

Wyndam Park  
Community Development District

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

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

	<b>FISCAL YEAR 2017/2018 BUDGET</b>
<b>REVENUES</b>	
O & M Assessments	68,116
Debt Assessments	184,222
Other Revenues	0
Interest Income	60
<b>TOTAL REVENUES</b>	<b>\$ 252,398</b>
<b>EXPENDITURES</b>	
Supervisor Fees	4,000
Payroll Taxes (Employer)	320
Engineering/Inspections	2,000
Management	25,000
Secretarial	0
Legal	7,000
Assessment Roll	6,000
Audit Fees	3,400
Insurance	6,356
Legal Advertisements	1,400
Miscellaneous	700
Postage	250
Office Supplies	450
Dues & Subscriptions	175
Trustee Fee	3,600
Continuing Disclosure Fee	500
Website Management	0
Reserve	5,912
<b>TOTAL EXPENDITURES</b>	<b>\$ 67,063</b>
<b>REVENUES LESS EXPENDITURES</b>	<b>\$ 185,335</b>
Bond Payments	(170,194)
<b>BALANCE</b>	<b>\$ 15,141</b>
County Appraiser & Tax Collector Fee	(5,047)
Discounts For Early Payments	(10,094)
<b>EXCESS/ (SHORTFALL)</b>	<b>\$ -</b>
Carryover From Prior Year	0
<b>NET EXCESS/ (SHORTFALL)</b>	<b>\$ -</b>

**DETAILED FINAL BUDGET**  
**WYNDAM 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>				
O & M Assessments	72,792	74,691	68,116	Expenditures Less Interest & Carryover/.94
Debt Assessments	183,101	181,057	184,222	Bond Payments/.94
Other Revenues	0	0	0	
Interest Income	47	60	60	Interest Projected At \$5 Per Month
<b>TOTAL REVENUES</b>	<b>\$ 255,940</b>	<b>\$ 255,808</b>	<b>\$ 252,398</b>	
<b>EXPENDITURES</b>				
Supervisor Fees	2,200	4,000	4,000	No Change From 2016/2017 Budget
Payroll Taxes (Employer)	168	320	320	Projected At 8% Of Supervisor Fees
Engineering/Inspections	1,514	2,000	2,000	No Change From 2016/2017 Budget
Management	26,304	26,304	25,000	\$2,083.33 Per Month
Secretarial	4,200	4,200	0	Line Item Has Been Eliminated
Legal	6,251	7,000	7,000	No Change From 2016/2017 Budget
Assessment Roll	6,000	6,000	6,000	As Per Contract
Audit Fees	3,400	3,400	3,400	Accepted Amount For 2016/2017 Audit
Insurance	5,665	6,000	6,356	Insurance Company Estimate
Legal Advertisements	925	1,500	1,400	\$100 Decrease From 2016/2017 Budget
Miscellaneous	295	800	700	\$100 Decrease From 2016/2017 Budget
Postage	59	275	250	\$25 Decrease From 2016/2017 Budget
Office Supplies	397	450	450	No Change From 2016/2017 Budget
Dues & Subscriptions	175	175	175	No Change From 2016/2017 Budget
Trustee Fee	3,225	3,800	3,600	\$200 Decrease From 2016/2017 Budget
Continuing Disclosure Fee	500	500	500	No Change From 2016/2017 Budget
Website Management	1,000	1,000	0	Line Item Has Been Eliminated
Reserve	0	2,545	5,912	Reserve
<b>TOTAL EXPENDITURES</b>	<b>\$ 62,278</b>	<b>\$ 70,269</b>	<b>\$ 67,063</b>	
<b>REVENUES LESS EXPENDITURES</b>	<b>\$ 193,662</b>	<b>\$ 185,539</b>	<b>\$ 185,335</b>	
Bond Payments	(174,025)	(170,194)	(170,194)	2018 P & I Payments Less Earned Interest
<b>BALANCE</b>	<b>\$ 19,637</b>	<b>\$ 15,345</b>	<b>\$ 15,141</b>	
County Appraiser & Tax Collector Fee	(1,205)	(5,115)	(5,047)	Two Percent Of Total Assessment Roll
Discounts For Early Payments	(9,403)	(10,230)	(10,094)	Four Percent Of Total Assessment Roll
<b>EXCESS/ (SHORTFALL)</b>	<b>\$ 9,029</b>	<b>\$ -</b>	<b>\$ -</b>	
Carryover From Prior Year	0	0	0	Carryover Balance From Prior Years
<b>NET EXCESS/ (SHORTFALL)</b>	<b>\$ 9,029</b>	<b>\$ -</b>	<b>\$ -</b>	

**DETAILED FINAL DEBT SERVICE FUND BUDGET**  
**WYNDAM 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	10	25	25	Projected Interest For FY 2017/2018
NAV Tax Collection	174,025	170,194	173,169	2018 P & I Payments Less Earned Interest
<b>Total Revenues</b>	<b>\$ 174,035</b>	<b>\$ 170,219</b>	<b>\$ 173,194</b>	
<b>EXPENDITURES</b>				
Principal Payments	90,000	90,000	95,000	Principal Payment Due In 2018
Interest Payments	82,975	80,219	78,194	Interest Payments Due In 2018
<b>Total Expenditures</b>	<b>\$ 172,975</b>	<b>\$ 170,219</b>	<b>\$ 173,194</b>	
<b>Excess/ (Shortfall)</b>	<b>\$ 1,060</b>	<b>\$ -</b>	<b>\$ -</b>	

**Series 2013 Bond Refunding Information**

Original Par Amount =	\$2,455,000	Annual Principal Payments Due =	May 1st
Interest Rate =	1.25% - 4.125%	Annual Interest Payments Due =	May 1st & November 1st
Issue Date =	April 2013		
Maturity Date =	May 2034		

## Wyndam Park Community Development District Assessment Comparison

	Original Projected Assessment	Fiscal Year 2014/2015 Assessment	Fiscal Year 2015/2016 Assessment	Fiscal Year 2016/2017 Assessment	Fiscal Year 2017/2018 Projected Assessment
O & M	\$ 171.58	\$ 223.80	\$ 213.33	\$ 219.04	\$ 199.75
<u>Debt</u>	<u>\$ 659.90</u>	<u>\$ 526.20</u>	<u>\$ 536.67</u>	<u>\$ 530.96</u>	<u>\$ 540.25</u>
<b>Total</b>	<b>\$ 831.48</b>	<b>\$ 750.00</b>	<b>\$ 750.00</b>	<b>\$ 750.00</b>	<b>\$ 740.00</b>

Adjusted for 1% County Tax Collector Fee, a 1% County Property Appraiser Fee and a 4% discount for early payment of taxes.

Notes: There are 341 units in the Wyndam Park Community Development District.