIELD OPERATIONS

COMMUNITY:	FY 2018			Proposed FY 2019	
	Units	Gross Annual Per Unit	Gross Annual TOTAL	Gross Annual Per Unit	Gross Annual TOTAL
THE BREAKERS	97	\$296.07	\$28,718.79	\$249.73	\$24,223.81
THE ENCLAVE	204	\$296.07	\$60,398.28	\$249.73	\$50,944.92
TRELLIS	159	\$249.73	\$39,707.07	\$249.73	\$39,707.07
THE COURTS	420	\$249.73	\$104,886.60	\$249.73	\$104,886.60
THE RESERVE	98	\$249.73	\$24,473.54	\$249.73	\$24,473.54
THE PALMS	224	\$249.73	\$55,939.52	\$249.73	\$55,939.52
THE COVE	269	\$249.73	\$67,177.37	\$249.73	\$67,177.37
THE SHORES	227	\$249.73	\$56,688.71	\$249.73	\$56,688.71
THE SHORES	179	\$249.73	\$44,701.67	\$249.73	\$44,701.67
WATERWAYS	265	\$249.73	\$66,178.45	\$249.73	\$66,178.45
TIDES	153	\$249.73	\$38,208.69	\$249.73	\$38,208.69
TOTAL	2295		\$587,078.69		\$573,130.35

SECURITY GATE SERVICE

COMMUNITY:	FY 2018			Proposed FY 2019	
	Units	Gross Annual Per Unit	Gross Annual TOTAL	Gross Annual Per Unit	Gross Annual TOTAL
THE BREAKERS	97	\$0.00	\$0.00	\$261.56	\$25,371.32
THE ENCLAVE	204	\$0.00	\$0.00	\$261.56	\$53,358.24
TRELLIS	159	\$0.00	\$0.00	\$261.56	\$41,588.04
THE COURTS	420	\$0.00	\$0.00	\$261.56	\$109,855.20
THE RESERVE	98	\$0.00	\$0.00	\$261.56	\$25,632.88
THE PALMS	224	\$0.00	\$0.00	\$261.56	\$58,589.44
THE COVE	269	\$0.00	\$0.00	\$261.56	\$70,359.64
THE SHORES	227	\$0.00	\$0.00	\$261.56	\$59,374.12
THE SHORES	179	\$0.00	\$0.00	\$261.56	\$46,819.24
WATERWAYS	265	\$0.00	\$0.00	\$261.56	\$69,313.40
TIDES	153	\$0.00	\$0.00	\$261.56	\$40,018.68
TOTAL	2295		\$0.00		\$600,280.20

CLUBHOUSE

COMMUNITY:	FY 2018			Proposed FY 2019	
	Units	Gross Annual Per Unit	Gross Annual TOTAL	Gross Annual Per Unit	Gross Annual TOTAL
THE BREAKERS	97	\$242.60	\$23,532.20	\$242.60	\$23,532.20
THE ENCLAVE	204	\$242.60	\$49,490.40	\$242.60	\$49,490.40
TRELLIS	159	\$242.60	\$38,573.40	\$242.60	\$38,573.40
THE COURTS	420	\$242.60	\$101,892.00	\$242.60	\$101,892.00
THE RESERVE	98	\$242.60	\$23,774.80	\$242.60	\$23,774.80
THE PALMS	224	\$242.60	\$54,342.40	\$242.60	\$54,342.40
THE COVE	269	\$242.60	\$65,259.40	\$242.60	\$65,259.40
THE SHORES	227	\$242.60	\$55,070.20	\$242.60	\$55,070.20
THE SHORES	0	\$0.00	\$0.00	\$0.00	\$0.00
WATERWAYS	265	\$242.60	\$64,289.00	\$242.60	\$64,289.00
TIDES	153	\$242.60	\$37,117.80	\$242.60	\$37,117.80
TOTAL	2116		\$513,341.60		\$513,341.60

COMBINED TOTAL

COMMUNITY:	FY 2018			Proposed FY 2019	
	Units	Gross Annual Per Unit	Gross Annual TOTAL	Gross Annual Per Unit	Gross Annual TOTAL
THE BREAKERS	97	\$538.67	\$52,250.99	\$753.89	\$73,127.33
THE ENCLAVE	204	\$538.67	\$109,888.68	\$753.89	\$153,793.56
TRELLIS	159	\$492.33	\$78,280.47	\$753.89	\$119,868.51
THE COURTS	420	\$492.33	\$206,778.60	\$753.89	\$316,633.80
THE RESERVE	98	\$492.33	\$48,248.34	\$753.89	\$73,881.22
THE PALMS	224	\$492.33	\$110,281.92	\$753.89	\$168,871.36
THE COVE	269	\$492.33	\$132,436.77	\$753.89	\$202,796.41
THE SHORES	227	\$492.33	\$111,758.91	\$753.89	\$171,133.03
THE SHORES	179/0	\$249.73	\$44,701.67	\$511.29	\$91,520.91
WATERWAYS	265	\$492.33	\$130,467.45	\$753.89	\$199,780.85
TIDES	153	\$492.33	\$75,326.49	\$753.89	\$115,345.17
TOTAL			\$1,100,420.29		\$1,686,752.15

**LAKES BY THE BAY SOUTH
COMMUNITY DEVELOPMENT DISTRICT**
Exhibit "A"
Allocation of Operating Reserve

Description	Amount
Beginning Balance - Carry Forward Surplus (As of 10/1/2017)	\$1,685,808
Estimated Excess Revenues over Expenditures	\$209,056
FY 2018 Field Capital Reserve	\$50,000
FY 2018 Capital Reserve-Clubhouse	\$61,503
Less:	
Funding for First Quarter Operating Expenses:	(\$279,212)
Reserved for Field Capital Projects / Renewal and Replacement:	(\$344,958)
Reserved for Clubhouse Capital Projects / Renewal and Replacement:	(\$1,382,198) <u>(\$2,006,367)</u>
Total Undesignated Cash as of 09/30/2018	\$0

LAKES BY THE BAY SOUTH **COMMUNITY DEVELOPMENT DISTRICT**

PROPOSED GENERAL FUND BUDGET
FISCAL YEAR 2019

REVENUES:

Special Assessments

The District will levy a non ad-valorem special assessment on all taxable property within the District to fund all of the General Operating Expenditures for 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 for the fiscal year is based upon the five paid supervisors attending the estimated 12 monthly meetings at \$200 per attendance.

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 will be providing general engineering services to the District including attendance and preparation for board meetings, etc.

Arbitrage

The District is required to annually have an arbitrage rebate calculation on the District's Series 2012 and Series 2014 Special Assessment Revenue Bonds. Currently the District has contracted Grau & Associates, an independent certified public accounting firm, to calculate the rebate liability and submit a report to the District.

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.

Attorney

The District's legal counsel will be providing general legal services to the District, i.e., attendance and preparation for monthly meetings, review operating and maintenance contracts, etc.

Annual Audit

The District is required annually to conduct an audit of its financial records by an Independent Certified Public Accounting Firm.

Trustee Fees

The District issued Series 2012A and Series 2014A Special Assessment Revenue Bonds which are held with a Trustee Wells Fargo Bank, NA. The amount of the trustee fees is based on the agreement between Bank and the District.

LAKES BY THE BAY SOUTH **COMMUNITY DEVELOPMENT DISTRICT**

PROPOSED GENERAL FUND BUDGET
FISCAL YEAR 2019

Management Fees

The District receives Management, Accounting and Administrative services as part of a Management Agreement with Governmental Management Services-South Florida. These services are further outlined in Exhibit "A" of the Management Agreement.

Telephone

Telephone and fax machine.

Postage

Mailing of agenda packages, overnight deliveries, correspondence, etc.

Printing & Binding

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

Insurance

The District's General Liability & Public Officials Liability Insurance policy is with Florida Insurance Alliance (FIA). FIA specializes in providing insurance coverage to governmental agencies.

Legal Advertising

The District is required to advertise various notices for monthly Board meetings, public hearings, etc. in a newspaper of general circulation.

Other Current Charges

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

Property Taxes

Property Taxes for property owned by the District.

Office Supplies

Miscellaneous office supplies.

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.

Capital Reserve

Funds set aside for future capital improvement use.

Operating Reserve

Operating capital set aside for future use.

LAKES BY THE BAY SOUTH **COMMUNITY DEVELOPMENT DISTRICT**

PROPOSED GENERAL FUND BUDGET
FISCAL YEAR 2019

Maintenance:

Field Management

The District has contracted with Governmental Management Services for the supervision and on-site management of Lakes by the Bay South Community Development District. Their responsibilities will include reviewing contracts and other maintenance related items.

Landscaping Maintenance

The District has contracted with Tony's Nursery & Garden for its annual common area and secondary areas landscape maintenance.

Landscaping Extras

Improvements and replacements of landscaping areas.

Mulch

Fall and Spring replenishment of the mulched areas.

Tree Trimming

Annual trimming of all the Districts trees.

Lake Maintenance

Lake management services that includes monthly inspections and treatment of aquatic weeds and algae, herbiciding, and algae control and removal.

Lake Debris Removal

Removal of lake debris in all District lakes.

Mitigation Maintenance

Maintenance for the mitigation areas that will include herbicide application and hand removal of all exotic vegetation and nuisance native species throughout the District.

Contingency

Unexpected maintenance and repairs.

Pressure Washing

Pressure washing the sidewalks and entrance features.

Web Design / Maintenance

The District has contracted with Governmental Management Services-South Florida for the supervision and maintenance of Lakes by the Bay South Community Development District's website.

Culvert Cleaning

Annual Storm Drain Cleaning for all Storm Drains throughout the District.

Reserves

Capital funds set aside for future maintenance and replacement of District's infrastructure.

LAKES BY THE BAY SOUTH **COMMUNITY DEVELOPMENT DISTRICT**

PROPOSED GENERAL FUND BUDGET
FISCAL YEAR 2019

Holiday Lighting

The District has contracted with Florida CDI, LLC for the annual Holiday Lighting of the District.

Special Projects

Capital projects needed throughout the year.

Security Gate Service:

The District will be servicing the special taxing district for security. Expenditures expected include the following:

- *Gate Security*
 - *Security-Roving Guard*
 - *Transponders*
 - *Landscape Maintenance*
 - *Management Fees*
 - *Gate Repairs & Maintenance*
 - *Building Repairs & Maintenance*
 - *Electric*
 - *Phone & Internet Service*
 - *Computer & Supplies*
 - *Janitorial Services*
 - *Contingency*
-

Clubhouse Maintenance:

Access Control

Access cards and repairs.

Alarm Monitoring

This line item is the estimated cost for monitoring of the alarm system (security and fire alarm,) for the Clubhouse.

Pool Monitoring

The District has contracted with Envera for the monitoring or the pool area.

Air Conditioning Maintenance Contract

This line item is the estimated cost to maintain the air conditioning system.

Fitness Equipment Maintenance

Solely the maintenance contract. Does not include repairs which will be listed under repairs and maintenance.

LAKES BY THE BAY SOUTH **COMMUNITY DEVELOPMENT DISTRICT**

PROPOSED GENERAL FUND BUDGET
FISCAL YEAR 2019

Electric

Electricity for Clubhouse and grounds.

Cable and Internet

Estimated cost of cable TV and internet for the Club.

Insurance

The District's property insurance is with Florida Insurance Alliance (FIA). FIA specializes in providing insurance coverage to governmental agencies.

Janitorial Maintenance

This includes janitorial service and supplies provide per contract.

Janitorial Supplies

Include additional janitorial supplies not provide by contract.

Landscape Maintenance

Maintaining the lawn and plants around the club.

Landscape Replacement

(Includes Mulching) that this line item includes plant replacement and mulching once a year.

Office Equipment

Reflects the maintenance agreement for the copier plus any repairs to other office equipment.

Management Fees

Actual management fees shall be based on the minimum cost of management agreement or \$1.75 per Home per month, whichever is greater.

Office Supplies/Clubhouse Supplies

Supplies to run Club and Club Office.

Onsite Club Management Fees

Salary and cost associated with the payroll for the Clubhouse manager.

Onsite Club Facilitator

Salaries and costs associated with the payroll for the Club facilitators.

Seasonal Staff

Lifeguards needed to monitor pool area during the Season.

Pest Control

Preventative maintenance for bugs and rodents.

Pool & Spa Maintenance

Cost to maintain the pool as well as perform any necessary repairs.

LAKES BY THE BAY SOUTH **COMMUNITY DEVELOPMENT DISTRICT**

PROPOSED GENERAL FUND BUDGET
FISCAL YEAR 2019

Repairs & Maintenance & Supplies

Items needed to repair and maintain the Club.

Special Events

Expenses related to Social Events.

Telephone

Cost of telephone lines for telephone, internet, fax and alarm systems.

Refuse

Cost of trash and recycling removal.

Water & Sewer

Water and sewer cost for the Club.

Window Cleaning and Pressure Cleaning

Cost of window washing and pressure cleaning the paver area.

Holiday Lighting

The District has contracted for CDI Enterprises for the annual Holiday Lighting of the District.

Contingency

Any unscheduled repairs and maintenance that the District should incur during the fiscal year.

Capital Reserve

Funds set aside for a future use to replace any capital item.

Lakes by the Bay South

Community Development District

Debt Service Fund
Series 2012A Special Assessment Revenue Bonds

Description	Adopted Budget FY 2018	Actual Thru 3/31/2018	Projected Next 6 Months	Total Projected 9/30/2018	Proposed Budget FY 2019
Revenues					
Special Assessments - A Bonds	\$1,631,961	\$1,559,645	\$72,999	\$1,632,644	\$1,631,961
Interest Income	\$0	\$6,401	\$3,000	\$9,401	\$9,500
Carry Forward Surplus ⁽¹⁾	\$1,042,109	\$1,045,663	\$0	\$1,045,663	\$1,052,195
TOTAL REVENUES	\$2,674,070	\$2,611,709	\$75,999	\$2,687,708	\$2,693,656
Expenditures					
<i>Series 2012A</i>					
Interest - 11/01	\$610,569	\$610,569	\$0	\$610,569	\$599,944
Principal - 11/01	\$425,000	\$425,000	\$0	\$425,000	\$445,000
Interest - 05/01	\$599,944	\$0	\$599,944	\$599,944	\$588,819
TOTAL EXPENDITURES	\$1,635,513	\$1,035,569	\$599,944	\$1,635,513	\$1,633,763
Other Sources and Uses					
Bond Proceeds	\$0	\$0	\$0	\$0	\$0
Interfund Transfer	\$10,252	\$0	\$0	\$0	\$0
TOTAL OTHER SOURCES AND USES	\$10,252	\$0	\$0	\$0	\$0
EXCESS REVENUES	\$1,048,810	\$1,576,140	(\$523,944)	\$1,052,195	\$1,059,894

11/19 Principal	\$	470,000
11/19 Interest	\$	588,819
	\$	<u>1,058,819</u>

Parcel	Unit Club	Unit Count	Gross Annual Assessment	Total
A	97	97	\$811.06 ⁽³⁾	\$78,672.82
C	265	265	\$811.06 ⁽³⁾	\$214,930.90
D	204	204	\$811.06 ⁽³⁾	\$165,456.24
E	227	227	\$811.06 ⁽³⁾	\$184,110.62
E	0	179	\$9.22	\$1,650.38
F	153	153	\$811.06 ⁽³⁾	\$124,092.18
G	269	269	\$811.06 ⁽³⁾	\$218,175.14
H	159	159	\$811.06 ⁽³⁾	\$128,958.54
J	420	420	\$811.06 ⁽³⁾	\$340,645.20
J	224	224	\$811.06 ⁽³⁾	\$181,677.44
K	98	98	\$811.06 ⁽³⁾	\$79,483.88
Total	2116	2295		\$1,717,853
			Discount & Collection Fees (5%)	(\$85,893)
			Net Assessment	\$1,631,961

⁽¹⁾ Carry forward surplus is net of the reserve requirement

Lakes by the Bay South
Community Development District

Amortization Schedule
Series 2012A, Special Assessment Bonds ⁽¹⁾

<u>DATE</u>	<u>BALANCE</u>	<u>PRINCIPAL</u>	<u>INTEREST</u>	<u>TOTAL</u>
05/01/18	\$ 21,950,000	\$ -	\$ 599,943.75	\$ -
11/01/18	\$ 21,950,000	\$ 445,000.00	\$ 599,943.75	\$ 1,644,887.50
05/01/19	\$ 21,505,000	\$ -	\$ 588,818.75	\$ -
11/01/19	\$ 21,505,000	\$ 470,000.00	\$ 588,818.75	\$ 1,647,637.50
05/01/20	\$ 21,035,000	\$ -	\$ 577,068.75	\$ -
11/01/20	\$ 21,035,000	\$ 490,000.00	\$ 577,068.75	\$ 1,644,137.50
05/01/21	\$ 20,545,000	\$ -	\$ 564,818.75	\$ -
11/01/21	\$ 20,545,000	\$ 515,000.00	\$ 564,818.75	\$ 1,644,637.50
05/01/22	\$ 20,030,000	\$ -	\$ 551,943.75	\$ -
11/01/22	\$ 20,030,000	\$ 545,000.00	\$ 551,943.75	\$ 1,648,887.50
05/01/23	\$ 19,485,000	\$ -	\$ 538,318.75	\$ -
11/01/23	\$ 19,485,000	\$ 570,000.00	\$ 538,318.75	\$ 1,646,637.50
05/01/24	\$ 18,915,000	\$ -	\$ 524,068.75	\$ -
11/01/24	\$ 18,915,000	\$ 600,000.00	\$ 524,068.75	\$ 1,648,137.50
05/01/25	\$ 18,315,000	\$ -	\$ 509,068.75	\$ -
11/01/25	\$ 18,315,000	\$ 630,000.00	\$ 509,068.75	\$ 1,648,137.50
05/01/26	\$ 17,685,000	\$ -	\$ 492,531.25	\$ -
11/01/26	\$ 17,685,000	\$ 660,000.00	\$ 492,531.25	\$ 1,645,062.50
05/01/27	\$ 17,025,000	\$ -	\$ 475,206.25	\$ -
11/01/27	\$ 17,025,000	\$ 695,000.00	\$ 475,206.25	\$ 1,645,412.50
05/01/28	\$ 16,330,000	\$ -	\$ 456,962.50	\$ -
11/01/28	\$ 16,330,000	\$ 730,000.00	\$ 456,962.50	\$ 1,643,925.00
05/01/29	\$ 15,600,000	\$ -	\$ 437,800.00	\$ -
11/01/29	\$ 15,600,000	\$ 770,000.00	\$ 437,800.00	\$ 1,645,600.00
05/01/30	\$ 14,830,000	\$ -	\$ 417,587.50	\$ -
11/01/30	\$ 14,830,000	\$ 810,000.00	\$ 417,587.50	\$ 1,645,175.00
05/01/31	\$ 14,020,000	\$ -	\$ 396,325.00	\$ -
11/01/31	\$ 14,020,000	\$ 855,000.00	\$ 396,325.00	\$ 1,647,650.00
05/01/32	\$ 13,165,000	\$ -	\$ 373,881.25	\$ -
11/01/32	\$ 13,165,000	\$ 900,000.00	\$ 373,881.25	\$ 1,647,762.50
05/01/33	\$ 12,265,000	\$ -	\$ 350,256.25	\$ -
11/01/33	\$ 12,265,000	\$ 945,000.00	\$ 350,256.25	\$ 1,645,512.50
05/01/34	\$ 11,320,000	\$ -	\$ 325,450.00	\$ -
11/01/34	\$ 11,320,000	\$ 995,000.00	\$ 325,450.00	\$ 1,645,900.00
05/01/35	\$ 10,325,000	\$ -	\$ 296,843.75	\$ -
11/01/35	\$ 10,325,000	\$ 1,055,000.00	\$ 296,843.75	\$ 1,648,687.50
05/01/36	\$ 9,270,000	\$ -	\$ 266,512.50	\$ -
11/01/36	\$ 9,270,000	\$ 1,115,000.00	\$ 266,512.50	\$ 1,648,025.00
05/01/37	\$ 8,155,000	\$ -	\$ 234,456.25	\$ -
11/01/37	\$ 8,155,000	\$ 1,180,000.00	\$ 234,456.25	\$ 1,648,912.50
05/01/38	\$ 6,975,000	\$ -	\$ 200,531.25	\$ -
11/01/38	\$ 6,975,000	\$ 1,245,000.00	\$ 200,531.25	\$ 1,646,062.50
05/01/39	\$ 5,730,000	\$ -	\$ 164,737.50	\$ -
11/01/39	\$ 5,730,000	\$ 1,315,000.00	\$ 164,737.50	\$ 1,644,475.00
05/01/40	\$ 4,415,000	\$ -	\$ 126,931.25	\$ -
11/01/40	\$ 4,415,000	\$ 1,390,000.00	\$ 126,931.25	\$ 1,643,862.50
05/01/41	\$ 3,025,000	\$ -	\$ 86,968.75	\$ -
11/01/41	\$ 3,025,000	\$ 1,470,000.00	\$ 86,968.75	\$ 1,643,937.50
05/01/42	\$ 1,555,000	\$ -	\$ 44,706.25	\$ -
11/01/42	\$ 1,555,000	\$ 1,555,000.00	\$ 44,706.25	\$ 1,644,412.50
Total		\$ 21,950,000	\$ 19,203,475.00	\$ 41,153,475.00

⁽¹⁾ Please note that the Series 2012 Special Assessment Revenue Bonds has 5 maturities.

Lakes by the Bay South

Community Development District

Debt Service Fund
Series 2014A Special Assessment Revenue Bonds

Description	Adopted Budget FY 2018	Actual Thru 3/31/2018	Projected Next 6 Months	Total Projected 9/30/2018	Proposed Budget FY 2019
Revenues					
Special Assessments - A Bonds	\$1,208,092	\$1,154,072	\$54,016	\$1,208,088	\$1,208,092
Interest Income	\$0	\$2,693	\$600	\$3,293	\$0
Carry Forward Surplus ⁽¹⁾	\$422,242	\$423,471	\$0	\$423,471	\$437,321
TOTAL REVENUES	\$1,630,334	\$1,580,236	\$54,616	\$1,634,852	\$1,645,413
Expenditures					
<i>Series 2014A</i>					
Interest - 11/01	\$358,766	\$358,766	\$0	\$358,766	\$346,466
Interest - 05/01	\$358,766	\$0	\$358,766	\$358,766	\$346,466
Principal - 05/01	\$480,000	\$0	\$480,000	\$480,000	\$500,000
TOTAL EXPENDITURES	\$1,197,531	\$358,766	\$838,766	\$1,197,531	\$1,192,931
Other Financing Sources and Uses					
Interfund Transfer	\$0	\$0	\$0	\$0	\$0
TOTAL OTHER SOURCES AND USES	\$0	\$0	\$0	\$0	\$0
EXCESS REVENUES	\$432,803	\$1,221,470	(\$784,149)	\$437,321	\$452,482

11/19 Interest \$ 333,653

Parcel	Unit Count	Gross Annual A Assessment	Total
A	97	\$561.88	\$54,502.36
C	265	\$561.88	\$148,898.20
D	204	\$609.64	\$124,366.56
E	406	\$609.64	\$247,513.84
F	153	\$609.64	\$93,274.92
G	269	\$640.55	\$172,307.95
H	159	\$413.92	\$65,813.28
I	420	\$438.26	\$184,069.20
J	224	\$561.88	\$125,861.12
K	98	\$561.88	\$55,064.24
Total	2295		\$1,271,672

Gross Assessment	\$1,271,672
Less Collection Fees & Discounts (5%) ⁽²⁾	(\$63,579.58)
Gross Assessment	\$1,208,092

⁽¹⁾ Carry forward surplus is net of the \$125,000 Reserve Requirement.

⁽²⁾ Includes 4% Discount and 1% Collection Cost.

Lakes by the Bay South

Community Development District

Amortization Schedule

Series 2014A, Special Assessment Revenue Refunding Bonds ⁽¹⁾

<u>DATE</u>	<u>BALANCE</u>	<u>PRINCIPAL</u>	<u>INTEREST</u>	<u>TOTAL</u>
05/01/18	\$ 13,105,000	\$ 480,000.00	\$ 358,765.63	\$ -
11/01/18	\$ 12,625,000	\$ -	\$ 346,465.63	\$ 1,185,231.25
05/01/19	\$ 12,625,000	\$ 500,000.00	\$ 346,465.63	\$ -
11/01/19	\$ 12,125,000	\$ -	\$ 333,653.13	\$ 1,180,118.75
05/01/20	\$ 12,125,000	\$ 535,000.00	\$ 333,653.13	\$ -
11/01/20	\$ 11,590,000	\$ -	\$ 319,943.75	\$ 1,188,596.88
05/01/21	\$ 11,590,000	\$ 555,000.00	\$ 319,943.75	\$ -
11/01/21	\$ 11,035,000	\$ -	\$ 305,721.88	\$ 1,180,665.63
05/01/22	\$ 11,035,000	\$ 575,000.00	\$ 305,721.88	\$ -
11/01/22	\$ 10,460,000	\$ -	\$ 290,987.50	\$ 1,171,709.38
05/01/23	\$ 10,460,000	\$ 610,000.00	\$ 290,987.50	\$ -
11/01/23	\$ 9,850,000	\$ -	\$ 275,356.25	\$ 1,176,343.75
05/01/24	\$ 9,850,000	\$ 670,000.00	\$ 275,356.25	\$ -
11/01/24	\$ 9,180,000	\$ -	\$ 258,187.50	\$ 1,203,543.75
05/01/25	\$ 9,180,000	\$ 710,000.00	\$ 258,187.50	\$ -
11/01/25	\$ 8,470,000	\$ -	\$ 238,218.75	\$ 1,206,406.25
05/01/26	\$ 8,470,000	\$ 740,000.00	\$ 238,218.75	\$ -
11/01/26	\$ 7,730,000	\$ -	\$ 217,406.25	\$ 1,195,625.00
05/01/27	\$ 7,730,000	\$ 790,000.00	\$ 217,406.25	\$ -
11/01/27	\$ 6,940,000	\$ -	\$ 195,187.50	\$ 1,202,593.75
05/01/28	\$ 6,940,000	\$ 840,000.00	\$ 195,187.50	\$ -
11/01/28	\$ 6,100,000	\$ -	\$ 171,562.50	\$ 1,206,750.00
05/01/29	\$ 6,100,000	\$ 890,000.00	\$ 171,562.50	\$ -
11/01/29	\$ 5,210,000	\$ -	\$ 146,531.25	\$ 1,208,093.75
05/01/30	\$ 5,210,000	\$ 935,000.00	\$ 146,531.25	\$ -
11/01/30	\$ 4,275,000	\$ -	\$ 120,234.38	\$ 1,201,765.63
05/01/31	\$ 4,275,000	\$ 990,000.00	\$ 120,234.38	\$ -
11/01/31	\$ 3,285,000	\$ -	\$ 92,390.63	\$ 1,202,625.00
05/01/32	\$ 3,285,000	\$ 1,040,000.00	\$ 92,390.63	\$ -
11/01/32	\$ 2,245,000	\$ -	\$ 63,140.63	\$ 1,195,531.25
05/01/33	\$ 2,245,000	\$ 1,100,000.00	\$ 63,140.63	\$ -
11/01/33	\$ 1,145,000	\$ -	\$ 32,203.13	\$ 1,195,343.75
05/01/34	\$ 1,145,000	\$ 1,145,000.00	\$ 32,203.13	\$ 1,177,203.13
Total		\$ 13,105,000	\$ 7,173,146.88	\$ 20,278,146.88

⁽¹⁾ Please note that the Series 2014 Special Assessment Revenue Bonds has 2 maturities.