

FOREST CREEK
Community Development District

Annual Operating and Debt Service Budget

Fiscal Year 2026

Preliminary Budget
Approved June 5, 2025

Prepared by:



Forest Creek
Community Development District

Operating Budget
Fiscal Year 2026

FOREST CREEK

Community Development District

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Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2026 Approved Preliminary Budget

ACCOUNT DESCRIPTION	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	BUDGET FY 2025	THRU 3/31/2025	APR- 9/30/2025	PROJECTED FY 2025	BUDGET FY 2026
REVENUES					
Interest - Investments	\$ 21,274	\$ 32,625	\$ -	\$ 32,625	\$ 21,274
Room Rentals	-	-	-	-	-
Clubhouse Rentals	750	47	703	750	750
Special Assmnts- Tax Collector	700,279	669,551	30,728	700,279	996,582
Special Assmnts- Discounts	(28,011)	(26,010)	(2,001)	(28,011)	(39,863)
Other Miscellaneous Revenues	100	4,750	-	4,750	100
Resident FOBs	3,000	274	279	553	835
Resident Gate Tags	1,800	643	654	1,297	2,250
Interest - Tax Collector	-	1,959	-	1,959	-
TOTAL REVENUES	699,192	683,839	30,362	714,201	981,928
EXPENDITURES					
<i>Administrative</i>					
P/R-Board of Supervisors	12,000	4,400	7,600	12,000	12,000
FICA Taxes	918	337	581	918	918
ProfServ-Arbitrage Rebate	1,200	-	1,200	1,200	1,200
ProfServ-Dissemination Agent	1,000	-	1,000	1,000	1,000
ProfServ-Engineering	12,000	1,700	10,300	12,000	12,000
ProfServ-Legal Services	10,000	1,933	8,067	10,000	10,000
ProfServ-Mgmt Consulting	70,306	35,153	35,736	70,889	70,306
ProfServ-Property Appraiser	10,637	9,653	984	10,637	10,637
ProfServ-Trustee Fees	7,205	4,951	2,254	7,205	7,205
Auditing Services	4,300	500	3,800	4,300	4,400
Postage and Freight	784	108	676	784	671
Rentals & Leases	400	-	400	400	-
Insurance - Property	12,220	13,877	-	13,877	11,831
Insurance - General Liability	3,802	3,802	-	3,802	4,660
Public Officials Insurance	3,111	-	3,111	3,111	3,404
Volunteer Insurance	992	797	-	797	797
Legal Advertising	600	135	465	600	600
Misc-Assessment Collection Cost	10,504	9,653	851	10,504	19,932
Bank Fees	700	411	289	700	1,700
Website Hosting	1,600	1,538	-	1,538	1,538
Miscellaneous Expenses	1,500	498	506	1,004	1,500
Annual District Filing Fee	175	175	-	175	175
Total Administrative	165,954	89,621	77,820	167,441	176,474

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2026 Approved Preliminary Budget

ACCOUNT DESCRIPTION	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	BUDGET FY 2025	THRU 3/31/2025	APR- 9/30/2025	PROJECTED FY 2025	BUDGET FY 2026
Public Safety					
Contracts-Gates	1,975	1,975	-	1,975	1,975
Gate Internet Services	1,740	725	1,015	1,740	1,740
Gate Call Box Cell Phones	1,368	448	920	1,368	1,368
R&M-Signage	805	1,395	-	1,395	900
R&M-Gates	8,225	1,375	6,850	8,225	8,225
R&M-Gate Security	500	-	500	500	1,200
Security System Monitoring	4,045	2,003	2,042	4,045	4,045
Resident Gate Tags	3,000	-	3,000	3,000	3,600
Total Public Safety	21,658	7,921	14,327	22,248	23,053
Law Enforcement					
Deputy Services	500	-	500	500	500
Total Law Enforcement	500	-	500	500	500
Other Physical Environment					
Contracts-Landscape	187,612	93,804	93,808	187,612	193,240
Contracts-Mulch	6,000	-	6,000	6,000	6,000
Contracts-Pond Maintenance	28,035	13,882	14,153	28,035	29,160
Contracts-Aerator Maintenance	1,367	683	684	1,367	1,410
Contracts-Wetland Maintenance	17,526	8,669	8,857	17,526	18,035
Contracts-Irrigation Pump	3,318	1,858	1,460	3,318	3,185
Contracts-Palm Health	1,540	-	1,540	1,540	1,540
Waterway Fish Stocking	-	-	-	-	-
Utility - Water & Sewer	4,673	1,601	1,628	3,229	4,813
Utility - Electric	49,000	27,045	27,493	54,538	58,316
R&M-Aeration	5,000	1,382	3,618	5,000	5,000
R&M-Other Landscape	31,750	5,444	26,306	31,750	31,750
R&M-Stormwater System	2,500	-	2,500	2,500	2,500
R&M-Deep Well Pump & Float	100	-	100	100	100
Invasive Plant Removal	10,000	5,240	4,760	10,000	10,000
R&M-Irrigation Pump	6,000	515	5,485	6,000	16,000
R&M-Other Irrigation	16,000	4,695	4,773	9,468	16,000
R&M-Removal of Hazards	-	-	-	-	75,000
Total Other Physical Environment	370,422	164,818	203,165	367,983	482,149

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2026 Approved Preliminary Budget

ACCOUNT DESCRIPTION	ADOPTED BUDGET FY 2025	ACTUAL THRU 3/31/2025	PROJECTED APR- 9/30/2025	TOTAL PROJECTED FY 2025	ANNUAL BUDGET FY 2026
Contingency					
Misc-Contingency	2,665	-	2,665	2,665	1,500
Total Contingency	2,665	-	2,665	2,665	1,500
Road and Street Facilities					
R&M-Sidewalks	9,000	-	9,000	9,000	9,000
R&M-Street Signs	-	-	-	-	1,000
R&M-Streetlights	1,200	-	1,200	1,200	1,200
Pressure Cleaning	6,000	-	6,000	6,000	6,000
Total Road and Street Facilities	16,200	-	16,200	16,200	17,200
Parks and Recreation					
Contracts-On-Site Management	61,742	30,871	30,871	61,742	75,345
Contracts-Fitness Equipment	500	125	375	500	500
Contracts-HVAC	452	-	452	452	452
Contracts-Fire Exting. Insp.	700	285	415	700	300
Contracts-Pest Control	250	-	250	250	250
Contracts-Pool/Spa Geothermal	1,100	1,180	-	1,180	1,180
Contracts-Pool & Spa	14,400	2,400	12,000	14,400	15,600
Contracts-Golf Cart	225	-	-	-	-
Clubhouse Internet, TV, Phone	3,910	1,970	1,940	3,910	3,910
R&M-Air Conditioning	150	234	-	234	1,000
R&M-Bridge	500	3,200	-	3,200	-
R&M-Clubhouse	1,500	880	620	1,500	1,500
R&M-Fence	100	-	100	100	100
R&M-Fitness Equipment	100	924	-	924	2,100
R&M-Golf Cart	2,000	-	2,000	2,000	2,000
Repairs & Maintenance	1,700	260	1,440	1,700	1,700
R&M-Pool/Spa Geothermal	8,000	722	7,278	8,000	8,000
R&M-Dog Park	1,100	91	1,009	1,100	500
Pool and Spa Maintenance	7,950	180	7,770	7,950	1,100
Misc-Alarm Fee	115	-	115	115	115
Pool and Spa Permits	375	-	375	375	375
Clubhouse Fobs	2,400	-	2,400	2,400	2,500
Main Gate Holiday Decorations	7,925	7,925	-	7,925	7,925
Op Supplies - General	4,600	1,354	3,246	4,600	4,600
Pool Monitors	-	-	-	-	150,000
Total Parks and Recreation	121,794	52,601	72,656	125,257	281,052
TOTAL EXPENDITURES	699,193	314,961	387,333	702,294	981,928
Excess (deficiency) of revenues					
Over (under) expenditures	(0)	368,878	(356,971)	11,907	-
Net change in fund balance	(1)	368,878	(356,971)	11,907	-

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2026 Approved Preliminary Budget

ACCOUNT DESCRIPTION	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	BUDGET FY 2025	THRU 3/31/2025	APR- 9/30/2025	PROJECTED FY 2025	BUDGET FY 2026
FUND BALANCE, BEGINNING	113,219	113,219	-	113,219	125,126
FUND BALANCE, ENDING	<u>\$ 113,218</u>	<u>\$ 482,097</u>	<u>\$ (356,971)</u>	<u>\$ 125,126</u>	<u>\$ 125,126</u>

Exhibit "A"
Allocation of Fund Balances

FISCAL YEAR 2025 RESERVE FUND ANALYSIS

Beginning Fund Balance - Carry Forward Surplus as of 10/1/2024	\$ 113,219
Less: Forecasted Surplus/(Deficit) as of 9/30/2025	11,907

Estimated Funds Available - 9/30/2025	125,126
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FISCAL YEAR 2026 RESERVE FUND ANALYSIS

Beginning Fund Balance - Carry Forward Surplus as of 10/1/2025	\$ 125,126
Less: First Quarter Operating Reserve	(245,482) ⁽¹⁾
Less: Designated Reserves for Capital Projects	-
Less: Forecasted Surplus/(Deficit) as of 9/30/2026	-

Estimated Remaining Undesignated Cash as of 9/30/2026	(120,356)
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Notes

(1) Represents approximately 3 months of operating expenditures

Forest Creek
Community Development District

Reserve Budget
Fiscal Year 2026

FOREST CREEK

Community Development District

Reserve Fund

Summary of Revenues, Expenditures and Changes in Fund Balances

Fiscal Year 2026 Approved Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL FY 2024	ADOPTED BUDGET FY 2025	ACTUAL THRU 3/31/2025	PROJECTED APR- 9/30/2025	TOTAL PROJECTED FY 2025	ANNUAL BUDGET FY 2026
REVENUES						
Special Assmnts- Tax Collector	\$ -	\$ 253,150	\$ -	\$ 253,150	\$ 253,150	\$ 262,011
Special Assmnts- Discounts	-	(10,126)	-	(906)	(906)	(10,480)
TOTAL REVENUES	-	243,024	-	252,244	252,244	251,530
EXPENDITURES						
<i>Administrative</i>						
ProfServ-Property Appraiser	-	3,797	-	3,797	3,797	3,930
R&M-Emergency & Disaster Relief	-	-	-	-	-	-
Misc-Assessment Collection Cost	-	3,797	-	3,797	3,797	3,930
Total Administrative	-	7,594	-	7,594	7,594	7,861
<i>Public Safety</i>						
R&M-Emergency & Disaster Relief	-	-	-	-	-	-
Total Public Safety	-	-	-	-	-	-
<i>Other Physical Environment</i>						
R&M-Emergency & Disaster Relief	-	-	-	-	-	-
Total Other Physical Environment	-	-	-	-	-	-
<i>Contingency</i>						
Gazebos	-	-	-	-	-	-
Irrigation Distribution & Pump System	-	-	-	-	-	-
Reserve Study Update with Site Visit	-	-	-	-	-	-
Reserve - Capital Projects	-	235,430	-	122,000	122,000	243,670
Total Contingency	-	235,430	-	122,000	122,000	243,670
TOTAL EXPENDITURES	-	243,024	-	129,594	129,594	251,530
Excess (deficiency) of revenues	-	-	-	122,650	122,650	-
Over (under) expenditures	-	-	-	122,650	122,650	-
OTHER FINANCING SOURCES (USES)						
Contribution to (Use of) Fund Balance	-	-	-	-	-	-
TOTAL OTHER SOURCES (USES)	-	-	-	-	-	-
Net change in fund balance	-	-	-	122,650	122,650	-
FUND BALANCE, BEGINNING	925,231	1,076,120	1,076,120	-	1,076,120	1,198,770
FUND BALANCE, ENDING	\$ 925,231	\$ 1,076,120	\$ 1,076,120	\$ 122,650	\$ 1,198,770	\$ 1,198,770

Exhibit "B"
Allocation of Fund Balances

FISCAL YEAR 2025 RESERVE FUND ANALYSIS

Beginning Fund Balance - Carry Forward Surplus as of 10/1/2024	\$	925,231
Less: Forecasted Surplus/(Deficit) as of 9/30/2025		122,650
Estimated Funds Available - 9/30/2025		1,047,881

FISCAL YEAR 2026 RESERVE FUND ANALYSIS

Beginning Fund Balance - Carry Forward Surplus as of 10/1/2025	\$	1,047,882
Less: First Quarter Operating Reserve		-
Less: Designated Reserves for Capital Projects		-
Less: Forecasted Surplus/(Deficit) as of 9/30/2026		-
Estimated Remaining Undesignated Cash as of 9/30/2026		1,047,882

Forest Creek
Community Development District

Debt Service Budgets
Fiscal Year 2026

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2026 Approved Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL FY 2024	ADOPTED BUDGET FY 2025	ACTUAL THRU 3/31/2025	PROJECTED APR- 9/30/2025	TOTAL PROJECTED FY 2025	ANNUAL BUDGET FY 2026
REVENUES						
Interest - Investments	\$ -	\$ 3,500	\$ -	\$ -	\$ -	\$ 3,500
Special Assmnts- Tax Collector	-	97,966	-	97,966	97,966	97,966
Special Assmnts- Discounts	-	(3,918)	-	(3,918)	(3,918)	(3,918)
TOTAL REVENUES	-	97,548	-	94,048	94,048	97,549
EXPENDITURES						
<i>Administrative</i>						
ProfServ-Property Appraiser	-	1,470	-	1,470	1,470	1,470
Misc-Assessment Collection Cost	-	1,470	-	1,470	1,470	1,470
Total Administrative	-	2,940	-	2,940	2,940	2,941
<i>Debt Service</i>						
Principal Debt Retirement	-	20,000	-	20,000	20,000	20,000
Principal Prepayments	-	-	-	-	-	-
Interest Expense	-	50,181	-	50,181	50,181	46,831
Total Debt Service	-	70,181	-	70,181	70,181	66,831
TOTAL EXPENDITURES	-	73,121	-	73,121	73,121	69,772
Excess (deficiency) of revenues Over (under) expenditures	-	24,427	-	20,927	20,927	27,776
OTHER FINANCING SOURCES (USES)						
Contribution to (Use of) Fund Balance	-	24,427	-	-	-	27,776
TOTAL OTHER SOURCES (USES)	-	24,427	-	-	-	27,776
Net change in fund balance	-	24,427	-	20,927	20,927	27,776
FUND BALANCE, BEGINNING	139,833	156,790	156,790	-	156,790	177,717
FUND BALANCE, ENDING	\$ 139,833	\$ 181,217	\$ 156,790	\$ 20,927	\$ 177,717	\$ 205,493

FOREST CREEK

Community Development District

General Fund

Series 2015 A-1

AMORTIZATION SCHEDULE

CAPITAL IMPROVEMENT REVENUE REFUNDING BOND

Period Ending	Total Outstanding Par Balance	Principal	Extraordinary Redemption	Coupon	Interest	Debt Service	Annual Debt Service
11/1/2024	1,495,000				29,800	29,800.33	
5/1/2025	1,495,000	100,000		3.9%	29,314	129,314.46	159,115
11/1/2025	1,395,000				27,807	27,807.00	
5/1/2026	1,395,000	105,000		3.9%	27,354	132,353.63	160,161
11/1/2026	1,290,000				25,714	25,714.00	
5/1/2027	1,290,000	110,000		3.9%	25,295	135,294.75	161,009
11/1/2027	1,180,000				23,521	23,521.33	
5/1/2028	1,180,000	110,000		3.9%	23,266	133,265.67	156,787
11/1/2028	1,070,000				21,329	21,328.67	
5/1/2029	1,070,000	115,000		3.9%	20,981	135,980.92	157,310
11/1/2029	955,000				19,036	19,036.33	
5/1/2030	955,000	120,000		3.9%	18,726	138,725.96	157,762
11/1/2030	835,000				16,644	16,644.33	
5/1/2031	835,000	125,000		3.9%	16,373	141,372.96	158,017
11/1/2031	710,000				14,153	14,152.67	
5/1/2032	710,000	130,000		3.9%	13,999	143,998.83	158,152
11/1/2032	580,000				11,561	11,561.33	
5/1/2033	580,000	135,000		3.9%	11,373	146,372.83	157,934
11/1/2033	445,000				8,870	8,870.33	
5/1/2034	445,000	140,000		3.9%	8,726	148,725.71	157,596
11/1/2034	305,000				6,080	6,079.67	
5/1/2035	305,000	150,000		3.9%	5,981	155,980.54	162,060
11/1/2035	155,000				3,090	3,089.67	
5/1/2036	155,000	155,000		3.9%	3,056	158,056.08	161,146
		1,495,000			412,048	1,907,048	1,907,048

FOREST CREEK

Community Development District

General Fund

AMORTIZATION SCHEDULE

CAPITAL IMPROVEMENT REVENUE BOND

Period Ending	Total Outstanding Par Balance	Principal	Extraordinary Redemption	Coupon	Interest	Debt Service	Annual Debt Service
11/1/2024	700,000				24,078	24,078	
5/1/2025	700,000	20,000		6.6%	24,078	44,078	68,156
11/1/2025	680,000				23,416	23,416	
5/1/2026	680,000	20,000		6.6%	23,416	43,416	66,831
11/1/2026	660,000				22,753	22,753	
5/1/2027	660,000	20,000		6.6%	22,753	42,753	65,506
11/1/2027	640,000				22,091	22,091	
5/1/2028	640,000	25,000		6.6%	22,091	47,091	69,181
11/1/2028	615,000				21,263	21,263	
5/1/2029	615,000	25,000		6.6%	21,263	46,263	67,525
11/1/2029	590,000				20,434	20,434	
5/1/2030	590,000	25,000		6.6%	20,434	45,434	65,869
11/1/2030	565,000				19,606	19,606	
5/1/2031	565,000	30,000		6.6%	19,606	49,606	69,213
11/1/2031	535,000				18,613	18,613	
5/1/2032	535,000	30,000		6.6%	18,613	48,613	67,225
11/1/2032	505,000				17,619	17,619	
5/1/2033	505,000	30,000		6.6%	17,619	47,619	65,238
11/1/2033	475,000				16,625	16,625	
5/1/2034	475,000	35,000		7.0%	16,625	51,625	68,250
11/1/2034	440,000				15,400	15,400	
5/1/2035	440,000	35,000		7.0%	15,400	50,400	65,800
11/1/2035	405,000				14,175	14,175	
5/1/2036	405,000	40,000		7.0%	14,175	54,175	68,350
11/1/2036	365,000				12,775	12,775	
5/1/2037	365,000	40,000		7.0%	12,775	52,775	65,550
11/1/2037	325,000				11,375	11,375	
5/1/2038	325,000	45,000		7.0%	11,375	56,375	67,750
11/1/2038	280,000				9,800	9,800	
5/1/2039	280,000	50,000		7.0%	9,800	59,800	69,600
11/1/2039	230,000				8,050	8,050	
5/1/2040	230,000	50,000		7.0%	8,050	58,050	66,100
11/1/2040	180,000				6,300	6,300	
5/1/2041	180,000	55,000		7.0%	6,300	61,300	67,600
11/1/2041	125,000				4,375	4,375	
5/1/2042	125,000	60,000		7.0%	4,375	64,375	68,750
11/1/2042	65,000				2,275	2,275	
5/1/2043	65,000	65,000		7.0%	2,275	67,275	69,550
		700,000			582,044	1,282,044	1,282,044

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2026 Approved Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL FY 2024	ADOPTED BUDGET FY 2025	ACTUAL THRU 3/31/2025	PROJECTED APR- 9/30/2025	TOTAL PROJECTED FY 2025	ANNUAL BUDGET FY 2026
REVENUES						
Interest - Investments	\$ -	\$ 3,500	\$ -	\$ -	\$ -	\$ 3,500
Special Assmnts- Tax Collector	-	185,612	-	185,612	185,612	185,612
Special Assmnts- Prepayment	-	-	-	-	-	-
Special Assmnts- Discounts	-	(7,425)	-	(7,425)	(7,425)	(7,425)
TOTAL REVENUES	-	181,687	-	178,187	178,187	181,686
EXPENDITURES						
<i>Administrative</i>						
ProfServ-Property Appraiser	-	2,784	-	2,784	2,784	2,784
Misc-Assessment Collection Cost	-	2,784	-	2,784	2,784	2,784
Total Administrative	-	5,568	-	5,568	5,568	5,568
<i>Debt Service</i>						
Principal Debt Retirement	-	95,000	-	95,000	95,000	105,000
Principal Prepayments	-	-	-	-	-	-
Interest Expense	-	63,242	-	63,242	63,242	55,161
Total Debt Service	-	158,242	-	158,242	158,242	160,161
TOTAL EXPENDITURES	-	163,810	-	163,810	163,810	165,729
Excess (deficiency) of revenues Over (under) expenditures	-	17,877	-	14,377	14,377	15,957
OTHER FINANCING SOURCES (USES)						
Contribution to (Use of) Fund Balance	-	17,877	-	-	-	15,957
TOTAL OTHER SOURCES (USES)	-	17,877	-	-	-	15,957
Net change in fund balance	-	17,877	-	14,377	14,377	15,957
FUND BALANCE, BEGINNING	143,418	158,347	158,347	-	158,347	172,724
FUND BALANCE, ENDING	\$ 143,418	\$ 176,224	\$ 158,347	\$ 14,377	\$ 172,724	\$ 188,681

Forest Creek
Community Development District

Supporting Budget Schedules
Fiscal Year 2026

FOREST CREEK

Community Development District

All Funds

**Comparison of Assessment Rates
Fiscal Year 2026 vs. Fiscal Year 2025**

Product & Phase	General Fund 001			Reserve			2013 Debt Service			2016 Debt Service			Total Assessments per Unit			
	FY 2026	FY 2025	% Change	FY 2026	FY 2025	% Change	FY 2026	FY 2025	% Change	FY 2026	FY 2025	% Change	FY 2026	FY 2025	\$ Change	% Change
Phases I, 2, & 3																
Townhomes 22'	\$1,000.36	\$702.94	42.3%	\$ 263.00	\$263.00	0.0%	\$0.00	\$0.00	n/a	\$303.59	\$303.59	0.0%	\$1,566.96	\$1,269.54	\$297.42	23.4%
Townhomes 22'	\$1,000.36	\$702.94	42.3%	\$ 263.00	\$263.00	0.0%	\$0.00	\$0.00	n/a	\$316.24	\$316.24	0.0%	\$1,579.61	\$1,282.19	\$297.42	23.2%
Townhomes 22'	\$1,000.36	\$702.94	42.3%	\$ 263.00	\$263.00	0.0%	\$0.00	\$0.00	n/a	\$527.06	\$527.06	0.0%	\$1,790.43	\$1,493.01	\$297.42	19.9%
Townhomes 22'	\$1,000.36	\$702.94	42.3%	\$ 263.00	\$263.00	0.0%	\$0.00	\$0.00	n/a	\$1,692.73	\$1,692.73	0.0%	\$2,956.10	\$2,658.68	\$297.42	11.2%
Cottages 27'	\$1,227.95	\$862.85	42.3%	\$ 322.84	\$322.84	0.0%	\$0.00	\$0.00	n/a	\$298.06	\$298.06	0.0%	\$1,848.84	\$1,483.75	\$365.10	24.6%
Cottages 27'	\$1,227.95	\$862.85	42.3%	\$ 322.84	\$322.84	0.0%	\$0.00	\$0.00	n/a	\$527.06	\$527.06	0.0%	\$2,077.84	\$1,712.75	\$365.10	21.3%
Single Family 45'	\$2,045.74	\$1,437.51	42.3%	\$ 537.85	\$537.85	0.0%	\$847.63	\$847.63	0.0%	\$0.00	\$0.00	n/a	\$3,431.22	\$2,822.99	\$608.23	21.5%
Single Family 45'	\$2,045.74	\$1,437.51	42.3%	\$ 537.85	\$537.85	0.0%	\$0.00	\$0.00	n/a	\$496.71	\$496.71	0.0%	\$3,080.30	\$2,472.07	\$608.23	24.6%
Single Family 48'	\$2,183.29	\$1,534.16	42.3%	\$ 574.01	\$574.01	0.0%	\$0.00	\$0.00	n/a	\$529.82	\$529.82	0.0%	\$3,287.13	\$2,637.99	\$649.14	24.6%
Single Family 52'	\$2,363.36	\$1,660.69	42.3%	\$ 621.35	\$621.35	0.0%	\$979.47	\$979.47	0.0%	\$0.00	\$0.00	n/a	\$3,964.19	\$3,261.51	\$702.68	21.5%
Single Family 55'	\$2,500.91	\$1,757.34	42.3%	\$ 657.51	\$657.51	0.0%	\$0.00	\$0.00	n/a	\$505.98	\$505.98	0.0%	\$3,664.41	\$2,920.83	\$743.58	25.5%
Single Family 55'	\$2,500.91	\$1,757.34	42.3%	\$ 657.51	\$657.51	0.0%	\$0.00	\$0.00	n/a	\$527.06	\$527.06	0.0%	\$3,685.49	\$2,941.91	\$743.58	25.3%
Single Family 55'	\$2,500.91	\$1,757.34	42.3%	\$ 657.51	\$657.51	0.0%	\$0.00	\$0.00	n/a	\$607.13	\$607.13	0.0%	\$3,765.56	\$3,021.98	\$743.58	24.6%
Single Family 55'	\$2,500.91	\$1,757.34	42.3%	\$ 657.51	\$657.51	0.0%	\$0.00	\$0.00	n/a	\$784.21	\$784.21	0.0%	\$3,942.64	\$3,199.06	\$743.58	23.2%
Single Family 55'	\$2,500.91	\$1,757.34	42.3%	\$ 657.51	\$657.51	0.0%	\$0.00	\$0.00	n/a	\$2,198.35	\$2,198.35	0.0%	\$5,356.78	\$4,613.20	\$743.58	16.1%
Single Family 65'	\$2,956.07	\$2,077.18	42.3%	\$ 777.18	\$777.18	0.0%	\$0.00	\$0.00	n/a	\$657.77	\$657.77	0.0%	\$4,391.03	\$3,512.13	\$878.90	25.0%
Single Family 65'	\$2,956.07	\$2,077.18	42.3%	\$ 777.18	\$777.18	0.0%	\$0.00	\$0.00	n/a	\$685.18	\$685.18	0.0%	\$4,418.44	\$3,539.54	\$878.90	24.8%
Single Family 65'	\$2,956.07	\$2,077.18	42.3%	\$ 777.18	\$777.18	0.0%	\$0.00	\$0.00	n/a	\$717.28	\$717.28	0.0%	\$4,450.54	\$3,571.64	\$878.90	24.6%
Single Family 65'	\$2,956.07	\$2,077.18	42.3%	\$ 777.18	\$777.18	0.0%	\$0.00	\$0.00	n/a	\$2,374.22	\$2,374.22	0.0%	\$6,107.48	\$5,228.58	\$878.90	16.8%