

# **UNIVERSITY PLACE**

Community Development District

## ***Annual Operating and Debt Service Budget***

**Fiscal Year 2023**

Approved Tentative Budget

Meeting 5/25/2022

Prepared by:



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**UNIVERSITY PLACE**  
Community Development District

**Operating Budget**  
Fiscal Year 2023

**Summary of Revenues, Expenditures and Changes in Fund Balances**  
Approved Tentative Budget Fiscal Year 2023

ACCOUNT DESCRIPTION	ACTUAL FY2020	ACTUAL FY 2021	ADOPTED BUDGET FY 2022	ACTUAL THRU APR-2022	PROJECTED MAY SEPT 2022	TOTAL PROJECTED FY 2022	ANNUAL BUDGET FY 2023
Interest - Investments	\$ 19,055	\$ 3,939	\$ 6,650	\$ 2,221	\$ 4,429	\$ 6,650	\$ 6,650
Inerest-Tax Collector	50	-	-	-	-	-	-
Special Assmnts- Tax Collector	715,020	720,412	723,228	710,272	12,956	723,228	795,558
Special Assmnts-Delinquent	-	-	-	1,185	-	1,185	-
Special Assmnts- Discounts	(26,083)	(26,694)	(28,929)	(25,496)	-	(25,496)	(31,822)
Other Miscellaneous Revenues	99	2,424	-	-	-	-	-
<b>TOTAL REVENUES</b>	<b>\$ 708,141</b>	<b>\$ 700,081</b>	<b>\$ 700,949</b>	<b>\$ 688,182</b>	<b>\$ 17,385</b>	<b>\$ 705,567</b>	<b>\$ 770,386</b>

**EXPENDITURES****Administrative**

P/R-Board of Supervisors	\$ 20,200	\$ 19,200	\$ 20,000	\$ 7,600	\$ 12,400	\$ 20,000	\$ 20,000
FICA Taxes	1,538	1,469	1,530	581	949	1,530	1,530
ProfServ-Arbitrage Rebate	-	600	600	-	600	600	600
ProfServ-Dissemination Agent	-	1,000	1,000	-	1,000	1,000	1,000
ProfServ-Engineering	23,861	18,258	11,000	10,198	7,284	17,482	11,000
ProfServ-Field Management	3,721	5,363	6,500	488	6,012	6,500	6,500
ProfServ-Legal Services	7,926	9,105	5,000	6,622	4,730	11,352	5,000
ProfServ-Mgmt Consulting Serv	47,792	47,792	47,792	27,909	19,883	47,792	49,943
ProfServ-Property Appraiser	7,378	6,420	10,848	10,308	540	10,848	11,933
ProfServ-Tax Collector	8,096	10,407	10,848	10,273	575	10,848	11,933
ProfServ-Trustee	-	3,314	4,865	4,428	437	4,865	4,865
Auditing Services	6,200	6,300	6,300	6,500	-	6,500	6,500
Postage and Freight	1,136	402	300	185	132	317	300
Insurance - General Liability	7,244	7,244	7,968	8,083	-	8,083	9,700
Printing and Binding	465	6	300	18	282	300	300
Legal Advertising	3,153	3,563	1,000	481	344	825	1,000
Miscellaneous Services	2,683	4,427	2,000	2,814	2,010	4,824	2,000
Office Supplies	134	-	250	-	250	250	250
Subscriptions and Memberships	-	599	750	830	593	1,423	750
Conferences and Seminars	-	1,960	1,500	-	1,500	1,500	1,500
Annual District Filing Fee	175	175	175	175	-	175	175
Miscellaneous Contingency	-	-	-	-	-	-	62,700
<b>Total Administrative</b>	<b>\$ 141,702</b>	<b>\$ 147,604</b>	<b>\$ 140,528</b>	<b>\$ 97,493</b>	<b>\$ 59,521</b>	<b>\$ 157,014</b>	<b>\$ 209,480</b>

**Other Public Safety**

Contracts-Security Services	\$ 75,204	\$ 75,204	\$ 75,204	\$ 43,869	\$ 31,335	\$ 75,204	\$ 75,204
Contracts-Roving Patrols	-	-	2,500	-	2,500	2,500	2,500
Electricity - Entrance	4,653	4,432	5,000	2,432	2,568	5,000	5,000
Utility - Water & Sewer	399	421	498	240	258	498	498
Insurance - Property	500	500	500	500	-	500	600
R&M-Gatehouse	17,881	18,082	7,500	4,936	2,564	7,500	7,500
Reserve - Gate	21,797	2,731	7,326	9,013	-	9,013	7,326
<b>Total Other Public Safety</b>	<b>\$ 120,434</b>	<b>\$ 101,370</b>	<b>\$ 98,528</b>	<b>\$ 60,990</b>	<b>\$ 39,225</b>	<b>\$ 100,215</b>	<b>\$ 98,628</b>

**Landscape**

Contracts-Landscape	\$ 77,842	\$ 72,761	\$ 69,708	\$ 34,698	\$ 35,010	\$ 69,708	\$ 69,708
R&M-General	753	-	15,000	15,430	11,021	26,451	15,000
R&M-Renewal and Replacement	14,179	8,575	14,000	11,880	23,760	35,640	14,000
R&M-Streetlights	1,343	209	500	-	500	500	500
R&M-Wetland	-	3,600	1,000	-	1,000	1,000	1,000
Reserve - Culverts	-	-	3,664	-	-	-	3,664
Reserve - Ponds	7,950	-	10,988	-	-	-	10,988
<b>Total Landscape</b>	<b>\$ 102,067</b>	<b>\$ 85,145</b>	<b>\$ 114,860</b>	<b>\$ 62,008</b>	<b>\$ 71,291</b>	<b>\$ 133,299</b>	<b>\$ 114,860</b>

**Summary of Revenues, Expenditures and Changes in Fund Balances**  
 Approved Tentative Budget Fiscal Year 2023

ACCOUNT DESCRIPTION	ACTUAL FY2020	ACTUAL FY 2021	ADOPTED BUDGET FY 2022	ACTUAL THRU APR-2022	PROJECTED MAY SEPT 2022	TOTAL PROJECTED FY 2022	ANNUAL BUDGET FY 2023
<b>Irrigation Services</b>							
Payroll-Irrigation Staff	\$ 3,413	\$ 1,631	\$ 6,240	\$ 5,633	\$ 607	\$ 6,240	\$ 6,240
Payroll - Bonus	-	-	500	-	500	500	500
FICA Taxes	261	125	516	431	85	516	516
Workers' Compensation	-	-	850	-	850	850	850
Contracts-Irrigation	74,970	65,813	64,980	44,313	20,667	64,980	64,980
Utility - Irrigation	28,584	25,684	28,000	18,097	9,903	28,000	28,000
Insurance - Property	1,924	1,924	1,925	1,808	-	1,808	2,310
R&M-Irrigation	32,407	31,190	35,000	27,712	7,288	35,000	35,000
R&M-Pump Station	34,618	23,453	35,000	16,628	18,372	35,000	35,000
Reserve - Irrigation System	9,489	19,813	23,808	-	-	-	23,808
<b>Total Irrigation Services</b>	<b>\$ 185,666</b>	<b>\$ 169,633</b>	<b>\$ 196,819</b>	<b>\$ 114,622</b>	<b>\$ 58,272</b>	<b>\$ 172,894</b>	<b>\$ 197,204</b>
<b>Road and Street Facilities</b>							
R&M-Roads & Alleyways	\$ 5,723	\$ 27,121	\$ 7,500	\$ 4,702	\$ 9,404	\$ 14,106	\$ 7,500
R&M-Street Sweeping	1,080	810	1,500	360	1,140	1,500	1,500
Reserve - Roadways	-	6,517	101,571	20,738	-	20,738	101,571
Reserve - Streetlights	-	-	1,832	-	-	-	1,832
<b>Total Road and Street Facilities</b>	<b>\$ 6,803</b>	<b>\$ 34,448</b>	<b>\$ 112,403</b>	<b>\$ 25,800</b>	<b>\$ 10,544</b>	<b>\$ 36,344</b>	<b>\$ 112,403</b>
<b>Common Area</b>							
R&M-General	\$ 22,014	\$ 267	\$ 18,000	\$ 2,447	\$ 15,553	\$ 18,000	\$ 18,000
Misc-Holiday Decor	5,096	1,849	1,500	598	902	1,500	1,500
Reserve - Fence/Monuments	675	1,183	18,311	94	-	94	18,311
<b>Total Common Area</b>	<b>\$ 27,785</b>	<b>\$ 3,299</b>	<b>\$ 37,811</b>	<b>\$ 3,139</b>	<b>\$ 16,455</b>	<b>\$ 19,594</b>	<b>\$ 37,811</b>
<b>TOTAL EXPENDITURES</b>	<b>\$ 584,457</b>	<b>\$ 541,499</b>	<b>\$ 700,949</b>	<b>\$ 364,052</b>	<b>\$ 255,308</b>	<b>\$ 619,360</b>	<b>\$ 770,386</b>
Excess (deficiency) of revenues							
Over (under) expenditures	123,684	158,582	-	324,130	(237,923)	86,207	-
<b>OTHER FINANCING SOURCES (USES)</b>							
Operating Transfer - out	-	-	-	(35,700)	-	(35,700)	-
<b>TOTAL OTHER SOURCES (USES)</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>(35,700)</b>	<b>-</b>	<b>(35,700)</b>	<b>-</b>
Net change in fund balance	123,684	158,582	-	288,430	(237,923)	50,507	-
<b>FUND BALANCE, BEGINNING</b>	<b>1,407,704</b>	<b>1,531,388</b>	<b>1,690,160</b>	<b>1,690,160</b>	<b>-</b>	<b>1,690,160</b>	<b>1,740,667</b>
<b>FUND BALANCE, ENDING</b>	<b>\$ 1,531,388</b>	<b>\$ 1,690,160</b>	<b>\$ 1,690,160</b>	<b>\$ 1,978,590</b>	<b>\$ (237,923)</b>	<b>\$ 1,740,667</b>	<b>\$ 1,740,667</b>

**Exhibit "A"**  
Allocation of Fund Balances

**AVAILABLE FUNDS**

	<u>Amount</u>
Beginning Fund Balance - Fiscal Year 2023	\$ 1,740,667
Net Change in Fund Balance - Fiscal Year 2023	-
Reserves - Fiscal Year 2023 Additions	167,500
<b>Total Funds Available (Estimated) - 9/30/2023</b>	<b>1,908,167</b>

**ALLOCATION OF AVAILABLE FUNDS**

***Nonspendable Fund Balance***

Deposits	200
Subtotal	200

***Assigned Fund Balance***

Operating Reserve - First Quarter Operating Capital	134,541	<sup>(1)</sup>
Reserves - Culverts (Prior Years)	44,106	
Reserves - Culverts (Current Year 2022)	3,664	
Reserves - (Current Year Expenses)	-	
Reserves - Culverts (Budget Year 2023)	3,664	51,434
Reserves - Fence/Monument (Prior Years)	192,186	
Reserves - Fence/Monument (Current Year 2022)	18,311	
Reserves - Fence/Monument (Current Year Expenses)	(94)	
Reserves - Fence/Monument (Budget Year 2023)	18,311	228,714
Reserves - Gate (Prior Years)	9,730	
Reserves - Gate (Current Year 2022)	7,326	
Reserves - Gate (Current Year Expenses)	(9,013)	
Reserves - Gate (Budget Year 2023)	7,326	15,369
Reserves - Irrigation System (Prior Years)	239,981	
Reserves - Irrigation System (Current Year 2022)	23,808	
Reserves - Irrigation System (Current Year Expenses)	-	
Reserves - Irrigation System (Budget Year 2023)	23,808	287,597
Reserves - Ponds (Prior Years)	116,524	
Reserves - Ponds (Current Year 2022)	10,988	
Reserves - Ponds (Current Year Expenses)	-	
Reserves - Ponds (Budget Year 2023)	10,988	138,500
Reserves - Roadways (Prior Years)	763,552	
Reserves - Roadways (Current Year 2022)	101,571	
Reserves - Roadways (Current Year Expenses)	(20,738)	
Reserves - Roadways (Budget Year 2023)	101,571	945,956
Reserves - Streetlights (Prior Years)	14,032	
Reserves - Streetlights (Current Year 2022)	1,832	
Reserves - Streetlights (Current Year Expenses)	-	
Reserves - Streetlights (Budget Year 2023)	1,832	17,696

<b>Total Allocation of Available Funds</b>	<b>1,819,807</b>
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<b>Total Unassigned (undesignated) Cash</b>	<b>88,360</b>
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**Notes**

(1) Represents approximately 3 months of operating expenditures.

**Budget Narrative**  
Fiscal Year 2023**REVENUES****Interest-Investments**

The district earns interest on the monthly average collected balance for their operating account.

**Special Assessments-Tax Collector**

The district will levy a Non-Ad Valorem assessment on all the assessable property within the district in order to pay for the operating expenditures during the Fiscal Year.

**Special Assessments-Discounts**

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

**EXPENDITURES****Administrative****P/R-Board of Supervisors**

Chapter 190 of the Florida Statutes allows for members of the Board of Supervisors to be compensated \$200 per meeting at which they are in attendance. The amount for the Fiscal Year is based upon all supervisors attending all of the meetings.

**FICA Taxes**

Payroll taxes are calculated at 7.65% of board payroll.

**Professional Services-Arbitrage Rebate**

The district contracted with an independent professional firm to annually calculate the District's Arbitrage Rebate Liability on its bonds.

**Professional Services - Dissemination Agent**

The district is required by the Securities and Exchange Commission to comply with rule 15c2-12(b)-(5), which relates to additional reporting requirements for unrelated bond issues. The budgeted amount for the fiscal year is based on standard fees charged for this service with Ada Site Compliance Inc.

**Professional Services-Engineering**

The district's engineer provides general engineering services to the district, i.e. attendance and preparation for monthly board meetings when requested, review of invoices, and other specifically requested assignments.

**Professional Services-Field Management**

This service includes coordinating with vendors regarding service contracts, purchase orders, invoice approval and insurance damage claims to facilitate field operations.

**Professional Services-Legal Services**

The District's Attorney provides general legal services to the district, i.e., attendance and preparation for monthly Board meetings, review of contracts, review of agreements and resolutions, and other research as directed or requested by the Board of Supervisors and the District Manager.

**Budget Narrative**  
Fiscal Year 2023

<b>Administrative continued</b>
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**Professional Services-Management Consulting Services**

The district receives Management, Field Services, Accounting, Assessment and Administrative services as part of a Management Agreement with Inframark Management Services, Inc. Also included are costs for Information Technology charges to process all the district's financial activities, i.e. accounts payable, financial statements, budgets, etc., on a main frame computer owned by Inframark in accordance with the management contract and the charge for rentals. The budgeted amount for the fiscal year is based on the contracted fees outlined in Exhibit "A" of the Management Agreement.

**Professional Services-Property Appraiser**

The Property Appraiser provides the district with a listing of the legal description of each property parcel within the district boundaries, and the names and addresses of the owners of such property. The district reimburses the Property Appraiser for necessary administrative costs incurred to provide this service. The budget for property appraiser costs is based upon 1.5% of the anticipated assessment collections.

**Professional Services-Tax Collector**

The district reimburses the Manatee County Tax Collector for the necessary administrative costs and the actual cost of collection or 1.5% on the amount of special assessments collected and remitted, whichever is greater.

**Professional Services- Trustees Fees**

The district issued the Series 2022 Special Assessment Bonds that are deposited with a Trustee to handle all Trustee matters. The annual trustee fee is based on standard fees charged plus any out-of-pocket expenses.

**Auditing Services**

The district is required to conduct an annual audit of its financial records by an Independent Certified Public Accounting Firm. The budgeted amount for the fiscal year is based on contracted fees from an existing engagement letter.

**Postage and Freight**

Actual postage and/or freight used for District mailings including agenda packages, vendor checks and other correspondence.

**Insurance-General Liability**

The District's General Liability & Public Officials Liability Insurance policy is with Public Risk Insurance Agency, Inc. They specialize in providing insurance coverage to governmental agencies. The budgeted amount allows for a projected increase in the premium.

**Printing and Binding**

Copies used in the preparation of agenda packages, required mailings, and other special projects.

**Legal Advertising**

The district is required to advertise various notices for monthly Board meetings and other public hearings in a newspaper of general circulation.

**Miscellaneous Services**

This includes monthly bank charges, InnerSync and any other miscellaneous expenses that may be incurred during the year.

**Office Supplies**

Supplies used in the preparation and binding of agenda packages, required mailings, and other special projects.



**Budget Narrative**  
Fiscal Year 2023

<b>Administrative continued</b>
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**Subscriptions and Memberships**

This is for the annual fee for FASD is \$750, Web hosting (Google Vault).

**Conferences and Seminars**

This is for the annual FASD conference fee of \$1,500.

**Annual District Filing Fee**

The district is required to pay an annual fee of \$175 to the Department of Community Affairs.

**Other Public Safety****Contracts-Security Services**

This is for the monthly gate monitoring.

**Contracts-Roving Patrols**

This is for the patrols by the Sheriff's office.

**Electricity-Entrance**

This is for the monthly electricity expenditures for the entrances.

**Utility-Water & Sewer**

This is for the monthly water & sewer charges for the gatehouse.

**Insurance-Property**

This is for the property insurance for the gatehouse.

**R&M-Gatehouse**

This is for the miscellaneous repairs and maintenance of the gatehouse.

**Reserve-Gate**

This is for the reserve required for the gates and entry systems of the district.

**Landscape****Contracts-Landscape**

The district currently has a contract with Total Landscape Care, Inc. to maintain the landscaping around the district.

**R&M-General**

This is for the miscellaneous general repairs and maintenance required for landscaping.

**R&M-Renewal & Replacement**

This is for the renewal and replacement of the plants which includes tree trimming around the district.

**R&M-Streetlights**

This is for the repairs and maintenance of the streetlights around the district.

**Budget Narrative**  
Fiscal Year 2023

<b>Landscape continued</b>
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**R&M-Wetland**

This is for the maintenance of the lakes and wetlands around the district.

**Reserve-Culverts**

This is for the reserve for the culverts and curb inlets around the district.

**Reserve-Ponds**

This is for the reserve for the ponds around the district.

**Irrigation Services**

**Payroll-Irrigation Staff**

This is for the payroll of the Irrigation staff that monitors the irrigation system.

**Payroll-Bonus**

This is for the bonus for the Irrigation staff.

**FICA Taxes**

Payroll taxes are calculated at 7.65% of irrigation staff payroll.

**Workers Compensation**

This is the worker's compensation for the Irrigation Staff.

**Contracts-Irrigation**

The district currently has a contract from Total Landscape Care, Inc. to maintain the Irrigation system around the district.

**Utility-Irrigation**

This is for the monthly electricity and phone charges for the irrigation system.

**Insurance – Property**

This is for the property insurance for the pumps.

**R&M-Irrigation**

This is for the repairs and maintenance of the irrigation system.

**R&M-Pump Station**

This is for the repairs and maintenance of the pump stations for the irrigation system.

**Reserves-Irrigation System**

This is for the reserve for the irrigation system.

**Budget Narrative**  
Fiscal Year 2023

<b>Irrigation continued</b>
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**Road and Street Facilities****R&M-Roads and Alleyways**

This is for the repairs and maintenance of the roads and streets around the district.

**R&M-Street Sweeping**

This is for the street sweeping that is performed around the district.

**Reserve-Roadway**

This is for the reserve required to repair and replace the roads around the district.

**Reserve-Streetlights**

This is for the reserve for the streetlights around the district.

**Common Area****R&M-General**

This is for pressure washing the sidewalks, curbs and monuments plus any miscellaneous repairs and maintenance required in the common areas around the district.

**Misc-Holiday Decor**

This is for the decorations that will be displayed around the District during the Holidays.

**Reserve-Fence/ Monuments**

This is for the reserve for the fence and monuments around the district.

**UNIVERSITY PLACE**  
Community Development District

**Debt Service Budget**  
Fiscal Year 2023

**Summary of Revenues, Expenditures and Changes in Fund Balances**  
Approved Tentative Budget Fiscal Year 2023

ACCOUNT DESCRIPTION	ADOPTED BUDGET FY 2022	ACTUAL THRU APR-2022	PROJECTED MAY SEPT 2022	TOTAL PROJECTED FY 2022	ANNUAL BUDGET FY 2023
<b>REVENUES</b>					
Special Assmnts- Tax Collector	-	55,357	5,765	61,122	\$290,016
Special Assmnts- Discounts	-	(1,258)	-	(1,258)	(11,601)
<b>TOTAL REVENUES</b>	<b>-</b>	<b>54,099</b>	<b>5,765</b>	<b>59,864</b>	<b>278,416</b>
<b>EXPENDITURES</b>					
<i>Administrative</i>					
ProfServ-Property Appraiser	-	812	86	898	4,350
ProfServ-Tax Collector	-	812	86	898	4,350
<b>Total Administrative</b>	<b>-</b>	<b>1,624</b>	<b>172</b>	<b>1,796</b>	<b>8,700</b>
<i>Debt Service</i>					
Principal Debt Retirement	-	-	192,100	192,100	207,700
Interest Expense	-	-	16,403	16,403	60,049
Cost of Issuance	-	89,338	-	89,338	-
<b>Total Debt Service</b>	<b>-</b>	<b>89,338</b>	<b>208,503</b>	<b>297,841</b>	<b>267,749</b>
<b>TOTAL EXPENDITURES</b>	<b>-</b>	<b>90,962</b>	<b>208,675</b>	<b>299,637</b>	<b>276,449</b>
Excess (deficiency) of revenues					
Over (under) expenditures	-	(36,863)	(202,910)	(239,773)	1,966
<b>OTHER FINANCING SOURCES (USES)</b>					
Interfund Transfer - In	-	344,088	-	344,088	-
Proceeds of Refunding Bonds		10,543	-	10,543	
<b>TOTAL OTHER SOURCES (USES)</b>	<b>-</b>	<b>354,631</b>	<b>-</b>	<b>354,631</b>	<b>1,966</b>
Net change in fund balance	-	317,768	(202,910)	114,858	1,966
<b>FUND BALANCE, BEGINNING</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>114,858</b>
<b>FUND BALANCE, ENDING</b>	<b>\$ -</b>	<b>\$ 317,768</b>	<b>\$ (202,910)</b>	<b>\$ 114,858</b>	<b>\$ 116,825</b>

**Debt Amortization Schedule**  
**Series 2022 Special Assessment Refunding Bonds**

Date	Loan Balance	Principal	Coupon	Interest	Debt Service	Annual DS
11/1/2022	2,382,900			30,024.54	30,024.54	
5/1/2023	2,175,200	207,700	2.520%	30,024.54	237,724.54	267,749.08
11/1/2023	2,175,200			27,407.52	27,407.52	
5/1/2024	1,960,300	214,900	2.520%	27,407.52	242,307.52	269,715.04
11/1/2024	1,960,300			24,699.78	24,699.78	
5/1/2025	1,743,300	217,000	2.520%	24,699.78	241,699.78	266,399.56
11/1/2025	1,743,300			21,965.58	21,965.58	
5/1/2026	1,519,700	223,600	2.520%	21,965.58	245,565.58	267,531.16
11/1/2026	1,519,700			19,148.22	19,148.22	
5/1/2027	1,289,600	230,100	2.520%	19,148.22	249,248.22	268,396.44
11/1/2027	1,289,600			16,248.96	16,248.96	
5/1/2028	1,053,500	236,100	2.520%	16,248.96	252,348.96	268,597.92
11/1/2028	1,053,500			13,274.10	13,274.10	
5/1/2029	815,400	238,100	2.520%	13,274.10	251,374.10	264,648.20
11/1/2029	815,400			10,274.04	10,274.04	
5/1/2030	573,000	242,400	2.520%	10,274.04	252,674.04	262,948.08
11/1/2030	573,000			7,219.80	7,219.80	
5/1/2031	322,100	250,900	2.520%	7,219.80	258,119.80	265,339.60
11/1/2031	322,100			4,058.46	4,058.46	
5/1/2032	63,200	258,900	2.520%	4,058.46	262,958.46	267,016.92
11/1/2032	63,200			796.32	796.32	
5/1/2033		63,200	2.520%	796.32	63,996.32	64,792.64
<b>Total</b>		<b>\$ 2,382,900.00</b>		<b>\$ 350,234.64</b>	<b>\$ 2,733,134.64</b>	<b>\$ 2,733,134.64</b>

**UNIVERSITY PLACE**  
Community Development District

**Supporting Budget Schedule**  
Fiscal Year 2023

**Comparison of Assessment Rates**  
**Fiscal Year 2023 vs. Fiscal Year 2022**

Product	General Fund 001			2022 DS Per Unit			Total Assessments per Unit			O&M	DS
	FY 2023	FY 2022	Percent Change	FY 2023	FY 2022	Percent Change	FY 2023	FY 2022	Percent Change	Units	Units
Charleston	\$2,388.17	\$2,171.04	10.00%	\$905.44	\$970.08	-7%	\$3,293.60	\$3,141.12	4.9%	45	44
Charleston	\$2,388.17	\$2,171.04	10.00%	\$234.98	\$251.76	-7%	\$2,623.15	\$2,422.80	8.3%	1	1
Magnolia	\$2,388.17	\$2,171.04	10.00%	\$905.44	\$970.08	-7%	\$3,293.60	\$3,141.12	4.9%	45	43
Magnolia	\$2,388.17	\$2,171.04	10.00%	\$234.98	\$251.76	-7%	\$2,623.15	\$2,422.80	8.3%	1	1
Hampton	\$2,238.91	\$2,035.35	10.00%	\$848.85	\$909.45	-7%	\$3,087.75	\$2,944.80	4.9%	69	69
Hampton	\$2,238.91	\$2,035.35	10.00%	\$220.30	\$236.03	-7%	\$2,459.21	\$2,271.38	8.3%	1	1
Ashley	\$1,940.38	\$1,763.97	10.00%	\$735.67	\$788.19	-7%	\$2,676.05	\$2,552.16	4.9%	113	107
Ashley	\$1,940.38	\$1,763.97	10.00%	\$190.93	\$204.56	-7%	\$2,131.31	\$1,968.53	8.3%	3	3
Carriage	\$1,552.31	\$1,411.18	10.00%	\$588.52	\$630.54	-7%	\$2,140.83	\$2,041.72	4.9%	54	54
Carriage	\$1,552.31	\$1,411.18	10.00%	\$152.74	\$163.64	-7%	\$1,705.04	\$1,574.82	8.3%	1	1
Indigo	\$1,552.31	\$1,411.18	10.00%	\$588.52	\$630.54	-7%	\$2,140.83	\$2,041.72	4.9%	69	69
Indigo	\$1,552.31	\$1,411.18	10.00%	\$152.74	\$163.64	-7%	\$1,705.04	\$1,574.82	8.3%	1	1
										<b>403</b>	<b>394</b>