

**Heritage Isle at Viera
Community Development District
General Fund
Fiscal Year 2013/2014**

Chart of Accounts Classification	Budget for 2013/2014
REVENUES	
Special Assessments	
Tax Roll*	\$ 467,788
Off Roll*	\$ 226,417
TOTAL REVENUES	\$ 694,205
<i>*Allocation of assessments between the Tax Roll and Off Roll are</i>	
EXPENDITURES - ADMINISTRATIVE	
Legislative	
Supervisor Fees	\$ 4,800
Financial & Administrative	
Administrative Services	\$ 4,200
District Management	\$ 31,200
District Engineer	\$ 20,000
Disclosure Report	\$ 6,000
Trustees Fees	\$ 10,000
Financial Consulting Services	\$ 8,600
Accounting Services	\$ 16,500
Auditing Services	\$ 3,600
Arbitrage Rebate Calculation	\$ 1,200
Public Officials Liability Insurance	\$ 3,000
Legal Advertising	\$ 2,000
Bank Fees	\$ 100
Dues, Licenses & Fees	\$ 175
Miscellaneous Fees	\$ 200
Legal Counsel	
District Counsel	\$ 40,000
Administrative Subtotal	\$ 151,575
EXPENDITURES - FIELD OPERATIONS	
Electric Utility Services	
Utility Services	\$ 26,000
Street Lights	\$ 72,000
Stormwater Control	
Aquatic Maintenance	\$ 33,000
Fountain Service Repairs & Maintenance	\$ 5,000
Stormwater System Maintenance	\$ 2,000
Other Physical Environment	
General Liability Insurance	\$ 6,000
Property Insurance	\$ 4,500
Entry & Walls Maintenance	\$ 2,000
Landscape Maintenance	\$ 192,000
Irrigation Contracts & Repairs	\$ 32,000
Irrigation Pump Station Reserve	\$ 6,000
Landscape Replacement Plants, Shrubs, Trees	\$ 30,000
Road & Street Facilities	
Sidewalk Repair & Maintenance	\$ 41,530
Parks & Recreation	
Infrastructure Annual Inspection Contract	\$ 20,000
Pedestrian Bridge Reserve	\$ 8,000
Pedestrian Bridge Maintenance	\$ 3,000
Contingency	
Miscellaneous Contingency	\$ 59,600
Field Operations Subtotal	\$ 542,630
TOTAL EXPENDITURES	\$ 694,205
EXCESS OF REVENUES OVER EXPENDITURES	\$ -

Budget Template
Heritage Isle at Viera Community Development District
Debt Service
Fiscal Year 2013/2014

Chart of Accounts Classification	Series 2013A-1	Series 2013A-2	Series 2005	Budget for 2013/2014
REVENUES				
Special Assessments				
Net Special Assessments ⁽¹⁾	\$ 277,094.33	\$ 37,701.16	\$ 493,782.00	\$ 808,577.49
				.
TOTAL REVENUES	\$ 277,094.33	\$ 37,701.16	\$ 493,782.00	\$ 808,577.49
EXPENDITURES				
Administrative				
Financial & Administrative				
Bank Fees				0
Debt Service Obligation	\$ 277,094.33	\$ 37,701.16	\$ 493,782.00	\$ 808,577.49
Administrative Subtotal	\$ 277,094.33	37,701.16	\$ 493,782.00	\$ 808,577.49
TOTAL EXPENDITURES	\$ 277,094.33	37,701.16	\$ 493,782.00	\$ 808,577.49
EXCESS OF REVENUES OVER EXPENDITURES	0	0	0	0

Collection and Discount % applicable to the county:

6.0%

Gross assessments

\$ 860,188.82

Notes:

Tax Roll Collection Costs for Brevard County is 6.0% of Tax Roll. Budgeted net of tax roll assessments. See Assessment Table.

⁽¹⁾ Maximum Annual Debt Service less Prepaid Assessments received.

HERITAGE ISLE AT VIERA

FISCAL YEAR 2013/2014 O&M & DEBT SERVICE ASSESSMENT SCHEDULE

ALLOCATION OF O&M ASSESSMENT

UNITS ASSESSED					BUDGET COLLECTION COSTS @ 6.0% O&M ASSESSMENT					BUDGET COLLECTION COSTS @ 6.0% O&M ASSESSMENT				
LOT SIZE Platted Parcels	Tract	O&M	2013A-1 / A-2	2005	EAU FACTOR	TOTAL EAU's	% TOTAL EAU's	TOTAL BUDGET	Per Unit O&M	EAU FACTOR	TOTAL EAU's	% TOTAL EAU's	TOTAL BUDGET	Per Unit O&M
			DEBT SERVICE ⁽¹⁾	DEBT SERVICE ⁽¹⁾										
Villa (2004)	South	82	82	0	1.00	82.00	4.28%	\$27,865.55	\$339.82	0.50	41.00	2.63%	\$2,284.09	\$27.86
Duplex	South	146	146	0	1.00	146.00	7.61%	\$49,614.26	\$339.82	0.75	109.50	7.03%	\$6,100.18	\$41.79
SF 50' (2004)	South	371	370	0	1.00	371.00	19.34%	\$126,074.60	\$339.82	1.00	371.00	23.83%	\$20,668.21	\$55.71
SF 70' (2004)	South	128	126	0	1.00	128.00	6.67%	\$43,497.44	\$339.82	1.40	179.20	11.51%	\$9,983.13	\$77.99
Condo	North	120	0	119	1.00	120.00	6.26%	\$40,778.85	\$339.82	0.50	60.00	3.85%	\$3,342.57	\$27.86
Villa (2005)	North	160	0	160	1.00	160.00	8.34%	\$54,371.80	\$339.82	0.50	80.00	5.14%	\$4,456.76	\$27.86
SF 50' (2005)	North	111	0	111	1.00	111.00	5.79%	\$37,720.43	\$339.82	1.00	111.00	7.13%	\$6,183.75	\$55.71
SF 60' SF	North	93	0	93	1.00	93.00	4.85%	\$31,603.61	\$339.82	1.20	111.60	7.17%	\$6,217.17	\$66.86
SF 70' (2005)	North	63	0	63	1.00	63.00	3.28%	\$21,408.90	\$339.82	1.40	88.20	5.67%	\$4,913.57	\$77.99
Total Platted		1274	724	546		1,274.00	66.42%	\$432,935.43			1,151.50	73.96%	\$64,149.43	
Condo	North	420	0	420	1.00	420.00	21.90%	\$142,725.97	\$339.82	0.50	210.00	13.49%	\$11,698.98	\$27.86
Villa (2005)	North	94	0	94	1.00	94.00	4.90%	\$31,943.43	\$339.82	0.50	47.00	3.02%	\$2,618.34	\$27.86
SF 50' (2005)	North	75	0	75	1.00	75.00	3.91%	\$25,486.78	\$339.82	1.00	75.00	4.82%	\$4,178.21	\$55.71
SF 60' SF	North	31	0	31	1.00	31.00	1.62%	\$10,534.54	\$339.82	1.20	37.20	2.39%	\$2,072.39	\$66.86
SF 70' (2005)	North	23	0	23	1.00	23.00	1.20%	\$7,815.95	\$339.82	1.40	32.20	2.07%	\$1,793.84	\$77.99
Clubhouse	North	1	0	0	1.00	1.00	0.05%	\$339.82	\$339.82	4.00	4.00	0.26%	\$222.84	\$222.84
Total Unplatted		644	0	643		644.00	33.58%	\$218,846.48			405.40	26.04%	\$22,584.61	
Total Community		1918	724	1189		1,918.00	100.00%	\$651,781.91			1,556.90	100.00%	\$86,734.04	
LESS: Brevard County Collection Costs and Early Payment Discount Costs									(\$39,106.91)					
Net Revenue to be Collected									\$612,675.00					

TOTAL O&M PER UNIT	PER LOT ANNUAL ASSESSMENT			
	2013A-1 DEBT SERVICE ⁽²⁾	2013A-2 DEBT SERVICE ⁽²⁾	2005 DEBT SERVICE ⁽²⁾	TOTAL ⁽²⁾
0	0	0	0	0
\$367.68	\$258.58	\$35.18	\$0.00	\$661.44
\$381.61	\$350.93	\$47.75	\$0.00	\$780.29
\$395.53	\$424.81	\$57.80	\$0.00	\$878.14
\$417.81	\$517.16	\$70.36	\$0.00	\$1,005.33
\$367.68	\$0.00	\$0.00	\$350.00	\$717.68
\$367.68	\$0.00	\$0.00	\$350.00	\$717.68
\$395.53	\$0.00	\$0.00	\$575.00	\$970.53
\$406.68	\$0.00	\$0.00	\$650.00	\$1,056.68
\$417.81	\$0.00	\$0.00	\$700.00	\$1,117.81
\$562.66	\$0.00	\$0.00	\$0.00	\$562.66

⁽¹⁾ Reflects the number of total lots with Series 2005, Series 2013A-1 and Series 2013A-2 debt outstanding.

⁽²⁾ Annual debt service assessment per lot adopted in connection with the Series 2005, Series 2013A-1 and Series 2013A-2 bond issues. Annual assessment includes principal, interest, Brevard County collection costs and early payment discount costs.

⁽³⁾ Annual assessment that will appear on November 2013 Brevard County property tax bill. Amount shown includes all applicable collection costs. Property owner is eligible for a discount of up to 4% if paid early.