

*Stoneybrook South at
ChampionsGate
Community Development District*

Agenda

August 4, 2025

AGENDA

Stoneybrook South at ChampionsGate

Community Development District

219 E. Livingston Street, Orlando, Florida 32801

Phone: 407-841-5524 – Fax: 407-839-1526

July 28, 2025

Board of Supervisors
Stoneybrook South at ChampionsGate
Community Development District

Dear Board Members:

The meeting of the Board of Supervisors of the Stoneybrook South at ChampionsGate Community Development District will be held **Monday, August 4, 2025 at 11:00 a.m. at the Oasis Club at ChampionsGate, 1520 Oasis Club Blvd., ChampionsGate, FL 33896.**

Call-in Information for Members of Public:

Dial-in Number: (267) 930-4000

Participate Code: 876-571

Following is the advance agenda for the meeting:

1. Roll Call
2. Public Comment Period
3. Approval of Minutes of the April 7, 2025 Board of Supervisors Meeting
4. Organizational Matters
 - A. Appointment of Individual
 - B. Administration of Oath of Office to Newly Appointed Board Member
 - C. Election of Officers
 - D. Consideration of Resolution 2025-04 Electing Officers
5. Public Hearing
 - A. Consideration of Resolution 2025-05 Adopting the Fiscal Year 2026 Budget and Relating to the Annual Appropriations
 - B. Consideration of Resolution 2025-06 Imposing Special Assessments and Certifying an Assessment Roll
6. Consideration of Landscape Proposal from Tigris
7. Presentation of Arbitrage Reports
8. Presentation of Fiscal Year 2024 Audit Report
9. Consideration of Water Management Agreement with The Lake Doctors, Inc.
10. Consideration of Installation of "No Fishing" Signs
11. Staff Reports
 - A. Attorney
 - B. Engineer
 - i. Presentation of Annual Engineer's Report

C. District Manager's Report

- i. Approval of Check Register
- ii. Balance Sheet and Income Statement
- iii. Presentation of Registered Voters – 664
- iv. Approval of Fiscal Year 2026 Meeting Schedule
- v. District Goals and Objectives
 - a. Presentation of Fiscal Year 2025 Authorizing Chair to Execute
 - b. Adoption of Fiscal Year 2026 Goals and Objectives

12. Other Business

13. Supervisor's Requests

14. Adjournment

The balance of the agenda will be discussed at the meeting. In the meantime, if you should have any questions, please contact me.

Sincerely,

Jeremy LeBrun

Jeremy LeBrun
District Manager

Cc: Jan Carpenter, District Counsel

Enclosures

MINUTES

**MINUTES OF MEETING
STONEYBROOK SOUTH AT CHAMPIONSGATE
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Stoneybrook South at ChampionsGate Community Development District was held Monday, **April 7, 2025**, at 11:10 a.m. at the Oasis Club at ChampionsGate, 1520 Oasis Club Blvd., ChampionsGate, Florida 33896.

Present and constituting a quorum:

Adam Morgan	Chairman
Rob Bonin	Vice Chairman
Campbell McAnally	Assistant Secretary
John Lambert <i>by phone</i>	Assistant Secretary
Barry Richard <i>joined late</i>	Assistant Secretary

Also present were:

Jeremy LeBrun	District Manager, GMS
Kristen Trucco	District Counsel
Alan Scheerer	Field Manager
Jason Alligood <i>by phone</i>	District Engineer
Casey Hallman	Floralawn

FIRST ORDER OF BUSINESS

Roll Call

Mr. LeBrun called the meeting to order at 11:10 a.m. and called roll. Three Supervisors were present constituting a quorum. Mr. Lambert joined by phone.

SECOND ORDER OF BUSINESS

Public Comment Period

Mr. LeBrun: This is the time for the members of the public to make a statement to the Board. We just ask that you state your name and address and try to keep it under three minutes. I believe we have a resident on the call in line.

Neal Roberts (8867 Backspin Ln.): I am calling in as a representative of Board of Directors as VP for the Country Club. As you are probably aware, we are going through a lawsuit with the developer, a 558-construction defect lawsuit. Part of that lawsuit embraces the bulkheads in the

ponds on the golf course. What I am thinking is the indication of the Stoneybrook South at ChampionsGate CDDs ownership of those bulkheads and palms and the responsibility for the maintenance of those bulkheads. The reason why is obviously there is deterioration within the bulkheads. The Country Club has been unable to locate any specific agreement with the CDD with regards to the maintenance of those bulkheads. It has always been verbally communicated that the country club is responsible but we can find no legal agreement that would require a lawsuit against the developer. I reached out to the golf superintendent, Ethan Caldwell, who has been the superintendent for many, many years and he confirmed that we have not undertaken any maintenance responsibility for all of those bulkheads. My ask here of the CDD is to provide that evidence to the Country Club Board of Directors.

Mr. Morgan: Can we direct staff to do a records search and see what agreements may or may not exist?

Ms. Trucco: If the Board wants to direct legal counsel to engage with the CDDs staff, we can look into the questions that you are asking and then circle back with you sir with a response on those specifics. It is not something that we would be able to confirm for you right now at this meeting but the Board could certainly direct us to take a closer look at the questions so we can try to assist you in getting answers for that. Is that just direction from the Board? Does the field manager for the CDD, Alan Scheerer, have your contact information?

Mr. Scheerer: Yes.

Neal Roberts: Alan does because I raised this question with the previous CDD.

Ms. Trucco: Alright, understood. My name is Kristen Trucco. I serve as District Counsel for the CDD so Alan will forward me that information. Did you already send him your specific questions?

Neal Roberts: I have not sent my specific questions. I did it on the call earlier with the other CDD, but I can.

Ms. Trucco: Do you mind just sending him specific questions that you are looking into in an email then he can forward that to me and we can work together on seeing if we can get some answers for you?

Neal Roberts: Yes, I can do that.

Ms. Trucco: Do I have direction from the Board on that?

Mr. Bonin: Let me ask. What is the management protocol in place for the bulkheads right now, nothing?

Mr. Morgan: We don't know that is why we have to do the research.

Mr. Scheerer: The CDD is not doing any maintenance or management of any bulkheads on the golf course.

Ms. Trucco: That we are aware of right now. We will need to look into that.

Mr. Morgan: That is what we are trying to find, what the agreements were in writing.

Mr. Bonin: The agreements between who?

Mr. Morgan: Between the CDD and Lennar, the CDD and the golf course, Lennar and the golf course whatever may exist that we have knowledge of or have it in our records.

Mr. Bonin: Okay.

Ms. Trucco: If you can just send your specific questions to Alan, we will work with the CDD and try to get some responses for you.

Mr. Scheerer: Yes, you can send one because we have legal representation from two different firms, one for Stoneybrook South and one for Stoneybrook South at ChampionsGate. If you address them that way then I will forward those to Jeremy and the proper legal counsel for the research and comment.

Neal Roberts: Okay.

Mr. Scheerer: Okay sir, thank you.

Mr. Morgan: Rob, were you aware of this?

Mr. Bonin: Aware of what?

Mr. Morgan: The lawsuit for the bulkheads.

Mr. Bonin: No.

Mr. Morgan: I wasn't either.

Mr. Bonin: Who is suing who?

Mr. Morgan: Lennar and the CDD are trying to get the bulkheads fixed.

Mr. McAnally: It is not against the CDD.

Mr. Morgan: Against Lennar?

Mr. McAnally: It is against the developer.

Mr. Morgan: That is the first I have heard of it was this morning.

Mr. LeBrun: Do any other members of the public wish to comment? Hearing none, we will move on.

**Barry Bichard joined the meeting at this time.*

THIRD ORDER OF BUSINESS

Approval of the Minutes of the February 3, 2025 Meeting

Mr. LeBrun: This is approval of the minutes of the February 3, 2025 Board of Supervisors meeting. I can take any questions or comments on those. If not, just a motion to approve those minutes.

Mr. Morgan: They all look good.

On MOTION by Mr. Morgan, seconded by Mr. Bichard, with all in favor, the Minutes of the February 3, 2025 Meeting, were approved.

FOURTH ORDER OF BUSINESS

Consideration of Resolution 2025-03 Approving Proposed Fiscal Year 2026 Budget and Setting a Public Hearing

Mr. LeBrun: Similar to previous years the Board has seen these budgets before. This is the first step in our budgeting process. What the Board will consider today is approving a proposed Fiscal Year 2026 budget and then will also be setting a public hearing for our August 4th meeting at which time after that public hearing is conducted, the Board can move to adopt the Fiscal Year 2026 budget. That is what that resolution is doing. If you scroll down a little bit on your electronic agendas, it starts on page 15 of the pdf. I am just looking at the general fund. I know the Board is very familiar with these budgets so I will just kind of go through it. The good news right off the bat, no assessment increase. We are keeping all of the assessment levels steady so no increase for residents. That is good news. On the far-right column, that is the proposed Fiscal Year 2026 budget. The far-left column is the adopted 2025 budget. You can see the comparison there, back and forth. Like I mentioned earlier, no assessment increase for this fiscal year which is good so the residents will pay the same amount that they paid the previous year. This proposed budget sets the highwater mark for the assessment levels so all the way up through August, we can still make adjustments as needed on the different line items. Nothing is set in stone at this point.

Mr. Morgan: How does everything go up except for power? Power goes down by \$4,000.

Mr. LeBrun: When building the budget they will look at the actuals and do an average over the years so if we have overbudgeted something they can take it back a little bit if something else is higher. It is kind of looking at trends over time. You have your administrative cost and below that is your operations and maintenance. You see the various line items there, what the CDD oversees and maintains. If you go down to page 16, you will see the assessment chart. This basically shows you by product type the assessment levels. Like I said no change from the current year. Also, on the bottom of page 16 you will see the shared cost breakdown. As the Board recalls, there is a cost sharing agreement between the two CDDs, Stoneybrook South and Stoneybrook South at ChampionsGate. That just helps lower costs and using vendors working together. You will see the cost share there. Behind that you will see the narrative that just explains what each of the line items cover. That way if a person isn't familiar with the budget and wants to know what a certain line item is about, it is there to kind of give a short narrative of what that cost goes towards. If you go down towards the bottom past the narrative, you will see your different funds. You will see your capital reserve fund which is very healthy at the current moment so that is for any capital projects or capital repairs that may be needed. Below that you will see your debt service fund then you will see the various series amortization schedule there. That just continues through the end of the budget. Happy to take any questions on it. Like I said no assessment increase so pretty straight forward which is good news.

Mr. Morgan: Campbell, are you good with everything? Everybody else good with the budget?

Mr. McAnally: Yes.

Mr. LeBrun: If there are no questions, we would just need a motion to approve Resolution 2025-03 approving the proposed fiscal year budget and setting that public hearing.

On MOTION by Mr. Morgan, seconded by Mr. Bichard, with all in favor, Resolution 2025-03 Approving the Proposed Fiscal Year 2026 Budget and Setting a Public Hearing for August 4, 2025, was approved.

FIFTH ORDER OF BUISNESS

Staff Reports

A. Attorney

Ms. Trucco: Good morning, Board. I don't have any specific updates for you today but I am here if you have any questions for me.

B. Engineer

Mr. Alligood: Good Morning, Jason Alligood with Kimley-Horn. Nothing to report but happy to take any questions for me.

Mr. Morgan: Not today, not yet. We might have a lot in a little while.

C. District Manager's Report

Mr. LeBrun: I do have one item. I passed out a resume that is in front of you. I was contacted a couple of days ago by a resident that is interested in one of the general electors' seats that is currently being held in a holdover position. Barry Bichard's seat is one of the ones that is a general elector's seat. This person expressed interest in wanting to serve on the Board so that resume is there in front of you. I am not aware of anyone else that has asked formally for this position. Since it is a general elector's seat, usually the Board is encouraged to appoint an elector to that seat. The resume is in front of you for consideration for the Board to review. If the Board did want to move forward, what would happen is Barry would have to resign his seat, the Board would accept that resignation and then move to appoint. If they wanted to go that route.

Mr. Morgan: I would like for Ms. Hendrickson to be present before we make those adjustments.

Mr. LeBrun: Sure.

Mr. Morgan: Mr. Campbell are you familiar with Cindy?

Mr. McAnally: I don't know her at all.

Mr. LeBrun: John is on the phone. I think he knows her and referred her. I think she is a neighbor to him. John did you have any input?

Mr. Lambert: I do know Ms. Hendrickson. I have known her for at least a year and a half or so. She has a really good strong desire to serve. She also wants to get on the HOA whenever possible but I think she would be a good asset.

Mr. Morgan: She has a great resume. As long as she is present at one of our meetings, then we will make the transition.

Mr. Lambert: I will be happy to inform her.

Mr. Morgan: Alright great, thank you John.

Mr. LeBrun: I will let her know by email as well.

Mr. Bonin: Are we scheduled to have a meeting next month?

Mr. LeBrun: We meet every other month so the next meeting would be in June.

Mr. LeBrun: I made a note for the next agenda to add that on there and then in the meantime Barry, not right now but eventually, send me an email saying you resign from your seat.

i. Approval of Check Register

Mr. LeBrun: Next is the check register which is also included in your agenda starting on page 38 of your agenda package. This is the check register from January 28, 2025 through March 31, 2025. From your general fund you have checks 866 – 891. The total there is \$368,627.41. In the payroll fund you have checks 50109-50113 that number is \$923.50. The total for your check register is \$369,550.91.

Mr. Morgan: Everybody good? Make a motion to approve.

On MOTION by Mr. Morgan, seconded by Mr. Bichard, with all in favor, the Check Register, was approved.
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ii. Balance Sheet and Income Statement

Mr. LeBrun: Behind that, you have your unaudited financials. No action is required by the Board. It is just your unaudited financials through February 28, 2025. You guys are at 92.5% collected on your assessments. We will get the remaining ones in the next several months.

Mr. Morgan: Do we have \$70,000 in the capital reserve budget? Looks like \$70,000 reserves on page 50. Am I reading that right?

Mr. LeBrun: The actual fund balance for the capital reserve is \$647,359. That is currently invested in an interest-bearing account. It could be used for capital projects or capital repairs. It is a healthy account. You don't have to dip into that at all for anything currently this fiscal year which is good. Assessments are level so you are in good shape there.

SIXTH ORDER OF BUSINESS

Other Business

Mr. LeBrun: Is there any other business or Supervisor requests? There being no comments, the next item followed.

Mr. Morgan: John, are you good?

Mr. Lambert: I am good.

April 7, 2025

Stoneybrook South at ChampionsGate CDD

SEVENTH ORDER OF BUSINESS

Supervisor's Requests

There being no comments, the next item followed.

EIGHTH ORDER OF BUSINESS

Adjournment

Mr. Morgan: I make a motion to adjourn.

On MOTION by Mr. Morgan, seconded by Mr. Bichard, with all in favor, the meeting was adjourned.

Secretary/Assistant Secretary

Chairman/Vice Chairman

SECTION IV

SECTION D

RESOLUTION 2025-04

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE
STONEYBROOK SOUTH AT CHAMPIONSGATE COMMUNITY
DEVELOPMENT DISTRICT ELECTING THE OFFICERS OF
THE DISTRICT AND PROVIDING FOR AN EFFECTIVE DATE**

WHEREAS, the Stoneybrook South at ChampionsGate Community Development District (the “District”) is a local unit of special purpose government created and existing pursuant to Chapter 190, Florida Statutes; and

WHEREAS, the Board of Supervisors of the District (“Board”) desires to elect the Officers of the District.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF
SUPERVISORS OF THE STONEYBROOK SOUTH AT
CHAMPIONSGATE COMMUNITY DEVELOPMENT DISTRICT:**

Section 1. _____ is elected Chairperson.

Section 2. _____ is elected Vice-Chairperson.

Section 3. _____ is elected Secretary.

Section 4. _____ is elected Assistant Secretary.
_____ is elected Assistant Secretary.
_____ is elected Assistant Secretary.
_____ is elected Assistant Secretary.

Section 5. _____ is elected Treasurer.

Section 6. _____ is elected Assistant Treasurer.
_____ is elected Assistant Treasurer.

Section 7. This Resolution shall become effective immediately upon its adoption. **PASSED AND ADOPTED** this 4th day of August, 2025.

ATTEST:

**STONEYBROOK SOUTH AT
CHAMPIONSGATE COMMUNITY
DEVELOPMENT DISTRICT**

Secretary/Assistant Secretary

Chairperson/Vice-Chairperson

SECTION V

SECTION A

RESOLUTION 2025- 05

THE ANNUAL APPROPRIATION RESOLUTION OF THE STONEYBROOK SOUTH AT CHAMPIONSGATE COMMUNITY DEVELOPMENT DISTRICT (THE “DISTRICT”) RELATING TO THE ANNUAL APPROPRIATIONS AND ADOPTING THE BUDGET FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2025, AND ENDING SEPTEMBER 30, 2026; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the District Manager has, prior to the fifteenth (15th) day in June, 2025, submitted to the Board of Supervisors (the “Board”) a proposed budget for the next ensuing budget year along with an explanatory and complete financial plan for each fund of the Stoneybrook South at ChampionsGate Community Development District, pursuant to the provisions of Section 190.008(2)(a), Florida Statutes; and

WHEREAS, at least sixty (60) days prior to the adoption of the proposed annual budget (the “Proposed Budget”), the District filed a copy of the Proposed Budget with the local governing authorities having jurisdiction over the area included in the District pursuant to the provisions of Section 190.008(2)(b), Florida Statutes; and

WHEREAS, the Board set August 4, 2025, as the date for a public hearing thereon and caused notice of such public hearing to be given by publication pursuant to Section 190.008(2)(a), Florida Statutes; and

WHEREAS, Section 190.008(2)(a), Florida Statutes, requires that, prior to October 1, of each year, the District Board by passage of the Annual Appropriation Resolution shall adopt a budget for the ensuing fiscal year and appropriate such sums of money as the Board deems necessary to defray all expenditures of the District during the ensuing fiscal year; and

WHEREAS, the District Manager has prepared a Proposed Budget, whereby the budget shall project the cash receipts and disbursements anticipated during a given time period, including reserves for contingencies for emergency or other unanticipated expenditures during the fiscal year.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF STONEYBROOK SOUTH AT CHAMPIONSGATE COMMUNITY DEVELOPMENT DISTRICT;

Section 1. Budget

- a. That the Board of Supervisors has reviewed the District Manager’s Proposed Budget, a copy of which is on file with the office of the District Manager and at the District’s Records Office, and hereby approves certain amendments thereto, as shown in Section 2 below.

- b. That the District Manager's Proposed Budget, attached hereto as Exhibit "A," as amended by the Board, is hereby adopted in accordance with the provisions of Section 190.008(2)(a), Florida Statutes, and incorporated herein by reference; provided, however, that the comparative figures contained in the adopted budget may be subsequently revised as deemed necessary by the District Manager to reflect actual revenues and expenditures for Fiscal Year 2025 and/or revised projections for Fiscal Year 2026.
- c. That the adopted budget, as amended, shall be maintained in the office of the District Manager and at the District's Records Office and identified as "The Budget for Stoneybrook South at ChampionsGate Community Development District for the Fiscal Year Ending September 30, 2026," as adopted by the Board of Supervisors on August 4, 2025.

Section 2. Appropriations

There is hereby appropriated out of the revenues of the Stoneybrook South at ChampionsGate Community Development District, for the fiscal year beginning October 1, 2025, and ending September 30, 2026, the sum of \$_____ to be raised by the levy of assessments and/or otherwise, which sum is deemed by the Board of Supervisors to be necessary to defray all expenditures of the District during said budget year, to be divided and appropriated in the following fashion:

TOTAL GENERAL FUND	\$ _____
TOTAL CAPITAL RESERVE FUND	\$ _____
TOTAL DEBT SERVICE FUND – SERIES 2017	\$ _____
TOTAL DEBT SERVICE FUND – SERIES 2019	\$ _____
TOTAL DEBT SERVICE FUND – SERIES 2020	\$ _____
TOTAL DEBT SERVICE FUND – SERIES 2023	\$ _____
TOTAL ALL FUNDS	\$ _____

Section 3. Supplemental Appropriations

The Board may authorize by resolution, supplemental appropriations or revenue changes for any lawful purpose from funds on hand or estimated to be received within the fiscal year as follows:

- a. Board may authorize a transfer of the unexpended balance or portion thereof of any appropriation item.

- b. Board may authorize an appropriation from the unappropriated balance of any fund.
- c. Board may increase any revenue or income budget amount to reflect receipt of any additional unbudgeted monies and make the corresponding change to appropriations or the unappropriated balance.

The District Manager and Treasurer shall have the power within a given fund to authorize the transfer of any unexpected balance of any appropriation item or any portion thereof, provided such transfers do not exceed Ten Thousand (\$10,000) Dollars or have the effect of causing more than 10% of the total appropriation of a given program or project to be transferred previously approved transfers included. Such transfer shall not have the effect of causing a more than \$10,000 or 10% increase, previously approved transfers included, to the original budget appropriation for the receiving program. Transfers within a program or project may be approved by the Board of Supervisors. The District Manager or Treasurer must establish administrative procedures which require information on the request forms proving that such transfer requests comply with this section.

Introduced, considered favorably, and adopted this 4th day of August, 2025.

ATTEST:

**STONEYBROOK SOUTH AT
CHAMPIONSGATE COMMUNITY
DEVELOPMENT DISTRICT**

Secretary/ Assistant Secretary

By: _____

Its: _____

Stoneybrook South at ChampionsGate

Community Development District

***Proposed Budget
FY2026***



Table of Contents

1-2	General Fund
3-11	General Fund Narrative
12	Capital Reserve Fund
13	Debt Service Fund Series 2017
14	Amortization Schedule Series 2017
15	Debt Service Fund Series 2019
16	Amortization Schedule Series 2019
17	Debt Service Fund Series 2020
18	Amortization Schedule Series 2020
19	Debt Service Fund Series 2023
20	Amortization Schedule Series 2023

Stoneybrook South at ChampionsGate

Community Development District

Proposed Budget

FY2026

General Fund

	Adopted Budget FY2025	Actual Thru 6/30/25	Projected Next 3 Months	Total Projected 9/30/25	Proposed Budget FY2026
Revenues:					
Special Assessments	\$ 1,044,107	\$ 1,052,739	\$ -	\$ 1,052,739	\$ 1,044,107
Interest	18,000	20,956	4,500	25,456	18,000
Total Revenues	\$ 1,062,107	\$ 1,073,696	\$ 4,500	\$ 1,078,196	\$ 1,062,107
Expenditures:					
Administrative:					
Supervisor Fees	\$ 12,000	\$ 3,800	\$ 2,000	\$ 5,800	\$ 12,000
FICA Expense	918	291	153	444	918
Engineering Fees	12,000	-	3,000	3,000	12,000
Attorney	25,000	2,239	2,000	4,239	25,000
Arbitrage	1,350	1,800	-	1,800	1,350
Dissemination	14,700	11,025	3,675	14,700	15,141
Annual Audit	5,900	5,900	-	5,900	6,000
Trustee Fees	17,240	17,176	-	17,176	18,964
Assessment Administration	7,875	7,875	-	7,875	8,111
Management Fees	45,000	33,750	11,250	45,000	46,350
Information Technology	1,890	1,418	473	1,890	1,947
Website Maintenance	1,260	945	315	1,260	1,298
Telephone	100	-	25	25	100
Postage	500	137	63	200	500
Printing & Binding	500	6	44	50	500
Insurance	6,825	6,631	-	6,631	6,825
Legal Advertising	2,500	-	2,500	2,500	2,500
Other Current Charges	600	450	135	585	600
Office Supplies	250	13	7	20	250
Property Appraiser Fee	1,000	603	-	603	1,000
Property Taxes	350	7	-	7	350
Dues, Licenses & Subscriptions	175	175	-	175	175
Total Administrative:	\$ 157,933	\$ 94,242	\$ 25,640	\$ 119,882	\$ 161,879
Operations & Maintenance					
Field Services	\$ 21,566	\$ 16,175	\$ 5,392	\$ 21,566	\$ 22,213
Property Insurance	17,973	17,193	-	17,193	19,741
Electric	66,812	37,679	12,678	50,357	62,002
Streetlights	174,362	137,250	45,783	183,032	198,918
Reclaimed Water	183,312	141,946	45,783	187,729	202,182
Landscape Maintenance	256,711	213,224	63,462	276,686	276,314
Landscape Contingency	36,198	7,409	12,137	19,545	21,566
Tree Trimming	2,696	-	1,350	1,350	2,696
Aquatic Maintenance	5,931	3,807	1,155	4,962	5,642
Irrigation Repairs	24,262	3,235	9,631	12,867	18,870
Entry & Walls Maintenance	8,087	821	3,867	4,688	5,392
Fountain Repair & Maintenance	4,044	10,244	549	10,793	8,087
Miscellaneous - Stormwater Control	2,696	1,004	616	1,620	2,696
Mitigation Monitoring & Maintenance	7,598	4,501	996	5,497	7,926
Pressure Washing	2,696	1,728	891	2,619	2,696
Repairs & Maintenance	5,392	778	1,922	2,700	5,392
Sidewalk Repair & Maintenance	2,696	-	1,350	1,350	2,696
Roadway Repair & Maintenance - Storm Gutters	2,696	-	1,350	1,350	2,696
Contingency	8,087	-	4,050	4,050	5,392
Hurricane Expenses	-	3,823	-	3,823	-
Total Operations & Maintenance:	\$ 833,811	\$ 600,816	\$ 212,962	\$ 813,778	\$ 873,115
Reserves					
Capital Reserve Transfer	\$ 70,363	\$ 70,363	\$ -	\$ 70,363	\$ 27,113
Total Reserves	\$ 70,363	\$ 70,363	\$ -	\$ 70,363	\$ 27,113
Total Expenditures	\$ 1,062,107	\$ 765,421	\$ 238,601	\$ 1,004,023	\$ 1,062,107
Excess Revenues (Expenditures)	\$ -	\$ 308,274	\$ (234,101)	\$ 74,173	\$ (0)

Net Assessment	\$1,044,107
Collection Cost (6%)	\$66,645
Gross Assessment	<u>\$1,110,752</u>

Stoneybrook South at ChampionsGate

Community Development District

Gross Per Unit Assessment Comparison Chart

FY2026

Property Type	Platted Units	Gross Per Unit	Gross Total
Condo	260	\$342.96	\$89,170
Townhome	620	\$445.84	\$276,421
Single Family 40'	434	\$548.72	\$238,144
Single Family 50'	428	\$685.90	\$293,565
Single Family 60'	186	\$823.08	\$153,093
Single Family 80'	55	\$1,097.44	\$60,359
Total	1983		\$1,110,752

FY2025

Property Type	Platted Units	Gross Per Unit	Gross Total
Condo	260	\$342.96	\$89,170
Townhome	620	\$445.84	\$276,421
Single Family 40'	434	\$548.72	\$238,144
Single Family 50'	428	\$685.90	\$293,565
Single Family 60'	186	\$823.08	\$153,093
Single Family 80'	55	\$1,097.44	\$60,359
Total	1983		\$1,110,752

Variance Chart

Property Type	Platted Units	% Increase	Gross Per Unit	Gross Total
Condo	260	0%	\$0.00	\$0
Townhome	620	0%	\$0.00	\$0
Single Family 40'	434	0%	\$0.00	\$0
Single Family 50'	428	0%	\$0.00	\$0
Single Family 60'	186	0%	\$0.00	\$0
Single Family 80'	55	0%	\$0.00	\$0
Total	1983			\$0

Shared Costs

Operations & Maintenance Descriptions		FY2025 Budget	FY2025 Projections	Total Proposed 2026 Budget	SS CDD 46%	SS CDD 54%
1	Field Services	\$40,000	\$40,000	\$41,200	\$18,987	\$22,213
2	Property Insurance	\$33,335	\$31,839	\$36,615	\$16,874	\$19,741
3	Electric	\$123,920	\$96,000	\$115,000	\$52,998	\$62,002
4	Streetlights	\$323,400	\$348,776	\$368,946	\$170,028	\$198,918
5	Water & Sewer	\$340,000	\$354,904	\$375,000	\$172,818	\$202,182
6	Landscape Maintenance	\$476,138	\$512,380	\$512,498	\$236,184	\$276,314
7	Landscape Contingency	\$67,138	\$35,857	\$40,000	\$18,434	\$21,566
8	Tree Trimming	\$5,000	\$2,500	\$5,000	\$2,304	\$2,696
9	Lake Maintenance	\$11,000	\$8,920	\$10,464	\$4,822	\$5,642
10	Irrigation Repairs	\$45,000	\$23,827	\$35,000	\$16,130	\$18,870
11	Entry & Walls Maintenance	\$15,000	\$9,020	\$10,000	\$4,608	\$5,392
12	Fountain Repair & Maintenance	\$7,500	\$19,850	\$15,000	\$6,913	\$8,087
13	Miscellaneous - Stormwater Control	\$5,000	\$3,000	\$5,000	\$2,304	\$2,696
14	Mitigation Monitoring & Maintenance	\$14,093	\$10,449	\$14,701	\$6,775	\$7,926
15	Pressure Washing	\$5,000	\$4,850	\$5,000	\$2,304	\$2,696
16	Repairs & Maintenance	\$10,000	\$5,000	\$10,000	\$4,608	\$5,392
17	Sidewalk Repair & Maintenance	\$5,000	\$2,500	\$5,000	\$2,304	\$2,696
18	Roadway Repair & Maintenance - Storm Gutters	\$5,000	\$2,500	\$5,000	\$2,304	\$2,696
19	Contingency	\$15,000	\$7,500	\$10,000	\$4,608	\$5,392
Total		\$1,546,524	\$1,519,673	\$1,619,424	\$746,309	\$873,115

Stoneybrook South at ChampionsGate

Community Development District

GENERAL FUND BUDGET

REVENUES:

Special Assessments

The District will levy a non-ad valorem special assessment on all the assessable property within the District in order to pay for the operating expenditures during the fiscal year.

Interest

The District will invest surplus funds with State Board of Administration.

EXPENDITURES:

Administrative:

Supervisors Fees

Chapter 190, Florida Statutes, allows for each Board member to receive \$200 per meeting, not to exceed \$4,800 per year paid to each Supervisor for the time devoted to District business and meetings. The amount is based on 5 supervisors attending 12 meetings during the fiscal year.

FICA Expense

Represents the Employer's share of Social Security and Medicare taxes withheld from Board of Supervisor checks.

Engineering Fees

The District's engineer, Kimley-Horn and Associates, Inc., will be providing general engineering services to the District, e.g. attendance and preparation for monthly board meetings, review invoices, preparation and review of contract specifications and bid documents and various projects assigned as directed by the Board of Supervisors and the District Manager.

Attorney

The District's legal counsel, Latham, Luna, Eden & Beaudine, LLP, will be providing general legal services to the District, e.g. attendance and preparation for board monthly meetings, preparation and review of agreements, resolutions and other research as directed by the Board of Supervisors and the District Manager.

Arbitrage

The District will contract with an independent certified public accountant to annually calculate the District's Arbitrage Rebate Liability on the Series 2019 Special Assessment Bonds, Series 2020 Special Assessment Bonds (Fox South Assessment Area) and Series 2023 Special Assessment Bonds. The District has contracted with AMTEC Corporation for this service.

Stoneybrook South at ChampionsGate

Community Development District

GENERAL FUND BUDGET

Dissemination

The District is required by the Security and Exchange Commission to comply with Rule 15c2-12(b)(5) which relates to additional reporting requirements for unrated bond issues. The District has contracted with Governmental Management Services-Central Florida, LLC for this service on the Series 2017 Special Assessment Bonds, the Series 2019 Special Assessments Bonds, the Series 2020 Special Assessment Bonds Fox South Assessment Area and the Series 2023 Series 2023 Special Assessment Bonds.

Annual Audit

The District is required annually to conduct an audit of its financial records by an Independent Certified Public Accounting Firm if State requirements have been met. The District currently contracts Grau & Associates for this service through FY27 audit year.

Trustee Fees

The District will pay annual trustee fees for the Series 2017, Series 2019 Special Assessment Bonds, Series 2020 Special Assessment Bonds (Fox South Assessment Area) and Series 2023 Special Assessment Bonds that are located with a Trustee at USBank.

Assessment Administration

The District has contracted with Governmental Management Services-Central Florida, LLC to levy and administer the collection of non-ad valorem assessment on all assessable property within the District.

Management Fees

The District will be contracting with Governmental Management Services-Central Florida, LLC to provide Management, Accounting and Recording Secretary Services for the District. The services include, but are not limited to, recording and transcription of board meetings, administrative services, budget preparation, all financial reports, annual audits, etc.

Information Technology

The District has contracted with Governmental Management Services-Central Florida, LLC for costs related to District's information systems, which include but are not limited to video conferencing services, cloud storage services and servers, positive pay implementation and programming for fraud protection, accounting software, tablets for meetings, Adobe, Microsoft Office, etc.

Website Maintenance

The District has contracted with Governmental Management Services-Central Florida, LLC for the costs associated with monitoring and maintaining the District's website created in accordance with Chapter 189, Florida Statutes. These services include site performance assessments, security and firewall maintenance, updates, document uploads, hosting and domain renewals, website backups, etc.

Telephone

Telephone and fax machine.

Stoneybrook South at ChampionsGate

Community Development District

GENERAL FUND BUDGET

Postage

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

Printing & Binding

Printing and Binding agenda packages for board meetings, printing of computerized checks, stationary, envelopes. Photocopies and other printed material.

Insurance

The District's general liability, public officials liability and property insurance coverages. The coverage is provided by 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 incurred during the year.

Office Supplies

Miscellaneous office supplies.

Property Appraiser Fee

Represents a fee charged by Osceola County Property Appraiser's office for assessment administration services.

Property Taxes

Represents the non-ad valorem assessment from Osceola County that will be charged to the District.

Dues, Licenses & Subscriptions

The District is required to pay an annual fee to the Florida Department of Commerce for \$175. This is the only expense under this category for the District.

Operations & Maintenance:

The District is proposing for FY26 a shared cost for a maintenance costs. 54% of the maintenance costs will be allocated to Stoneybrook South at ChampionsGate and 46% will be allocated to Stoneybrook South during Fiscal Year 2026. The maintenance costs will be considered shared costs between the two districts and will be allocated based on the number of platted equivalent assessment units (EAUs) in each district in accordance with the Interlocal Agreement between Stoneybrook South at ChampionsGate and Stoneybrook South regarding the joint maintenance.

Stoneybrook South at ChampionsGate

Community Development District

GENERAL FUND BUDGET

Field Services

The District has contracted with Governmental Management Services-Central Florida, LLC to provide onsite field management of contracts for the District such as landscape and lake maintenance. Services to include onsite inspections, meetings with contractors, monitoring of utility accounts, attend Board meetings and receive and respond to property owner phone calls and emails.

Property Insurance

Represents estimated costs for the annual coverage of property insurance. Coverage will be provided by Florida Insurance Alliance (FIA). FIA specializes in providing insurance coverage to governmental agencies.

Stoneybrook South at ChampionsGate

Community Development District

GENERAL FUND BUDGET

Electric

Represents cost of electric services for items such as monument lighting, fountains, etc. District currently has the following accounts with Duke Energy.

Account #	Description	Monthly	Annual
9100 8720 7117	1300 Stoneybrook Blvd S, Fountain	\$1,170	\$14,040
9100 8717 4371	14381 Mickelson Ct., Fountain	\$470	\$5,640
9100 8717 4876	100 Double Eagle Dr, Sign/Lighting	\$1,175	\$14,100
9100 8720 7836	1400 Deuce Cir, Entry Monument	\$35	\$420
9100 8720 8093	8900 Leaderboard Ln, Lighting	\$45	\$540
9100 8720 8530	15511 Oasis Club Blvd, Gatehouse Lighting	\$50	\$600
9100 8720 8803	1200 Oasis Club Blvd, Meter B	\$35	\$420
9100 8720 9010	9160 Tri County Rd, Irrigation 1	\$35	\$420
9100 8720 9755	14431 Bunker Drive, Fountain	\$590	\$7,080
9100 8720 9995	1500 Rolling Fairway Dr, Entry Monument	\$35	\$420
9100 8721 0518	1300 Stoneybrook Blvd S, 000 Blk	\$45	\$540
9100 8723 5004	1400 Stoneybrook Blvd S, Sign	\$35	\$420
9100 8723 5327	15101 Mulligan Blvd, West Entry	\$35	\$420
9100 8723 5533	1500 Flange Dr, Entry Monument Light	\$35	\$420
9100 8723 6039	9100 Iron Drive	\$35	\$420
9100 8723 6253	1200 Stoneybrook Blvd S, Pump, Fountains	\$210	\$2,520
9100 8723 6766	9160 Tri County Rd, Irrigation 2	\$35	\$420
9100 8723 7478	13241 Westside Blvd. South, Fountain	\$510	\$6,120
9100 8723 7957	14471 Mickelson Ct., Fountain	\$500	\$6,000
9100 8723 8205	1200 Stoneybrook Blvd S, 000/Meter A	\$50	\$600
9100 8727 1157	14031 Mickelson Ct, Entry Monument	\$35	\$420
9100 8577 8408	1521 Olympic Club Blvd, Entrance Lights	\$50	\$600
9100 8581 1139	60401 Whistling Straits Blvd, Gate	\$100	\$1,200
9100 8581 2255	90191 Leopard Creek Drive, Irrigation	\$35	\$420
9101 2416 4654	11891 S Westside Blvd	\$500	\$6,000
9101 2415 3809	87251 Bella Citta Blvd	\$575	\$6,900
9101 2774 0771	11351 Whistling Straits	\$650	\$7,800
9101 4599 8975	87831 Beth page Ln	\$520	\$6,240
9101 4602 1723	88251 Falling Oak Dr	\$180	\$2,160
9101 4624 1484	11981 Trappers Loop	\$375	\$4,500
9101 6521 6893	14561 Olympic Club Blvd	\$255	\$3,060
9101 6548 7109	10971 Blackwolf Run Rd Fountain	\$220	\$2,640
	Contingency		\$11,500
Total			\$115,000

Stoneybrook South at ChampionsGate

Community Development District

GENERAL FUND BUDGET

Streetlights

Represents cost of streetlighting services. District currently has the following accounts with Duke Energy.

Account #	Description	Monthly	Annual
9100 8723 6576	000 Westside Blvd Lite, Stnbrk S Trc F PH1SL	\$470	\$5,640
9100 8723 8643	000 Westside Blvd Lite, SL	\$720	\$8,640
9100 8717 3619	000 Oasis Club Blvd, Lite, Tract I-J1 PH2B SL	\$740	\$8,880
9100 8717 3867	000 Oasis Club Blvd, Lite, Tract I-J1 PH2A SL	\$660	\$7,920
9100 8717 4107	1551 Flange Dr, Stnybrk S J2-3 PH1 SL	\$1,040	\$12,480
9100 8717 4636	000 Westside Blvd Lite, WS Blvd Ext	\$500	\$6,000
9100 8720 7357	000 Stoneybrook Blvd S Lite, Tract H	\$2,800	\$33,600
9100 8720 7604	000 Oasis Club Blvd Lite, Tract I-J1 PH1A SL	\$500	\$6,000
9100 8720 8316	000 Westside Blvd Lite, Stnbrk S Trc F PH2SL	\$1,125	\$13,500
9100 8720 9250	000 Stoneybrook Blvd S Lite Tract 01	\$550	\$6,600
9100 8720 9531	000 Oasis Club Blvd Lite, Tract I-J1 PH1B SL	\$310	\$3,720
9100 8721 0245	000 Stoneybrook BLVD S Lite, Tract G123	\$1,585	\$19,020
9100 8721 0774	1300 Stoneybrook Blvd S, Lite	\$470	\$5,640
9100 8723 5757	000 Stoneybrook Blvdd S Lite, Tract C	\$985	\$11,820
9100 8723 7212	000 Oasis Club Blvd Lite, SL	\$1,370	\$16,440
9100 8723 7684	000 Stoneybrook Blvd S Lite, Tract C1B	\$630	\$7,560
9100 8723 8445	000 Stoneybrook Blvd S, Lite, Tract E1 SLs	\$440	\$5,280
9100 8723 8908	0 Stoneybrook Blvd S Lite, Lights	\$1,875	\$22,500
9100 8727 1438	1551 Flange Dr, Stnybrk S J2-3 PH2 SL	\$765	\$9,180
9100 8577 8680	000 Tri County Rd, N Parcel Entry	\$960	\$11,520
9100 8581 2560	0000 Whistling Straits Blvd Lite	\$1,830	\$21,960
9100 8577 8185	000 Westside Blvd Lite, SB Tract K SL	\$660	\$7,920
9100 8577 8911	0 Westside Blvd Lite, Fox Prop West Blvd SL	\$795	\$9,540
9100 8581 1402	000 Bella Citta Blvd Lite	\$765	\$9,180
9100 8581 1600	000 Westside Blvd Lite, SS Tract K PH3 SL	\$660	\$7,920
9100 8581 1874	000 Westside Blvd Lite, SS Tract K PH2 SL	\$685	\$8,220
9100 8581 2099	00000 Westside Blvd Lite Fox Prop PH2C1	\$950	\$11,400
9101 4906 9762	0000 Westside Blvd Lite, Fox Prop PH3b SL	\$515	\$6,180
9101 4907 2057	000 Westside Blvd Lite, Lite Fox Prop PH3A SL	\$1,055	\$12,660
9101 6872 8662	00 Whistling Straits Blvd Lit, Fox Prop X SL	\$1,965	\$23,580
9101 7466 6458	0000 Bella Citta Blvd Lite	\$950	\$11,400
9101 7471 8825	00 Bella Citta Blvd Lite	\$525	\$6,300
	Contingency		\$10,746
Total			\$368,946

Stoneybrook South at ChampionsGate

Community Development District

GENERAL FUND BUDGET

Reclaimed Water

Represents cost of reclaimed water services. District currently has the following accounts with Toho Water Authority.

Account #	Description	Monthly	Annual
2166394-1188660	9100 E Stoneybrook Boulevard Blk#3	\$3,800	\$45,600
2166394-1188670	9100 E Stoneybrook South Blk#6	\$9,760	\$117,120
2166394-1196480	9100 E Stoneybrook Boulevard Blk#11	\$2,650	\$31,800
2166394-1274540	1500 A Oasis Club Blvd Blk Even	\$4,000	\$48,000
2166394-1274550	1500 B Oasis Club Blvd Blk Even	\$30	\$360
2166394-1279350	8900 Bella Cita Blvd Blk Odd	\$80	\$960
2166394-33016799	1600 Even Moon Valley Drive	\$75	\$900
2627512-33111069	1500 Olympic Club Blvd. Meter A	\$2,500	\$30,000
2627512-33169919	1000 Whistling Straits Blvd Block	\$85	\$1,020
2627512-33254859	1000 Westside Block ODD Blvd 2" RM	\$6,900	\$82,800
2627512-33319269	8703 Bella Cita Blvd	\$250	\$3,000
	Contingency		\$13,440
Total			\$375,000

Landscape Maintenance

The District will maintain the landscaping within the common areas of the District after installation of landscape material has been completed. The District has contracted with Floralawn 2, Inc. for this service.

Description	Monthly	Annual
Landscape Maintenance - SS CDD	\$20,612	\$247,344
Landscape Maintenance - SSC CDD	\$16,366	\$196,392
Fox North & X Tract	\$2,195	\$26,340
Palm Trimming		\$28,320
Contingency - 3% Increase		\$14,102
Total		\$512,498

Landscape Contingency

Represents estimated costs for any additional landscape expenses not covered under the monthly landscape maintenance contract such as annual plant replacements, sod installation, tree replacement, etc.

Tree Trimming

Represents estimated cost for the tree trimming service to areas within the District.

Stoneybrook South at ChampionsGate

Community Development District

GENERAL FUND BUDGET

Aquatic Maintenance

Represents cost for maintenance to the ponds located within the District. The District has contracted with The Lake Doctors, Inc. for the inspections, treatment and prevention of noxious aquatic weeds and algae.

Description	Monthly	Annual
Pond Maintenance - SS	\$192	\$2,304
Pond Maintenance - SSC	\$680	\$8,160
Total		\$10,464

Irrigation Repairs

Represents estimated costs for any repairs to the irrigation system.

Entry & Walls Maintenance

Represents estimated costs to repair and maintain entry monuments and walls within the District.

Fountain Repair & Maintenance

Represents estimated repair and maintenance cost to the fountain structures maintained by the District.

Miscellaneous – Stormwater Control

Represents estimated costs for the stormwater analysis requirement and any unforeseen repair costs to stormwater system.

Mitigation Monitoring & Maintenance

Represents estimated costs for environmental monitoring, reporting and maintenance of mitigation areas within the District boundaries. The District has contracted with Bio-Tech Consulting, Inc. for the mitigation monitoring and maintenance and Tigris Aquatic Services LLC for the cogon grass treatments.

Description	Annual
Semi-Annual Monitoring - \$1,000 per event	\$2,000
Annual Mitigation Monitoring	\$1,600
Quarterly Maintenance - Mitigation Areas - \$875 per event	\$3,500
Total	\$7,100

Description	Monthly	Annual
Cogon Grass Treatment	\$615	\$7,380
Contingency		\$221
Total		\$7,601

Stoneybrook South at ChampionsGate

Community Development District

GENERAL FUND BUDGET

Pressure Washing

Represents estimated cost for pressure washing any areas within the District.

Repairs & Maintenance

Represents estimated costs for any repairs and maintenance to common areas maintained by the District.

Sidewalk Repair & Maintenance

Represents estimated cost to repair and maintain sidewalks within the District.

Roadway Repair & Maintenance – Storm Gutters

Represents estimated cost for any unforeseen repairs and maintenance to the storm gutters maintained by the District.

Contingency

Represents any additional field expense that may not have been provided for in the budget.

Transfer Out – Capital Reserve

Represents excess revenue transferred to Capital Reserve fund for capital outlay expenses.

Stoneybrook South at ChampionsGate

Community Development District

Proposed Budget

FY2026

Capital Reserve Fund

	Adopted Budget FY2025	Actual Thru 6/30/25	Projected Next 3 Months	Total Projected 9/30/25	Proposed Budget FY2026
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Revenues:

Transfer In	\$ 70,363	\$ 70,363	\$ -	\$ 70,363	\$ 27,113
Interest	24,000	19,804	6,000	25,804	24,000
Total Revenues	\$ 94,363	\$ 90,167	\$ 6,000	\$ 96,167	\$ 51,113

Expenditures:

Contingency	\$ 600	\$ 357	\$ 135	\$ 492	\$ 600
Capital Outlay	71,527	-	32,349	32,349	58,048
Total Expenditures	\$ 72,127	\$ 357	\$ 32,484	\$ 32,841	\$ 58,648

Excess Revenues (Expenditures)	\$ 22,236	\$ 89,810	\$ (26,484)	\$ 63,326	\$ (7,535)
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Fund Balance - Beginning	\$ 662,745	\$ 647,359	\$ -	\$ 647,359	\$ 710,685
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Fund Balance - Ending	\$ 684,981	\$ 737,169	\$ (26,484)	\$ 710,685	\$ 703,150
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FY2025 Updated Expenses			
Description	Total Amount	SS CDD 46%	SSC CDD 54%
Monument Repainting & Repair	\$25,000	\$11,521	\$13,479
Installation of Fountain at Pond	\$35,000	\$16,130	\$18,870
Total	\$60,000	\$27,651	\$32,349

FY2026 Proposed Expenses			
Description	Total Amount	SS CDD 46%	SSC CDD 54%
Floralawn - Baseline Irrigation System Upgrade	\$107,665	\$49,617	\$58,048
Total	\$107,665	\$49,617	\$58,048

Stoneybrook South at ChampionsGate

Community Development District

Proposed Budget

FY2026

Debt Service Fund

Series 2017

	Adopted Budget	Actual Thru	Projected Next	Total Projected	Proposed Budget
	FY2025	6/30/25	3 Months	9/30/25	FY2026

Revenues:

Special Assessments	\$ 301,800	\$ 304,423	\$ -	\$ 304,423	\$ 301,800
Interest	18,000	15,878	5,100	20,978	18,000
Carry Forward Surplus	275,302	280,125	-	280,125	308,726

Total Revenues	\$ 595,102	\$ 600,426	\$ 5,100	\$ 605,526	\$ 628,526
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Expenditures:

Series 2017

Interest - 12/15	\$ 99,400	\$ 99,400	\$ -	\$ 99,400	\$ 97,400
Principal - 12/15	100,000	100,000	-	100,000	105,000
Interest - 06/15	97,400	97,400	-	97,400	95,300

Total Expenditures	\$ 296,800	\$ 296,800	\$ -	\$ 296,800	\$ 297,700
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Excess Revenues (Expenditures)	\$ 298,302	\$ 303,626	\$ 5,100	\$ 308,726	\$ 330,826
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Principal - 12/15/2026	\$110,000
Interest - 12/15/2026	\$95,300
Total	\$205,300

Net Assessment	\$301,800
Collection Cost (6%)	\$19,264
Gross Assessment	\$321,064

Property Type	Units	Gross Per Unit	Gross Total
Single Family 50'	79	\$1,406	\$111,074
Single Family 60'	97	\$1,510	\$146,470
Single Family 80'	37	\$1,719	\$63,603
Total	213		\$321,147

Stoneybrook South at ChampionsGate Community Development District
Series 2017, Special Assessment Bonds
(Term Bonds Combined)

Amortization Schedule

Date	Balance	Principal	Interest	Annual
12/15/25	\$ 4,100,000	\$ 105,000	\$ 97,400.00	\$ 202,400.00
6/15/26	\$ 3,995,000	\$ -	\$ 95,300.00	\$ -
12/15/26	\$ 3,995,000	\$ 110,000	\$ 95,300.00	\$ 300,600.00
6/15/27	\$ 3,885,000	\$ -	\$ 93,100.00	\$ -
12/15/27	\$ 3,885,000	\$ 115,000	\$ 93,100.00	\$ 301,200.00
6/15/28	\$ 3,770,000	\$ -	\$ 90,800.00	\$ -
12/15/28	\$ 3,770,000	\$ 120,000	\$ 90,800.00	\$ 301,600.00
6/15/29	\$ 3,650,000	\$ -	\$ 88,400.00	\$ -
12/15/29	\$ 3,650,000	\$ 125,000	\$ 88,400.00	\$ 301,800.00
6/15/30	\$ 3,525,000	\$ -	\$ 85,509.38	\$ -
12/15/30	\$ 3,525,000	\$ 130,000	\$ 85,509.38	\$ 301,018.75
6/15/31	\$ 3,395,000	\$ -	\$ 82,503.13	\$ -
12/15/31	\$ 3,395,000	\$ 135,000	\$ 82,503.13	\$ 300,006.25
6/15/32	\$ 3,260,000	\$ -	\$ 79,381.25	\$ -
12/15/32	\$ 3,260,000	\$ 140,000	\$ 79,381.25	\$ 298,762.50
6/15/33	\$ 3,120,000	\$ -	\$ 76,143.75	\$ -
12/15/33	\$ 3,120,000	\$ 145,000	\$ 76,143.75	\$ 297,287.50
6/15/34	\$ 2,975,000	\$ -	\$ 72,790.63	\$ -
12/15/34	\$ 2,975,000	\$ 155,000	\$ 72,790.63	\$ 300,581.25
6/15/35	\$ 2,820,000	\$ -	\$ 69,206.25	\$ -
12/15/35	\$ 2,820,000	\$ 160,000	\$ 69,206.25	\$ 298,412.50
6/15/36	\$ 2,660,000	\$ -	\$ 65,506.25	\$ -
12/15/36	\$ 2,660,000	\$ 170,000	\$ 65,506.25	\$ 301,012.50
6/15/37	\$ 2,490,000	\$ -	\$ 61,575.00	\$ -
12/15/37	\$ 2,490,000	\$ 175,000	\$ 61,575.00	\$ 298,150.00
6/15/38	\$ 2,315,000	\$ -	\$ 57,528.13	\$ -
12/15/38	\$ 2,315,000	\$ 185,000	\$ 57,528.13	\$ 300,056.25
6/15/39	\$ 2,130,000	\$ -	\$ 53,250.00	\$ -
12/15/39	\$ 2,130,000	\$ 195,000	\$ 53,250.00	\$ 301,500.00
6/15/40	\$ 1,935,000	\$ -	\$ 48,375.00	\$ -
12/15/40	\$ 1,935,000	\$ 200,000	\$ 48,375.00	\$ 296,750.00
6/15/41	\$ 1,735,000	\$ -	\$ 43,375.00	\$ -
12/15/41	\$ 1,735,000	\$ 215,000	\$ 43,375.00	\$ 301,750.00
6/15/42	\$ 1,520,000	\$ -	\$ 38,000.00	\$ -
12/15/42	\$ 1,520,000	\$ 225,000	\$ 38,000.00	\$ 301,000.00
6/15/43	\$ 1,295,000	\$ -	\$ 32,375.00	\$ -
12/15/43	\$ 1,295,000	\$ 235,000	\$ 32,375.00	\$ 299,750.00
6/15/44	\$ 1,060,000	\$ -	\$ 26,500.00	\$ -
12/15/44	\$ 1,060,000	\$ 245,000	\$ 26,500.00	\$ 298,000.00
6/15/45	\$ 815,000	\$ -	\$ 20,375.00	\$ -
12/15/45	\$ 815,000	\$ 260,000	\$ 20,375.00	\$ 300,750.00
6/15/46	\$ 555,000	\$ -	\$ 13,875.00	\$ -
12/15/46	\$ 555,000	\$ 270,000	\$ 13,875.00	\$ 297,750.00
6/15/47	\$ 285,000	\$ -	\$ 7,125.00	\$ -
12/15/47	\$ 285,000	\$ 285,000	\$ 7,125.00	\$ 299,250.00
Totals		\$ 4,100,000	\$ 2,699,388	\$ 6,799,387.50

Stoneybrook South at ChampionsGate

Community Development District

Proposed Budget

FY2026

Debt Service Fund

Series 2019

	Adopted Budget	Actual Thru	Projected Next	Total Projected	Proposed Budget
	FY2025	6/30/25	3 Months	9/30/25	FY2026

Revenues:

Special Assessments	\$ 899,894	\$ 939,237	\$ -	\$ 939,237	\$ 899,894
Interest	42,000	42,750	11,100	53,850	42,000
Carry Forward Surplus	485,401	511,320	-	511,320	603,368
Total Revenues	\$ 1,427,295	\$ 1,493,306	\$ 11,100	\$ 1,504,406	\$ 1,545,262

Expenditures:

Series 2019

Interest - 12/15	\$ 300,519	\$ 300,519	\$ -	\$ 300,519	\$ 294,519
Principal - 06/15	300,000	300,000	-	300,000	315,000
Interest - 06/15	300,519	300,519	-	300,519	294,519
Total Expenditures	\$ 901,038	\$ 901,038	\$ -	\$ 901,038	\$ 904,038
Excess Revenues (Expenditures)	\$ 526,258	\$ 592,268	\$ 11,100	\$ 603,368	\$ 641,225

Interest - 12/15/2026	<u>\$288,219</u>
Total	<u>\$288,219</u>

Net Assessment	<u>\$899,894</u>
Collection Cost (6%)	<u>\$57,440</u>
Gross Assessment	<u>\$957,334</u>

Property Type	Units	Gross Per Unit	Gross Total
Condo	80	989	\$79,120
Townhome	214	1094	\$234,116
Single Family 40'	207	1302	\$269,514
Single Family 50'	173	\$1,406	\$243,238
Single Family 60'	54	\$1,510	\$81,540
Single Family 80'	29	\$1,719	\$49,851
Total	757		\$957,379

Stoneybrook South at ChampionsGate Community Development District
Series 2019, Special Assessment Bonds
(Term Bonds Combined)

Amortization Schedule

Date	Balance	Principal	Interest	Annual
12/15/25	\$ 13,080,000	\$ -	\$ 294,518.75	\$ 294,518.75
6/15/26	\$ 13,080,000	\$ 315,000	\$ 294,518.75	\$ -
12/15/26	\$ 12,765,000	\$ -	\$ 288,218.75	\$ 897,737.50
6/15/27	\$ 12,765,000	\$ 330,000	\$ 288,218.75	\$ -
12/15/27	\$ 12,435,000	\$ -	\$ 281,618.75	\$ 899,837.50
6/15/28	\$ 12,435,000	\$ 340,000	\$ 281,618.75	\$ -
12/15/28	\$ 12,095,000	\$ -	\$ 274,818.75	\$ 896,437.50
6/15/29	\$ 12,095,000	\$ 355,000	\$ 274,818.75	\$ -
12/15/29	\$ 11,740,000	\$ -	\$ 267,718.75	\$ 897,537.50
6/15/30	\$ 11,740,000	\$ 370,000	\$ 267,718.75	\$ -
12/15/30	\$ 11,370,000	\$ -	\$ 260,318.75	\$ 898,037.50
6/15/31	\$ 11,370,000	\$ 385,000	\$ 260,318.75	\$ -
12/15/31	\$ 10,985,000	\$ -	\$ 251,656.25	\$ 896,975.00
6/15/32	\$ 10,985,000	\$ 405,000	\$ 251,656.25	\$ -
12/15/32	\$ 10,580,000	\$ -	\$ 242,543.75	\$ 899,200.00
6/15/33	\$ 10,580,000	\$ 420,000	\$ 242,543.75	\$ -
12/15/33	\$ 10,160,000	\$ -	\$ 233,093.75	\$ 895,637.50
6/15/34	\$ 10,160,000	\$ 440,000	\$ 233,093.75	\$ -
12/15/34	\$ 9,720,000	\$ -	\$ 223,193.75	\$ 896,287.50
6/15/35	\$ 9,720,000	\$ 460,000	\$ 223,193.75	\$ -
12/15/35	\$ 9,260,000	\$ -	\$ 212,843.75	\$ 896,037.50
6/15/36	\$ 9,260,000	\$ 485,000	\$ 212,843.75	\$ -
12/15/36	\$ 8,775,000	\$ -	\$ 201,931.25	\$ 899,775.00
6/15/37	\$ 8,775,000	\$ 505,000	\$ 201,931.25	\$ -
12/15/37	\$ 8,270,000	\$ -	\$ 190,568.75	\$ 897,500.00
6/15/38	\$ 8,270,000	\$ 530,000	\$ 190,568.75	\$ -
12/15/38	\$ 7,740,000	\$ -	\$ 178,643.75	\$ 899,212.50
6/15/39	\$ 7,740,000	\$ 550,000	\$ 178,643.75	\$ -
12/15/39	\$ 7,190,000	\$ -	\$ 166,268.75	\$ 894,912.50
6/15/40	\$ 7,190,000	\$ 580,000	\$ 166,268.75	\$ -
12/15/40	\$ 6,610,000	\$ -	\$ 152,856.25	\$ 899,125.00
6/15/41	\$ 6,610,000	\$ 605,000	\$ 152,856.25	\$ -
12/15/41	\$ 6,005,000	\$ -	\$ 138,865.63	\$ 896,721.88
6/15/42	\$ 6,005,000	\$ 635,000	\$ 138,865.63	\$ -
12/15/42	\$ 5,370,000	\$ -	\$ 124,181.25	\$ 898,046.88
6/15/43	\$ 5,370,000	\$ 665,000	\$ 124,181.25	\$ -
12/15/43	\$ 4,705,000	\$ -	\$ 108,803.13	\$ 897,984.38
6/15/44	\$ 4,705,000	\$ 695,000	\$ 108,803.13	\$ -
12/15/44	\$ 4,010,000	\$ -	\$ 92,731.25	\$ 896,534.38
6/15/45	\$ 4,010,000	\$ 730,000	\$ 92,731.25	\$ -
12/15/45	\$ 3,280,000	\$ -	\$ 75,850.00	\$ 898,581.25
6/15/46	\$ 3,280,000	\$ 765,000	\$ 75,850.00	\$ -
12/15/46	\$ 2,515,000	\$ -	\$ 58,159.38	\$ 899,009.38
6/15/47	\$ 2,515,000	\$ 800,000	\$ 58,159.38	\$ -
12/15/47	\$ 1,715,000	\$ -	\$ 39,659.38	\$ 897,818.75
6/15/48	\$ 1,715,000	\$ 840,000	\$ 39,659.38	\$ -
12/15/48	\$ 875,000	\$ -	\$ 20,234.38	\$ 899,893.75
6/15/49	\$ 875,000	\$ 875,000	\$ 20,234.38	\$ 895,234.38
Totals		\$ 13,080,000	\$ 8,758,594	\$ 21,838,593.75

Stoneybrook South at ChampionsGate

Community Development District

Proposed Budget

FY2026

Debt Service Fund

Series 2020

	Adopted Budget	Actual Thru	Projected Next	Total Projected	Proposed Budget
	FY2025	6/30/25	3 Months	9/30/25	FY2026

Revenues:

Special Assessments	\$ 702,564	\$ 708,416	\$ -	\$ 708,416	\$ 702,564
Interest	42,000	33,707	11,100	44,807	40,000
Carry Forward Surplus	560,166	575,151	-	575,151	618,637
Total Revenues	\$ 1,304,729	\$ 1,317,274	\$ 11,100	\$ 1,328,374	\$ 1,361,200

Expenditures:

Series 2020

Interest - 12/15	\$ 208,994	\$ 208,994	\$ -	\$ 208,994	\$ 205,494
Principal - 12/15	280,000	280,000	-	280,000	290,000
Interest - 06/15	205,494	205,494	-	205,494	201,869
Total Expenditures	\$ 694,488	\$ 694,488	\$ -	\$ 694,488	\$ 697,363

Other Sources/(Uses)

Transfer In/(Out)	\$ (16,800)	\$ (11,650)	\$ (3,600)	\$ (15,250)	\$ (14,000)
Total Other Financing Sources (Uses)	\$ (16,800)	\$ (11,650)	\$ (3,600)	\$ (15,250)	\$ (14,000)

Excess Revenues (Expenditures)	\$ 593,442	\$ 611,137	\$ 7,500	\$ 618,637	\$ 649,838
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Principal - 12/15/2026	\$295,000
Interest - 12/15/2026	\$201,869
Total	\$496,869

Net Assessment	\$702,564
Collection Cost (6%)	\$44,844
Gross Assessment	\$747,408

Property Type	Units	Gross Per Unit	Gross Total
Condo	120	989	\$118,680
Townhome	160	1094	\$175,040
Single Family 40'	146	1302	\$190,092
Single Family 50'	145	\$1,406	\$203,870
Single Family 60'	35	\$1,510	\$52,850
Single Family 80'	4	\$1,719	\$6,876
Total	610		\$747,408

Stoneybrook South at ChampionsGate
Series 2020, Special Assessment Bonds (Fox South Assessment Area)
(Term Bonds Combined)

Amortization Schedule

Date	Balance	Principal	Interest	Annual
12/15/25	\$ 11,640,000	\$ 290,000	\$ 205,493.75	\$ 495,493.75
6/15/26	\$ 11,350,000	\$ -	\$ 201,868.75	\$ -
12/15/26	\$ 11,350,000	\$ 295,000	\$ 201,868.75	\$ 698,737.50
6/15/27	\$ 11,055,000	\$ -	\$ 197,443.75	\$ -
12/15/27	\$ 11,055,000	\$ 305,000	\$ 197,443.75	\$ 699,887.50
6/15/28	\$ 10,750,000	\$ -	\$ 192,868.75	\$ -
12/15/28	\$ 10,750,000	\$ 315,000	\$ 192,868.75	\$ 700,737.50
6/15/29	\$ 10,435,000	\$ -	\$ 188,143.75	\$ -
12/15/29	\$ 10,435,000	\$ 325,000	\$ 188,143.75	\$ 701,287.50
6/15/30	\$ 10,110,000	\$ -	\$ 183,268.75	\$ -
12/15/30	\$ 10,110,000	\$ 335,000	\$ 183,268.75	\$ 701,537.50
6/15/31	\$ 9,775,000	\$ -	\$ 178,243.75	\$ -
12/15/31	\$ 9,775,000	\$ 345,000	\$ 178,243.75	\$ 701,487.50
6/15/32	\$ 9,430,000	\$ -	\$ 172,206.25	\$ -
12/15/32	\$ 9,430,000	\$ 355,000	\$ 172,206.25	\$ 699,412.50
6/15/33	\$ 9,075,000	\$ -	\$ 165,993.75	\$ -
12/15/33	\$ 9,075,000	\$ 370,000	\$ 165,993.75	\$ 701,987.50
6/15/34	\$ 8,705,000	\$ -	\$ 159,518.75	\$ -
12/15/34	\$ 8,705,000	\$ 380,000	\$ 159,518.75	\$ 699,037.50
6/15/35	\$ 8,325,000	\$ -	\$ 152,868.75	\$ -
12/15/35	\$ 8,325,000	\$ 395,000	\$ 152,868.75	\$ 700,737.50
6/15/36	\$ 7,930,000	\$ -	\$ 145,956.25	\$ -
12/15/36	\$ 7,930,000	\$ 410,000	\$ 145,956.25	\$ 701,912.50
6/15/37	\$ 7,520,000	\$ -	\$ 138,781.25	\$ -
12/15/37	\$ 7,520,000	\$ 420,000	\$ 138,781.25	\$ 697,562.50
6/15/38	\$ 7,100,000	\$ -	\$ 131,431.25	\$ -
12/15/38	\$ 7,100,000	\$ 435,000	\$ 131,431.25	\$ 697,862.50
6/15/39	\$ 6,665,000	\$ -	\$ 123,818.75	\$ -
12/15/39	\$ 6,665,000	\$ 450,000	\$ 123,818.75	\$ 697,637.50
6/15/40	\$ 6,215,000	\$ -	\$ 115,943.75	\$ -
12/15/40	\$ 6,215,000	\$ 470,000	\$ 115,943.75	\$ 701,887.50
6/15/41	\$ 5,745,000	\$ -	\$ 107,718.75	\$ -
12/15/41	\$ 5,745,000	\$ 485,000	\$ 107,718.75	\$ 700,437.50
6/15/42	\$ 5,260,000	\$ -	\$ 98,625.00	\$ -
12/15/42	\$ 5,260,000	\$ 505,000	\$ 98,625.00	\$ 702,250.00
6/15/43	\$ 4,755,000	\$ -	\$ 89,156.25	\$ -
12/15/43	\$ 4,755,000	\$ 520,000	\$ 89,156.25	\$ 698,312.50
6/15/44	\$ 4,235,000	\$ -	\$ 79,406.25	\$ -
12/15/44	\$ 4,235,000	\$ 540,000	\$ 79,406.25	\$ 698,812.50
6/15/45	\$ 3,695,000	\$ -	\$ 69,281.25	\$ -
12/15/45	\$ 3,695,000	\$ 560,000	\$ 69,281.25	\$ 698,562.50
6/15/46	\$ 3,135,000	\$ -	\$ 58,781.25	\$ -
12/15/46	\$ 3,135,000	\$ 580,000	\$ 58,781.25	\$ 697,562.50
6/15/47	\$ 2,555,000	\$ -	\$ 47,906.25	\$ -
12/15/47	\$ 2,555,000	\$ 605,000	\$ 47,906.25	\$ 700,812.50
6/15/48	\$ 1,950,000	\$ -	\$ 36,562.50	\$ -
12/15/48	\$ 1,950,000	\$ 625,000	\$ 36,562.50	\$ 698,125.00
6/15/49	\$ 1,325,000	\$ -	\$ 24,843.75	\$ -
12/15/49	\$ 1,325,000	\$ 650,000	\$ 24,843.75	\$ 699,687.50
6/15/50	\$ 675,000	\$ -	\$ 12,656.25	\$ -
12/15/50	\$ 675,000	\$ 675,000	\$ 12,656.25	\$ 700,312.50
Totals		\$ 11,640,000	\$ 6,352,081	\$ 17,992,081.25

Stoneybrook South at ChampionsGate

Community Development District

Proposed Budget

FY2026

Debt Service Fund

Series 2023

	Adopted Budget	Actual Thru	Projected Next	Total Projected	Proposed Budget
	FY2025	6/30/25	3 Months	9/30/25	FY2026

Revenues:

Special Assessments	\$ 302,250	\$ 304,749	\$ -	\$ 304,749	\$ 302,250
Interest	10,000	12,481	3,225	15,706	12,000
Carry Forward Surplus	124,897	133,200	-	133,200	147,497
Total Revenues	\$ 437,147	\$ 450,430	\$ 3,225	\$ 453,655	\$ 461,747

Expenditures:

Series 2023

Interest - 12/15	\$ 117,322	\$ 117,322	\$ -	\$ 117,322	\$ 115,859
Principal - 06/15	65,000	65,000	-	65,000	70,000
Interest - 06/15	117,322	117,322	-	117,322	115,859
Total Expenditures	\$ 299,644	\$ 299,644	\$ -	\$ 299,644	\$ 301,719

Other Sources/(Uses)

Transfer In/(Out)	\$ (5,700)	\$ (5,014)	\$ (1,500)	\$ (6,514)	\$ (6,000)
Total Other Financing Sources (Uses)	\$ (5,700)	\$ (5,014)	\$ (1,500)	\$ (6,514)	\$ (6,000)

Excess Revenues (Expenditures)	\$ 131,803	\$ 145,772	\$ 1,725	\$ 147,497	\$ 154,029
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Interest - 12/15/2026	<u>\$114,284</u>
Total	<u><u>\$114,284</u></u>
 Net Assessment	 \$302,250
Collection Cost (6%)	<u>\$19,293</u>
Gross Assessment	<u><u>\$321,543</u></u>

Property Type	Units	Gross Per Unit	Gross Total
Townhome	246	\$702	\$172,700
Single Family 40'	81	\$1,300	\$105,317
Single Family 50'	31	\$1,404	\$43,526
Total	358		\$321,543

Stoneybrook South at ChampionsGate
Series 2023, Special Assessment Bonds (Series 2023 Assessment Area)
(Term Bonds Combined)

Amortization Schedule

Date	Balance	Principal	Interest	Annual
12/15/25	\$ 4,320,000	\$ -	\$ 115,859.38	\$ 115,859.38
6/15/26	\$ 4,320,000	\$ 70,000	\$ 115,859.38	\$ -
12/15/26	\$ 4,250,000	\$ -	\$ 114,284.38	\$ 300,143.75
6/15/27	\$ 4,250,000	\$ 75,000	\$ 114,284.38	\$ -
12/15/27	\$ 4,175,000	\$ -	\$ 112,596.88	\$ 301,881.25
6/15/28	\$ 4,175,000	\$ 75,000	\$ 112,596.88	\$ -
12/15/28	\$ 4,100,000	\$ -	\$ 110,909.38	\$ 298,506.25
6/15/29	\$ 4,100,000	\$ 80,000	\$ 110,909.38	\$ -
12/15/29	\$ 4,020,000	\$ -	\$ 109,109.38	\$ 300,018.75
6/15/30	\$ 4,020,000	\$ 85,000	\$ 109,109.38	\$ -
12/15/30	\$ 3,935,000	\$ -	\$ 107,196.88	\$ 301,306.25
6/15/31	\$ 3,935,000	\$ 90,000	\$ 107,196.88	\$ -
12/15/31	\$ 3,845,000	\$ -	\$ 104,778.13	\$ 301,975.00
6/15/32	\$ 3,845,000	\$ 95,000	\$ 104,778.13	\$ -
12/15/32	\$ 3,750,000	\$ -	\$ 102,225.00	\$ 302,003.13
6/15/33	\$ 3,750,000	\$ 100,000	\$ 102,225.00	\$ -
12/15/33	\$ 3,650,000	\$ -	\$ 99,537.50	\$ 301,762.50
6/15/34	\$ 3,650,000	\$ 105,000	\$ 99,537.50	\$ -
12/15/34	\$ 3,545,000	\$ -	\$ 96,715.63	\$ 301,253.13
6/15/35	\$ 3,545,000	\$ 110,000	\$ 96,715.63	\$ -
12/15/35	\$ 3,435,000	\$ -	\$ 93,759.38	\$ 300,475.00
6/15/36	\$ 3,435,000	\$ 115,000	\$ 93,759.38	\$ -
12/15/36	\$ 3,320,000	\$ -	\$ 90,668.75	\$ 299,428.13
6/15/37	\$ 3,320,000	\$ 120,000	\$ 90,668.75	\$ -
12/15/37	\$ 3,200,000	\$ -	\$ 87,443.75	\$ 298,112.50
6/15/38	\$ 3,200,000	\$ 130,000	\$ 87,443.75	\$ -
12/15/38	\$ 3,070,000	\$ -	\$ 83,950.00	\$ 301,393.75
6/15/39	\$ 3,070,000	\$ 135,000	\$ 83,950.00	\$ -
12/15/39	\$ 2,935,000	\$ -	\$ 80,321.88	\$ 299,271.88
6/15/40	\$ 2,935,000	\$ 145,000	\$ 80,321.88	\$ -
12/15/40	\$ 2,790,000	\$ -	\$ 76,425.00	\$ 301,746.88
6/15/41	\$ 2,790,000	\$ 150,000	\$ 76,425.00	\$ -
12/15/41	\$ 2,640,000	\$ -	\$ 72,393.75	\$ 298,818.75
6/15/42	\$ 2,640,000	\$ 160,000	\$ 72,393.75	\$ -
12/15/42	\$ 2,480,000	\$ -	\$ 68,093.75	\$ 300,487.50
6/15/43	\$ 2,480,000	\$ 170,000	\$ 68,093.75	\$ -
12/15/43	\$ 2,310,000	\$ -	\$ 63,525.00	\$ 301,618.75
6/15/44	\$ 2,310,000	\$ 180,000	\$ 63,525.00	\$ -
12/15/44	\$ 2,130,000	\$ -	\$ 58,575.00	\$ 302,100.00
6/15/45	\$ 2,130,000	\$ 190,000	\$ 58,575.00	\$ -
12/15/45	\$ 1,940,000	\$ -	\$ 53,350.00	\$ 301,925.00
6/15/46	\$ 1,940,000	\$ 200,000	\$ 53,350.00	\$ -
12/15/46	\$ 1,740,000	\$ -	\$ 47,850.00	\$ 301,200.00
6/15/47	\$ 1,740,000	\$ 210,000	\$ 47,850.00	\$ -
12/15/47	\$ 1,530,000	\$ -	\$ 42,075.00	\$ 299,925.00
6/15/48	\$ 1,530,000	\$ 220,000	\$ 42,075.00	\$ -
12/15/48	\$ 1,310,000	\$ -	\$ 36,025.00	\$ 298,100.00
6/15/49	\$ 1,310,000	\$ 235,000	\$ 36,025.00	\$ -
12/15/49	\$ 1,075,000	\$ -	\$ 29,562.50	\$ 300,587.50
6/15/50	\$ 1,075,000	\$ 250,000	\$ 29,562.50	\$ -
12/15/50	\$ 825,000	\$ -	\$ 22,687.50	\$ 302,250.00
6/15/51	\$ 825,000	\$ 260,000	\$ 22,687.50	\$ -
12/15/51	\$ 565,000	\$ -	\$ 15,537.50	\$ 298,225.00
6/15/52	\$ 565,000	\$ 275,000	\$ 15,537.50	\$ -
12/15/52	\$ 290,000	\$ -	\$ 7,975.00	\$ 298,512.50
6/15/53	\$ 290,000	\$ 290,000	\$ 7,975.00	\$ -
12/15/53	\$ -	\$ -	\$ -	\$ 297,975.00
Totals		\$ 4,320,000	\$ 4,206,863	\$ 8,526,862.50

SECTION B

RESOLUTION 2025- 06

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE STONEYBROOK SOUTH AT CHAMPIONSGATE COMMUNITY DEVELOPMENT DISTRICT IMPOSING SPECIAL ASSESSMENTS AND CERTIFYING AN ASSESSMENT ROLL; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Stoneybrook South at ChampionsGate Community Development District (“the District”) is a local unit of special-purpose government established pursuant to Chapter 190, Florida Statutes for the purpose of providing, operating and maintaining infrastructure improvements, facilities and services to the lands within the District; and

WHEREAS, the District is located in Osceola County, Florida (the “County”); and

WHEREAS, the District has constructed or acquired various infrastructure improvements and provides certain services in accordance with the District’s adopted Improvement Plan and Chapter 190, Florida Statutes; and

WHEREAS, the Board of Supervisors of the District (“Board”) hereby determines to undertake various operations and maintenance activities described in the District’s budget for Fiscal Year 2025-2026 (“Operations and Maintenance Budget”), attached hereto as Exhibit “A” and incorporated by reference herein; and

WHEREAS, the District must obtain sufficient funds to provide for the operation and maintenance of the services and facilities provided by the District as described in the District’s budget for Fiscal Year 2025-2026; and

WHEREAS, the provision of such services, facilities, and operations is a benefit to lands within the District; and

WHEREAS, Chapter 190, Florida Statutes, provides that the District may impose special assessments on benefitted lands within the District; and

WHEREAS, the District has previously levied an assessment for debt service, a portion of which the District desires to collect on the tax roll for platted lots, pursuant to the Uniform Method (defined below) and which is also indicated on Exhibit “A”, and the remaining portion of which the District desires to levy and directly collect on the remaining unplatted lands; and

WHEREAS, Chapter 197, Florida Statutes, provides a mechanism pursuant to which such special assessments may be placed on the tax roll and collected by the local tax collector (“Uniform Method”); and

WHEREAS, the District has previously evidenced its intention to utilize this Uniform Method and has approved an Agreement with the County Tax Collector to provide for the collection of the special assessments under the Uniform Method; and

WHEREAS, it is in the best interests of the District to collect special assessments for operations and maintenance on platted lots using the Uniform Method and to directly collect from the remaining unplatted property reflecting their portion of the District's operations and maintenance expenses, as set forth in the budget; and

WHEREAS, it is in the best interests of the District to adopt the Assessment Roll of the Stoneybrook South at ChampionsGate Community Development District (the "Assessment Roll") attached to this Resolution as Exhibit "B" and incorporated as a material part of this Resolution by this reference, and to certify the portion of the Assessment Roll on platted property to the County Tax Collector pursuant to the Uniform Method and to directly collect the remaining portion on the unplatted property; and

WHEREAS, it is in the best interests of the District to permit the District Manager to amend, from time to time, the Assessment Roll adopted herein, including that portion certified to the County Tax Collector by this Resolution, as the Property Appraiser updates the property roll for the County, for such time as authorized by Florida law.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE STONEYBROOK SOUTH AT CHAMPIONSGATE COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. INCORPORATION OF RECITALS AND AUTHORITY. The recitals stated above are true and correct and by this reference are incorporated by reference as a material part of this Resolution. The Resolution is adopted pursuant to the provisions of Florida Law, including Chapter 170, 190 and 197, *Florida Statutes*.

SECTION 2. BENEFIT. The provision of the services, facilities, and operations as described in Exhibit "A" confer a special and peculiar benefit to the lands within the District, which benefits exceed or equal the costs of the assessments. The allocation of the costs to the specially benefitted lands is shown in Exhibits "A" and "B."

SECTION 3. ASSESSMENT IMPOSITION. A special assessment for operation and maintenance as provided for in Chapter 190, Florida Statutes, is hereby imposed and levied on benefitted lands within the District in accordance with Exhibit "B." The lien of the special assessments for operations and maintenance imposed and levied by this Resolution shall be effective upon passage of this Resolution.

SECTION 4. COLLECTION. The collection of the previously levied debt service assessments and operation and maintenance special assessments on platted lots and developed lands shall be at the same time and in the same manner as County taxes in accordance with the Uniform Method, as set forth in Exhibits "A" and "B." The previously levied debt services assessments and operations and maintenance assessments on undeveloped and unplatted lands will be collected directly by the District in accordance with Florida law, as set forth in Exhibits "A" and "B." Assessments directly collected by the District are due according to the following schedule: 50% due no later than November 1, 2025, 25% due no later than February 1, 2026 and

25% due no later than May 1, 2026. In the event that an assessment payment is not made in accordance with the schedule stated above, such assessment and any future scheduled assessment payments due for Fiscal Year 2026 shall be delinquent and shall accrue penalties and interest in the amount of one percent (1%) per month plus all costs of collection and enforcement, and shall either be enforced pursuant to a foreclosure action, or, at the District's discretion, collected pursuant to the Uniform Method on a future tax bill, which amount may include penalties, interest, and costs of collection and enforcement. In the event as assessment subject to direct collection by the District shall be delinquent, the District Manager and District Counsel, without further authorization by the Board, may initiate foreclosure proceedings to collect and enforce the delinquent and remaining assessments. Notwithstanding the foregoing, any assessments which, by operation of law or otherwise, have been accelerated for non-payment, are not certified by this Resolution.

SECTION 5. CERTIFICATION OF ASSESSMENT ROLL. The District's Assessment Roll, attached to this Resolution as Exhibit "B," is hereby certified. That portion of the District's Assessment Roll which includes developed lands and platted lots is hereby certified to the County Tax Collector and shall be collected by the County Tax Collector in the same manner and time as County taxes. The proceeds there from shall be paid to the Stoneybrook South at ChampionsGate Community Development District.

SECTION 6. ASSESSMENT ROLL AMENDMENT. The District Manager shall keep appraised of all updates made to the County property roll by Property Appraiser after the date of this Resolution, and shall amend the District's Assessment Roll in accordance with any such updates, for such time as authorized by Florida law, to the County property roll. After any amendment of the Assessment Roll, the District Manager shall file the updates to the tax roll in the District records.

SECTION 7. SEVERABILITY. The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.

SECTION 8. EFFECTIVE DATE. This Resolution shall take effect upon the passage and adoption of this Resolution by the Board of Supervisors of the Stoneybrook South at ChampionsGate Community Development District.

PASSED AND ADOPTED this 4th day of August, 2025.

ATTEST:

**STONEYBROOK SOUTH AT
CHAMPIONSGATE COMMUNITY
DEVELOPMENT DISTRICT**

Secretary/Assistant Secretary

By:_____

Its:_____

Exhibit A

Stoneybrook South at ChampionsGate
Community Development District

Proposed Budget
FY2026



Table of Contents

1-2	General Fund
3-11	General Fund Narrative
12	Capital Reserve Fund
13	Debt Service Fund Series 2017
14	Amortization Schedule Series 2017
15	Debt Service Fund Series 2019
16	Amortization Schedule Series 2019
17	Debt Service Fund Series 2020
18	Amortization Schedule Series 2020
19	Debt Service Fund Series 2023
20	Amortization Schedule Series 2023

Stoneybrook South at ChampionsGate

Community Development District

Proposed Budget

FY2026

General Fund

	Adopted Budget FY2025	Actual Thru 6/30/25	Projected Next 3 Months	Total Projected 9/30/25	Proposed Budget FY2026
Revenues:					
Special Assessments	\$ 1,044,107	\$ 1,052,739	\$ -	\$ 1,052,739	\$ 1,044,107
Interest	18,000	20,956	4,500	25,456	18,000
Total Revenues	\$ 1,062,107	\$ 1,073,696	\$ 4,500	\$ 1,078,196	\$ 1,062,107
Expenditures:					
Administrative:					
Supervisor Fees	\$ 12,000	\$ 3,800	\$ 2,000	\$ 5,800	\$ 12,000
FICA Expense	918	291	153	444	918
Engineering Fees	12,000	-	3,000	3,000	12,000
Attorney	25,000	2,239	2,000	4,239	25,000
Arbitrage	1,350	1,800	-	1,800	1,350
Dissemination	14,700	11,025	3,675	14,700	15,141
Annual Audit	5,900	5,900	-	5,900	6,000
Trustee Fees	17,240	17,176	-	17,176	18,964
Assessment Administration	7,875	7,875	-	7,875	8,111
Management Fees	45,000	33,750	11,250	45,000	46,350
Information Technology	1,890	1,418	473	1,890	1,947
Website Maintenance	1,260	945	315	1,260	1,298
Telephone	100	-	25	25	100
Postage	500	137	63	200	500
Printing & Binding	500	6	44	50	500
Insurance	6,825	6,631	-	6,631	6,825
Legal Advertising	2,500	-	2,500	2,500	2,500
Other Current Charges	600	450	135	585	600
Office Supplies	250	13	7	20	250
Property Appraiser Fee	1,000	603	-	603	1,000
Property Taxes	350	7	-	7	350
Dues, Licenses & Subscriptions	175	175	-	175	175
Total Administrative:	\$ 157,933	\$ 94,242	\$ 25,640	\$ 119,882	\$ 161,879
Operations & Maintenance					
Field Services	\$ 21,566	\$ 16,175	\$ 5,392	\$ 21,566	\$ 22,213
Property Insurance	17,973	17,193	-	17,193	19,741
Electric	66,812	37,679	12,678	50,357	62,002
Streetlights	174,362	137,250	45,783	183,032	198,918
Reclaimed Water	183,312	141,946	45,783	187,729	202,182
Landscape Maintenance	256,711	213,224	63,462	276,686	276,314
Landscape Contingency	36,198	7,409	12,137	19,545	21,566
Tree Trimming	2,696	-	1,350	1,350	2,696
Aquatic Maintenance	5,931	3,807	1,155	4,962	5,642
Irrigation Repairs	24,262	3,235	9,631	12,867	18,870
Entry & Walls Maintenance	8,087	821	3,867	4,688	5,392
Fountain Repair & Maintenance	4,044	10,244	549	10,793	8,087
Miscellaneous - Stormwater Control	2,696	1,004	616	1,620	2,696
Mitigation Monitoring & Maintenance	7,598	4,501	996	5,497	7,926
Pressure Washing	2,696	1,728	891	2,619	2,696
Repairs & Maintenance	5,392	778	1,922	2,700	5,392
Sidewalk Repair & Maintenance	2,696	-	1,350	1,350	2,696
Roadway Repair & Maintenance - Storm Gutters	2,696	-	1,350	1,350	2,696
Contingency	8,087	-	4,050	4,050	5,392
Hurricane Expenses	-	3,823	-	3,823	-
Total Operations & Maintenance:	\$ 833,811	\$ 600,816	\$ 212,962	\$ 813,778	\$ 873,115
Reserves					
Capital Reserve Transfer	\$ 70,363	\$ 70,363	\$ -	\$ 70,363	\$ 27,113
Total Reserves	\$ 70,363	\$ 70,363	\$ -	\$ 70,363	\$ 27,113
Total Expenditures	\$ 1,062,107	\$ 765,421	\$ 238,601	\$ 1,004,023	\$ 1,062,107
Excess Revenues (Expenditures)	\$ -	\$ 308,274	\$ (234,101)	\$ 74,173	\$ (0)

Net Assessment	\$1,044,107
Collection Cost (6%)	\$66,645
Gross Assessment	<u>\$1,110,752</u>

Stoneybrook South at ChampionsGate

Community Development District

Gross Per Unit Assessment Comparison Chart

FY2026

Property Type	Platted Units	Gross Per Unit	Gross Total
Condo	260	\$342.96	\$89,170
Townhome	620	\$445.84	\$276,421
Single Family 40'	434	\$548.72	\$238,144
Single Family 50'	428	\$685.90	\$293,565
Single Family 60'	186	\$823.08	\$153,093
Single Family 80'	55	\$1,097.44	\$60,359
Total	1983		\$1,110,752

FY2025

Property Type	Platted Units	Gross Per Unit	Gross Total
Condo	260	\$342.96	\$89,170
Townhome	620	\$445.84	\$276,421
Single Family 40'	434	\$548.72	\$238,144
Single Family 50'	428	\$685.90	\$293,565
Single Family 60'	186	\$823.08	\$153,093
Single Family 80'	55	\$1,097.44	\$60,359
Total	1983		\$1,110,752

Variance Chart

Property Type	Platted Units	% Increase	Gross Per Unit	Gross Total
Condo	260	0%	\$0.00	\$0
Townhome	620	0%	\$0.00	\$0
Single Family 40'	434	0%	\$0.00	\$0
Single Family 50'	428	0%	\$0.00	\$0
Single Family 60'	186	0%	\$0.00	\$0
Single Family 80'	55	0%	\$0.00	\$0
Total	1983			\$0

Shared Costs

Operations & Maintenance Descriptions		FY2025 Budget	FY2025 Projections	Total Proposed 2026 Budget	SS CDD 46%	SS CDD 54%
1	Field Services	\$40,000	\$40,000	\$41,200	\$18,987	\$22,213
2	Property Insurance	\$33,335	\$31,839	\$36,615	\$16,874	\$19,741
3	Electric	\$123,920	\$96,000	\$115,000	\$52,998	\$62,002
4	Streetlights	\$323,400	\$348,776	\$368,946	\$170,028	\$198,918
5	Water & Sewer	\$340,000	\$354,904	\$375,000	\$172,818	\$202,182
6	Landscape Maintenance	\$476,138	\$512,380	\$512,498	\$236,184	\$276,314
7	Landscape Contingency	\$67,138	\$35,857	\$40,000	\$18,434	\$21,566
8	Tree Trimming	\$5,000	\$2,500	\$5,000	\$2,304	\$2,696
9	Lake Maintenance	\$11,000	\$8,920	\$10,464	\$4,822	\$5,642
10	Irrigation Repairs	\$45,000	\$23,827	\$35,000	\$16,130	\$18,870
11	Entry & Walls Maintenance	\$15,000	\$9,020	\$10,000	\$4,608	\$5,392
12	Fountain Repair & Maintenance	\$7,500	\$19,850	\$15,000	\$6,913	\$8,087
13	Miscellaneous - Stormwater Control	\$5,000	\$3,000	\$5,000	\$2,304	\$2,696
14	Mitigation Monitoring & Maintenance	\$14,093	\$10,449	\$14,701	\$6,775	\$7,926
15	Pressure Washing	\$5,000	\$4,850	\$5,000	\$2,304	\$2,696
16	Repairs & Maintenance	\$10,000	\$5,000	\$10,000	\$4,608	\$5,392
17	Sidewalk Repair & Maintenance	\$5,000	\$2,500	\$5,000	\$2,304	\$2,696
18	Roadway Repair & Maintenance - Storm Gutters	\$5,000	\$2,500	\$5,000	\$2,304	\$2,696
19	Contingency	\$15,000	\$7,500	\$10,000	\$4,608	\$5,392
Total		\$1,546,524	\$1,519,673	\$1,619,424	\$746,309	\$873,115

Stoneybrook South at ChampionsGate

Community Development District

GENERAL FUND BUDGET

REVENUES:

Special Assessments

The District will levy a non-ad valorem special assessment on all the assessable property within the District in order to pay for the operating expenditures during the fiscal year.

Interest

The District will invest surplus funds with State Board of Administration.

EXPENDITURES:

Administrative:

Supervisors Fees

Chapter 190, Florida Statutes, allows for each Board member to receive \$200 per meeting, not to exceed \$4,800 per year paid to each Supervisor for the time devoted to District business and meetings. The amount is based on 5 supervisors attending 12 meetings during the fiscal year.

FICA Expense

Represents the Employer's share of Social Security and Medicare taxes withheld from Board of Supervisor checks.

Engineering Fees

The District's engineer, Kimley-Horn and Associates, Inc., will be providing general engineering services to the District, e.g. attendance and preparation for monthly board meetings, review invoices, preparation and review of contract specifications and bid documents and various projects assigned as directed by the Board of Supervisors and the District Manager.

Attorney

The District's legal counsel, Latham, Luna, Eden & Beaudine, LLP, will be providing general legal services to the District, e.g. attendance and preparation for board monthly meetings, preparation and review of agreements, resolutions and other research as directed by the Board of Supervisors and the District Manager.

Arbitrage

The District will contract with an independent certified public accountant to annually calculate the District's Arbitrage Rebate Liability on the Series 2019 Special Assessment Bonds, Series 2020 Special Assessment Bonds (Fox South Assessment Area) and Series 2023 Special Assessment Bonds. The District has contracted with AMTEC Corporation for this service.

Stoneybrook South at ChampionsGate

Community Development District

GENERAL FUND BUDGET

Dissemination

The District is required by the Security and Exchange Commission to comply with Rule 15c2-12(b)(5) which relates to additional reporting requirements for unrated bond issues. The District has contracted with Governmental Management Services-Central Florida, LLC for this service on the Series 2017 Special Assessment Bonds, the Series 2019 Special Assessments Bonds, the Series 2020 Special Assessment Bonds Fox South Assessment Area and the Series 2023 Series 2023 Special Assessment Bonds.

Annual Audit

The District is required annually to conduct an audit of its financial records by an Independent Certified Public Accounting Firm if State requirements have been met. The District currently contracts Grau & Associates for this service through FY27 audit year.

Trustee Fees

The District will pay annual trustee fees for the Series 2017, Series 2019 Special Assessment Bonds, Series 2020 Special Assessment Bonds (Fox South Assessment Area) and Series 2023 Special Assessment Bonds that are located with a Trustee at USBank.

Assessment Administration

The District has contracted with Governmental Management Services-Central Florida, LLC to levy and administer the collection of non-ad valorem assessment on all assessable property within the District.

Management Fees

The District will be contracting with Governmental Management Services-Central Florida, LLC to provide Management, Accounting and Recording Secretary Services for the District. The services include, but are not limited to, recording and transcription of board meetings, administrative services, budget preparation, all financial reports, annual audits, etc.

Information Technology

The District has contracted with Governmental Management Services-Central Florida, LLC for costs related to District's information systems, which include but are not limited to video conferencing services, cloud storage services and servers, positive pay implementation and programming for fraud protection, accounting software, tablets for meetings, Adobe, Microsoft Office, etc.

Website Maintenance

The District has contracted with Governmental Management Services-Central Florida, LLC for the costs associated with monitoring and maintaining the District's website created in accordance with Chapter 189, Florida Statutes. These services include site performance assessments, security and firewall maintenance, updates, document uploads, hosting and domain renewals, website backups, etc.

Telephone

Telephone and fax machine.

Stoneybrook South at ChampionsGate

Community Development District

GENERAL FUND BUDGET

Postage

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

Printing & Binding

Printing and Binding agenda packages for board meetings, printing of computerized checks, stationary, envelopes. Photocopies and other printed material.

Insurance

The District's general liability, public officials liability and property insurance coverages. The coverage is provided by 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 incurred during the year.

Office Supplies

Miscellaneous office supplies.

Property Appraiser Fee

Represents a fee charged by Osceola County Property Appraiser's office for assessment administration services.

Property Taxes

Represents the non-ad valorem assessment from Osceola County that will be charged to the District.

Dues, Licenses & Subscriptions

The District is required to pay an annual fee to the Florida Department of Commerce for \$175. This is the only expense under this category for the District.

Operations & Maintenance:

The District is proposing for FY26 a shared cost for a maintenance costs. 54% of the maintenance costs will be allocated to Stoneybrook South at ChampionsGate and 46% will be allocated to Stoneybrook South during Fiscal Year 2026. The maintenance costs will be considered shared costs between the two districts and will be allocated based on the number of platted equivalent assessment units (EAUs) in each district in accordance with the Interlocal Agreement between Stoneybrook South at ChampionsGate and Stoneybrook South regarding the joint maintenance.

Stoneybrook South at ChampionsGate

Community Development District

GENERAL FUND BUDGET

Field Services

The District has contracted with Governmental Management Services-Central Florida, LLC to provide onsite field management of contracts for the District such as landscape and lake maintenance. Services to include onsite inspections, meetings with contractors, monitoring of utility accounts, attend Board meetings and receive and respond to property owner phone calls and emails.

Property Insurance

Represents estimated costs for the annual coverage of property insurance. Coverage will be provided by Florida Insurance Alliance (FIA). FIA specializes in providing insurance coverage to governmental agencies.

Stoneybrook South at ChampionsGate

Community Development District

GENERAL FUND BUDGET

Electric

Represents cost of electric services for items such as monument lighting, fountains, etc. District currently has the following accounts with Duke Energy.

Account #	Description	Monthly	Annual
9100 8720 7117	1300 Stoneybrook Blvd S, Fountain	\$1,170	\$14,040
9100 8717 4371	14381 Mickelson Ct., Fountain	\$470	\$5,640
9100 8717 4876	100 Double Eagle Dr, Sign/Lighting	\$1,175	\$14,100
9100 8720 7836	1400 Deuce Cir, Entry Monument	\$35	\$420
9100 8720 8093	8900 Leaderboard Ln, Lighting	\$45	\$540
9100 8720 8530	15511 Oasis Club Blvd, Gatehouse Lighting	\$50	\$600
9100 8720 8803	1200 Oasis Club Blvd, Meter B	\$35	\$420
9100 8720 9010	9160 Tri County Rd, Irrigation 1	\$35	\$420
9100 8720 9755	14431 Bunker Drive, Fountain	\$590	\$7,080
9100 8720 9995	1500 Rolling Fairway Dr, Entry Monument	\$35	\$420
9100 8721 0518	1300 Stoneybrook Blvd S, 000 Blk	\$45	\$540
9100 8723 5004	1400 Stoneybrook Blvd S, Sign	\$35	\$420
9100 8723 5327	15101 Mulligan Blvd, West Entry	\$35	\$420
9100 8723 5533	1500 Flange Dr, Entry Monument Light	\$35	\$420
9100 8723 6039	9100 Iron Drive	\$35	\$420
9100 8723 6253	1200 Stoneybrook Blvd S, Pump, Fountains	\$210	\$2,520
9100 8723 6766	9160 Tri County Rd, Irrigation 2	\$35	\$420
9100 8723 7478	13241 Westside Blvd. South, Fountain	\$510	\$6,120
9100 8723 7957	14471 Mickelson Ct., Fountain	\$500	\$6,000
9100 8723 8205	1200 Stoneybrook Blvd S, 000/Meter A	\$50	\$600
9100 8727 1157	14031 Mickelson Ct, Entry Monument	\$35	\$420
9100 8577 8408	1521 Olympic Club Blvd, Entrance Lights	\$50	\$600
9100 8581 1139	60401 Whistling Straits Blvd, Gate	\$100	\$1,200
9100 8581 2255	90191 Leopard Creek Drive, Irrigation	\$35	\$420
9101 2416 4654	11891 S Westside Blvd	\$500	\$6,000
9101 2415 3809	87251 Bella Citta Blvd	\$575	\$6,900
9101 2774 0771	11351 Whistling Straits	\$650	\$7,800
9101 4599 8975	87831 Beth page Ln	\$520	\$6,240
9101 4602 1723	88251 Falling Oak Dr	\$180	\$2,160
9101 4624 1484	11981 Trappers Loop	\$375	\$4,500
9101 6521 6893	14561 Olympic Club Blvd	\$255	\$3,060
9101 6548 7109	10971 Blackwolf Run Rd Fountain	\$220	\$2,640
	Contingency		\$11,500
Total			\$115,000

Stoneybrook South at ChampionsGate

Community Development District

GENERAL FUND BUDGET

Streetlights

Represents cost of streetlighting services. District currently has the following accounts with Duke Energy.

Account #	Description	Monthly	Annual
9100 8723 6576	000 Westside Blvd Lite, Stnbrk S Trc F PH1SL	\$470	\$5,640
9100 8723 8643	000 Westside Blvd Lite, SL	\$720	\$8,640
9100 8717 3619	000 Oasis Club Blvd, Lite, Tract I-J1 PH2B SL	\$740	\$8,880
9100 8717 3867	000 Oasis Club Blvd, Lite, Tract I-J1 PH2A SL	\$660	\$7,920
9100 8717 4107	1551 Flange Dr, Stnybrk S J2-3 PH1 SL	\$1,040	\$12,480
9100 8717 4636	000 Westside Blvd Lite, WS Blvd Ext	\$500	\$6,000
9100 8720 7357	000 Stoneybrook Blvd S Lite, Tract H	\$2,800	\$33,600
9100 8720 7604	000 Oasis Club Blvd Lite, Tract I-J1 PH1A SL	\$500	\$6,000
9100 8720 8316	000 Westside Blvd Lite, Stnbrk S Trc F PH2SL	\$1,125	\$13,500
9100 8720 9250	000 Stoneybrook Blvd S Lite Tract 01	\$550	\$6,600
9100 8720 9531	000 Oasis Club Blvd Lite, Tract I-J1 PH1B SL	\$310	\$3,720
9100 8721 0245	000 Stoneybrook BLVD S Lite, Tract G123	\$1,585	\$19,020
9100 8721 0774	1300 Stoneybrook Blvd S, Lite	\$470	\$5,640
9100 8723 5757	000 Stoneybrook Blvdd S Lite, Tract C	\$985	\$11,820
9100 8723 7212	000 Oasis Club Blvd Lite, SL	\$1,370	\$16,440
9100 8723 7684	000 Stoneybrook Blvd S Lite, Tract C1B	\$630	\$7,560
9100 8723 8445	000 Stoneybrook Blvd S, Lite, Tract E1 SLs	\$440	\$5,280
9100 8723 8908	0 Stoneybrook Blvd S Lite, Lights	\$1,875	\$22,500
9100 8727 1438	1551 Flange Dr, Stnybrk S J2-3 PH2 SL	\$765	\$9,180
9100 8577 8680	000 Tri County Rd, N Parcel Entry	\$960	\$11,520
9100 8581 2560	0000 Whistling Straits Blvd Lite	\$1,830	\$21,960
9100 8577 8185	000 Westside Blvd Lite, SB Tract K SL	\$660	\$7,920
9100 8577 8911	0 Westside Blvd Lite, Fox Prop West Blvd SL	\$795	\$9,540
9100 8581 1402	000 Bella Citta Blvd Lite	\$765	\$9,180
9100 8581 1600	000 Westside Blvd Lite, SS Tract K PH3 SL	\$660	\$7,920
9100 8581 1874	000 Westside Blvd Lite, SS Tract K PH2 SL	\$685	\$8,220
9100 8581 2099	00000 Westside Blvd Lite Fox Prop PH2C1	\$950	\$11,400
9101 4906 9762	0000 Westside Blvd Lite, Fox Prop PH3b SL	\$515	\$6,180
9101 4907 2057	000 Westside Blvd Lite, Lite Fox Prop PH3A SL	\$1,055	\$12,660
9101 6872 8662	00 Whistling Straits Blvd Lit, Fox Prop X SL	\$1,965	\$23,580
9101 7466 6458	0000 Bella Citta Blvd Lite	\$950	\$11,400
9101 7471 8825	00 Bella Citta Blvd Lite	\$525	\$6,300
	Contingency		\$10,746
Total			\$368,946

Stoneybrook South at ChampionsGate

Community Development District

GENERAL FUND BUDGET

Reclaimed Water

Represents cost of reclaimed water services. District currently has the following accounts with Toho Water Authority.

Account #	Description	Monthly	Annual
2166394-1188660	9100 E Stoneybrook Boulevard Blk#3	\$3,800	\$45,600
2166394-1188670	9100 E Stoneybrook South Blk#6	\$9,760	\$117,120
2166394-1196480	9100 E Stoneybrook Boulevard Blk#11	\$2,650	\$31,800
2166394-1274540	1500 A Oasis Club Blvd Blk Even	\$4,000	\$48,000
2166394-1274550	1500 B Oasis Club Blvd Blk Even	\$30	\$360
2166394-1279350	8900 Bella Cita Blvd Blk Odd	\$80	\$960
2166394-33016799	1600 Even Moon Valley Drive	\$75	\$900
2627512-33111069	1500 Olympic Club Blvd. Meter A	\$2,500	\$30,000
2627512-33169919	1000 Whistling Straits Blvd Block	\$85	\$1,020
2627512-33254859	1000 Westside Block ODD Blvd 2" RM	\$6,900	\$82,800
2627512-33319269	8703 Bella Cita Blvd	\$250	\$3,000
	Contingency		\$13,440
Total			\$375,000

Landscape Maintenance

The District will maintain the landscaping within the common areas of the District after installation of landscape material has been completed. The District has contracted with Floralawn 2, Inc. for this service.

Description	Monthly	Annual
Landscape Maintenance - SS CDD	\$20,612	\$247,344
Landscape Maintenance - SSC CDD	\$16,366	\$196,392
Fox North & X Tract	\$2,195	\$26,340
Palm Trimming		\$28,320
Contingency - 3% Increase		\$14,102
Total		\$512,498

Landscape Contingency

Represents estimated costs for any additional landscape expenses not covered under the monthly landscape maintenance contract such as annual plant replacements, sod installation, tree replacement, etc.

Tree Trimming

Represents estimated cost for the tree trimming service to areas within the District.

Stoneybrook South at ChampionsGate

Community Development District

GENERAL FUND BUDGET

Aquatic Maintenance

Represents cost for maintenance to the ponds located within the District. The District has contracted with The Lake Doctors, Inc. for the inspections, treatment and prevention of noxious aquatic weeds and algae.

Description	Monthly	Annual
Pond Maintenance - SS	\$192	\$2,304
Pond Maintenance - SSC	\$680	\$8,160
Total		\$10,464

Irrigation Repairs

Represents estimated costs for any repairs to the irrigation system.

Entry & Walls Maintenance

Represents estimated costs to repair and maintain entry monuments and walls within the District.

Fountain Repair & Maintenance

Represents estimated repair and maintenance cost to the fountain structures maintained by the District.

Miscellaneous – Stormwater Control

Represents estimated costs for the stormwater analysis requirement and any unforeseen repair costs to stormwater system.

Mitigation Monitoring & Maintenance

Represents estimated costs for environmental monitoring, reporting and maintenance of mitigation areas within the District boundaries. The District has contracted with Bio-Tech Consulting, Inc. for the mitigation monitoring and maintenance and Tigris Aquatic Services LLC for the cogon grass treatments.

Description	Annual
Semi-Annual Monitoring - \$1,000 per event	\$2,000
Annual Mitigation Monitoring	\$1,600
Quarterly Maintenance - Mitigation Areas - \$875 per event	\$3,500
Total	\$7,100

Description	Monthly	Annual
Cogon Grass Treatment	\$615	\$7,380
Contingency		\$221
Total		\$7,601

Stoneybrook South at ChampionsGate
Community Development District
GENERAL FUND BUDGET

Pressure Washing

Represents estimated cost for pressure washing any areas within the District.

Repairs & Maintenance

Represents estimated costs for any repairs and maintenance to common areas maintained by the District.

Sidewalk Repair & Maintenance

Represents estimated cost to repair and maintain sidewalks within the District.

Roadway Repair & Maintenance – Storm Gutters

Represents estimated cost for any unforeseen repairs and maintenance to the storm gutters maintained by the District.

Contingency

Represents any additional field expense that may not have been provided for in the budget.

Transfer Out – Capital Reserve

Represents excess revenue transferred to Capital Reserve fund for capital outlay expenses.

Stoneybrook South at ChampionsGate

Community Development District

Proposed Budget

FY2026

Capital Reserve Fund

	Adopted Budget FY2025	Actual Thru 6/30/25	Projected Next 3 Months	Total Projected 9/30/25	Proposed Budget FY2026
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Revenues:

Transfer In	\$ 70,363	\$ 70,363	\$ -	\$ 70,363	\$ 27,113
Interest	24,000	19,804	6,000	25,804	24,000
Total Revenues	\$ 94,363	\$ 90,167	\$ 6,000	\$ 96,167	\$ 51,113

Expenditures:

Contingency	\$ 600	\$ 357	\$ 135	\$ 492	\$ 600
Capital Outlay	71,527	-	32,349	32,349	58,048
Total Expenditures	\$ 72,127	\$ 357	\$ 32,484	\$ 32,841	\$ 58,648

Excess Revenues (Expenditures)	\$ 22,236	\$ 89,810	\$ (26,484)	\$ 63,326	\$ (7,535)
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Fund Balance - Beginning	\$ 662,745	\$ 647,359	\$ -	\$ 647,359	\$ 710,685
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Fund Balance - Ending	\$ 684,981	\$ 737,169	\$ (26,484)	\$ 710,685	\$ 703,150
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FY2025 Updated Expenses			
Description	Total Amount	SS CDD 46%	SSC CDD 54%
Monument Repainting & Repair	\$25,000	\$11,521	\$13,479
Installation of Fountain at Pond	\$35,000	\$16,130	\$18,870
Total	\$60,000	\$27,651	\$32,349

FY2026 Proposed Expenses			
Description	Total Amount	SS CDD 46%	SSC CDD 54%
Floralawn - Baseline Irrigation System Upgrade	\$107,665	\$49,617	\$58,048
Total	\$107,665	\$49,617	\$58,048

Stoneybrook South at ChampionsGate

Community Development District

Proposed Budget

FY2026

Debt Service Fund

Series 2017

	Adopted Budget	Actual Thru	Projected Next	Total Projected	Proposed Budget
	FY2025	6/30/25	3 Months	9/30/25	FY2026

Revenues:

Special Assessments	\$ 301,800	\$ 304,423	\$ -	\$ 304,423	\$ 301,800
Interest	18,000	15,878	5,100	20,978	18,000
Carry Forward Surplus	275,302	280,125	-	280,125	308,726

Total Revenues	\$ 595,102	\$ 600,426	\$ 5,100	\$ 605,526	\$ 628,526
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Expenditures:

Series 2017

Interest - 12/15	\$ 99,400	\$ 99,400	\$ -	\$ 99,400	\$ 97,400
Principal - 12/15	100,000	100,000	-	100,000	105,000
Interest - 06/15	97,400	97,400	-	97,400	95,300

Total Expenditures	\$ 296,800	\$ 296,800	\$ -	\$ 296,800	\$ 297,700
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Excess Revenues (Expenditures)	\$ 298,302	\$ 303,626	\$ 5,100	\$ 308,726	\$ 330,826
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Principal - 12/15/2026	\$110,000
Interest - 12/15/2026	\$95,300
Total	\$205,300

Net Assessment	\$301,800
Collection Cost (6%)	\$19,264
Gross Assessment	\$321,064

Property Type	Units	Gross Per Unit	Gross Total
Single Family 50'	79	\$1,406	\$111,074
Single Family 60'	97	\$1,510	\$146,470
Single Family 80'	37	\$1,719	\$63,603
Total	213		\$321,147

Stoneybrook South at ChampionsGate Community Development District
Series 2017, Special Assessment Bonds
(Term Bonds Combined)

Amortization Schedule

Date	Balance	Principal	Interest	Annual
12/15/25	\$ 4,100,000	\$ 105,000	\$ 97,400.00	\$ 202,400.00
6/15/26	\$ 3,995,000	\$ -	\$ 95,300.00	\$ -
12/15/26	\$ 3,995,000	\$ 110,000	\$ 95,300.00	\$ 300,600.00
6/15/27	\$ 3,885,000	\$ -	\$ 93,100.00	\$ -
12/15/27	\$ 3,885,000	\$ 115,000	\$ 93,100.00	\$ 301,200.00
6/15/28	\$ 3,770,000	\$ -	\$ 90,800.00	\$ -
12/15/28	\$ 3,770,000	\$ 120,000	\$ 90,800.00	\$ 301,600.00
6/15/29	\$ 3,650,000	\$ -	\$ 88,400.00	\$ -
12/15/29	\$ 3,650,000	\$ 125,000	\$ 88,400.00	\$ 301,800.00
6/15/30	\$ 3,525,000	\$ -	\$ 85,509.38	\$ -
12/15/30	\$ 3,525,000	\$ 130,000	\$ 85,509.38	\$ 301,018.75
6/15/31	\$ 3,395,000	\$ -	\$ 82,503.13	\$ -
12/15/31	\$ 3,395,000	\$ 135,000	\$ 82,503.13	\$ 300,006.25
6/15/32	\$ 3,260,000	\$ -	\$ 79,381.25	\$ -
12/15/32	\$ 3,260,000	\$ 140,000	\$ 79,381.25	\$ 298,762.50
6/15/33	\$ 3,120,000	\$ -	\$ 76,143.75	\$ -
12/15/33	\$ 3,120,000	\$ 145,000	\$ 76,143.75	\$ 297,287.50
6/15/34	\$ 2,975,000	\$ -	\$ 72,790.63	\$ -
12/15/34	\$ 2,975,000	\$ 155,000	\$ 72,790.63	\$ 300,581.25
6/15/35	\$ 2,820,000	\$ -	\$ 69,206.25	\$ -
12/15/35	\$ 2,820,000	\$ 160,000	\$ 69,206.25	\$ 298,412.50
6/15/36	\$ 2,660,000	\$ -	\$ 65,506.25	\$ -
12/15/36	\$ 2,660,000	\$ 170,000	\$ 65,506.25	\$ 301,012.50
6/15/37	\$ 2,490,000	\$ -	\$ 61,575.00	\$ -
12/15/37	\$ 2,490,000	\$ 175,000	\$ 61,575.00	\$ 298,150.00
6/15/38	\$ 2,315,000	\$ -	\$ 57,528.13	\$ -
12/15/38	\$ 2,315,000	\$ 185,000	\$ 57,528.13	\$ 300,056.25
6/15/39	\$ 2,130,000	\$ -	\$ 53,250.00	\$ -
12/15/39	\$ 2,130,000	\$ 195,000	\$ 53,250.00	\$ 301,500.00
6/15/40	\$ 1,935,000	\$ -	\$ 48,375.00	\$ -
12/15/40	\$ 1,935,000	\$ 200,000	\$ 48,375.00	\$ 296,750.00
6/15/41	\$ 1,735,000	\$ -	\$ 43,375.00	\$ -
12/15/41	\$ 1,735,000	\$ 215,000	\$ 43,375.00	\$ 301,750.00
6/15/42	\$ 1,520,000	\$ -	\$ 38,000.00	\$ -
12/15/42	\$ 1,520,000	\$ 225,000	\$ 38,000.00	\$ 301,000.00
6/15/43	\$ 1,295,000	\$ -	\$ 32,375.00	\$ -
12/15/43	\$ 1,295,000	\$ 235,000	\$ 32,375.00	\$ 299,750.00
6/15/44	\$ 1,060,000	\$ -	\$ 26,500.00	\$ -
12/15/44	\$ 1,060,000	\$ 245,000	\$ 26,500.00	\$ 298,000.00
6/15/45	\$ 815,000	\$ -	\$ 20,375.00	\$ -
12/15/45	\$ 815,000	\$ 260,000	\$ 20,375.00	\$ 300,750.00
6/15/46	\$ 555,000	\$ -	\$ 13,875.00	\$ -
12/15/46	\$ 555,000	\$ 270,000	\$ 13,875.00	\$ 297,750.00
6/15/47	\$ 285,000	\$ -	\$ 7,125.00	\$ -
12/15/47	\$ 285,000	\$ 285,000	\$ 7,125.00	\$ 299,250.00
Totals		\$ 4,100,000	\$ 2,699,388	\$ 6,799,387.50

Stoneybrook South at ChampionsGate

Community Development District

Proposed Budget

FY2026

Debt Service Fund

Series 2019

	Adopted Budget	Actual Thru	Projected Next	Total Projected	Proposed Budget
	FY2025	6/30/25	3 Months	9/30/25	FY2026

Revenues:

Special Assessments	\$ 899,894	\$ 939,237	\$ -	\$ 939,237	\$ 899,894
Interest	42,000	42,750	11,100	53,850	42,000
Carry Forward Surplus	485,401	511,320	-	511,320	603,368
Total Revenues	\$ 1,427,295	\$ 1,493,306	\$ 11,100	\$ 1,504,406	\$ 1,545,262

Expenditures:

Series 2019

Interest - 12/15	\$ 300,519	\$ 300,519	\$ -	\$ 300,519	\$ 294,519
Principal - 06/15	300,000	300,000	-	300,000	315,000
Interest - 06/15	300,519	300,519	-	300,519	294,519
Total Expenditures	\$ 901,038	\$ 901,038	\$ -	\$ 901,038	\$ 904,038
Excess Revenues (Expenditures)	\$ 526,258	\$ 592,268	\$ 11,100	\$ 603,368	\$ 641,225

Interest - 12/15/2026	<u>\$288,219</u>
Total	<u>\$288,219</u>

Net Assessment	<u>\$899,894</u>
Collection Cost (6%)	<u>\$57,440</u>
Gross Assessment	<u>\$957,334</u>

Property Type	Units	Gross Per Unit	Gross Total
Condo	80	989	\$79,120
Townhome	214	1094	\$234,116
Single Family 40'	207	1302	\$269,514
Single Family 50'	173	\$1,406	\$243,238
Single Family 60'	54	\$1,510	\$81,540
Single Family 80'	29	\$1,719	\$49,851
Total	757		\$957,379

Stoneybrook South at ChampionsGate Community Development District
Series 2019, Special Assessment Bonds
(Term Bonds Combined)

Amortization Schedule

Date	Balance	Principal	Interest	Annual
12/15/25	\$ 13,080,000	\$ -	\$ 294,518.75	\$ 294,518.75
6/15/26	\$ 13,080,000	\$ 315,000	\$ 294,518.75	\$ -
12/15/26	\$ 12,765,000	\$ -	\$ 288,218.75	\$ 897,737.50
6/15/27	\$ 12,765,000	\$ 330,000	\$ 288,218.75	\$ -
12/15/27	\$ 12,435,000	\$ -	\$ 281,618.75	\$ 899,837.50
6/15/28	\$ 12,435,000	\$ 340,000	\$ 281,618.75	\$ -
12/15/28	\$ 12,095,000	\$ -	\$ 274,818.75	\$ 896,437.50
6/15/29	\$ 12,095,000	\$ 355,000	\$ 274,818.75	\$ -
12/15/29	\$ 11,740,000	\$ -	\$ 267,718.75	\$ 897,537.50
6/15/30	\$ 11,740,000	\$ 370,000	\$ 267,718.75	\$ -
12/15/30	\$ 11,370,000	\$ -	\$ 260,318.75	\$ 898,037.50
6/15/31	\$ 11,370,000	\$ 385,000	\$ 260,318.75	\$ -
12/15/31	\$ 10,985,000	\$ -	\$ 251,656.25	\$ 896,975.00
6/15/32	\$ 10,985,000	\$ 405,000	\$ 251,656.25	\$ -
12/15/32	\$ 10,580,000	\$ -	\$ 242,543.75	\$ 899,200.00
6/15/33	\$ 10,580,000	\$ 420,000	\$ 242,543.75	\$ -
12/15/33	\$ 10,160,000	\$ -	\$ 233,093.75	\$ 895,637.50
6/15/34	\$ 10,160,000	\$ 440,000	\$ 233,093.75	\$ -
12/15/34	\$ 9,720,000	\$ -	\$ 223,193.75	\$ 896,287.50
6/15/35	\$ 9,720,000	\$ 460,000	\$ 223,193.75	\$ -
12/15/35	\$ 9,260,000	\$ -	\$ 212,843.75	\$ 896,037.50
6/15/36	\$ 9,260,000	\$ 485,000	\$ 212,843.75	\$ -
12/15/36	\$ 8,775,000	\$ -	\$ 201,931.25	\$ 899,775.00
6/15/37	\$ 8,775,000	\$ 505,000	\$ 201,931.25	\$ -
12/15/37	\$ 8,270,000	\$ -	\$ 190,568.75	\$ 897,500.00
6/15/38	\$ 8,270,000	\$ 530,000	\$ 190,568.75	\$ -
12/15/38	\$ 7,740,000	\$ -	\$ 178,643.75	\$ 899,212.50
6/15/39	\$ 7,740,000	\$ 550,000	\$ 178,643.75	\$ -
12/15/39	\$ 7,190,000	\$ -	\$ 166,268.75	\$ 894,912.50
6/15/40	\$ 7,190,000	\$ 580,000	\$ 166,268.75	\$ -
12/15/40	\$ 6,610,000	\$ -	\$ 152,856.25	\$ 899,125.00
6/15/41	\$ 6,610,000	\$ 605,000	\$ 152,856.25	\$ -
12/15/41	\$ 6,005,000	\$ -	\$ 138,865.63	\$ 896,721.88
6/15/42	\$ 6,005,000	\$ 635,000	\$ 138,865.63	\$ -
12/15/42	\$ 5,370,000	\$ -	\$ 124,181.25	\$ 898,046.88
6/15/43	\$ 5,370,000	\$ 665,000	\$ 124,181.25	\$ -
12/15/43	\$ 4,705,000	\$ -	\$ 108,803.13	\$ 897,984.38
6/15/44	\$ 4,705,000	\$ 695,000	\$ 108,803.13	\$ -
12/15/44	\$ 4,010,000	\$ -	\$ 92,731.25	\$ 896,534.38
6/15/45	\$ 4,010,000	\$ 730,000	\$ 92,731.25	\$ -
12/15/45	\$ 3,280,000	\$ -	\$ 75,850.00	\$ 898,581.25
6/15/46	\$ 3,280,000	\$ 765,000	\$ 75,850.00	\$ -
12/15/46	\$ 2,515,000	\$ -	\$ 58,159.38	\$ 899,009.38
6/15/47	\$ 2,515,000	\$ 800,000	\$ 58,159.38	\$ -
12/15/47	\$ 1,715,000	\$ -	\$ 39,659.38	\$ 897,818.75
6/15/48	\$ 1,715,000	\$ 840,000	\$ 39,659.38	\$ -
12/15/48	\$ 875,000	\$ -	\$ 20,234.38	\$ 899,893.75
6/15/49	\$ 875,000	\$ 875,000	\$ 20,234.38	\$ 895,234.38
Totals		\$ 13,080,000	\$ 8,758,594	\$ 21,838,593.75

Stoneybrook South at ChampionsGate

Community Development District

Proposed Budget

FY2026

Debt Service Fund

Series 2020

	Adopted Budget	Actual Thru	Projected Next	Total Projected	Proposed Budget
	FY2025	6/30/25	3 Months	9/30/25	FY2026

Revenues:

Special Assessments	\$ 702,564	\$ 708,416	\$ -	\$ 708,416	\$ 702,564
Interest	42,000	33,707	11,100	44,807	40,000
Carry Forward Surplus	560,166	575,151	-	575,151	618,637
Total Revenues	\$ 1,304,729	\$ 1,317,274	\$ 11,100	\$ 1,328,374	\$ 1,361,200

Expenditures:

Series 2020

Interest - 12/15	\$ 208,994	\$ 208,994	\$ -	\$ 208,994	\$ 205,494
Principal - 12/15	280,000	280,000	-	280,000	290,000
Interest - 06/15	205,494	205,494	-	205,494	201,869
Total Expenditures	\$ 694,488	\$ 694,488	\$ -	\$ 694,488	\$ 697,363

Other Sources/(Uses)

Transfer In/(Out)	\$ (16,800)	\$ (11,650)	\$ (3,600)	\$ (15,250)	\$ (14,000)
Total Other Financing Sources (Uses)	\$ (16,800)	\$ (11,650)	\$ (3,600)	\$ (15,250)	\$ (14,000)

Excess Revenues (Expenditures)	\$ 593,442	\$ 611,137	\$ 7,500	\$ 618,637	\$ 649,838
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Principal - 12/15/2026	\$295,000
Interest - 12/15/2026	\$201,869
Total	\$496,869

Net Assessment	\$702,564
Collection Cost (6%)	\$44,844
Gross Assessment	\$747,408

Property Type	Units	Gross Per Unit	Gross Total
Condo	120	989	\$118,680
Townhome	160	1094	\$175,040
Single Family 40'	146	1302	\$190,092
Single Family 50'	145	\$1,406	\$203,870
Single Family 60'	35	\$1,510	\$52,850
Single Family 80'	4	\$1,719	\$6,876
Total	610		\$747,408

Stoneybrook South at ChampionsGate
Series 2020, Special Assessment Bonds (Fox South Assessment Area)
(Term Bonds Combined)

Amortization Schedule

Date	Balance	Principal	Interest	Annual
12/15/25	\$ 11,640,000	\$ 290,000	\$ 205,493.75	\$ 495,493.75
6/15/26	\$ 11,350,000	\$ -	\$ 201,868.75	\$ -
12/15/26	\$ 11,350,000	\$ 295,000	\$ 201,868.75	\$ 698,737.50
6/15/27	\$ 11,055,000	\$ -	\$ 197,443.75	\$ -
12/15/27	\$ 11,055,000	\$ 305,000	\$ 197,443.75	\$ 699,887.50
6/15/28	\$ 10,750,000	\$ -	\$ 192,868.75	\$ -
12/15/28	\$ 10,750,000	\$ 315,000	\$ 192,868.75	\$ 700,737.50
6/15/29	\$ 10,435,000	\$ -	\$ 188,143.75	\$ -
12/15/29	\$ 10,435,000	\$ 325,000	\$ 188,143.75	\$ 701,287.50
6/15/30	\$ 10,110,000	\$ -	\$ 183,268.75	\$ -
12/15/30	\$ 10,110,000	\$ 335,000	\$ 183,268.75	\$ 701,537.50
6/15/31	\$ 9,775,000	\$ -	\$ 178,243.75	\$ -
12/15/31	\$ 9,775,000	\$ 345,000	\$ 178,243.75	\$ 701,487.50
6/15/32	\$ 9,430,000	\$ -	\$ 172,206.25	\$ -
12/15/32	\$ 9,430,000	\$ 355,000	\$ 172,206.25	\$ 699,412.50
6/15/33	\$ 9,075,000	\$ -	\$ 165,993.75	\$ -
12/15/33	\$ 9,075,000	\$ 370,000	\$ 165,993.75	\$ 701,987.50
6/15/34	\$ 8,705,000	\$ -	\$ 159,518.75	\$ -
12/15/34	\$ 8,705,000	\$ 380,000	\$ 159,518.75	\$ 699,037.50
6/15/35	\$ 8,325,000	\$ -	\$ 152,868.75	\$ -
12/15/35	\$ 8,325,000	\$ 395,000	\$ 152,868.75	\$ 700,737.50
6/15/36	\$ 7,930,000	\$ -	\$ 145,956.25	\$ -
12/15/36	\$ 7,930,000	\$ 410,000	\$ 145,956.25	\$ 701,912.50
6/15/37	\$ 7,520,000	\$ -	\$ 138,781.25	\$ -
12/15/37	\$ 7,520,000	\$ 420,000	\$ 138,781.25	\$ 697,562.50
6/15/38	\$ 7,100,000	\$ -	\$ 131,431.25	\$ -
12/15/38	\$ 7,100,000	\$ 435,000	\$ 131,431.25	\$ 697,862.50
6/15/39	\$ 6,665,000	\$ -	\$ 123,818.75	\$ -
12/15/39	\$ 6,665,000	\$ 450,000	\$ 123,818.75	\$ 697,637.50
6/15/40	\$ 6,215,000	\$ -	\$ 115,943.75	\$ -
12/15/40	\$ 6,215,000	\$ 470,000	\$ 115,943.75	\$ 701,887.50
6/15/41	\$ 5,745,000	\$ -	\$ 107,718.75	\$ -
12/15/41	\$ 5,745,000	\$ 485,000	\$ 107,718.75	\$ 700,437.50
6/15/42	\$ 5,260,000	\$ -	\$ 98,625.00	\$ -
12/15/42	\$ 5,260,000	\$ 505,000	\$ 98,625.00	\$ 702,250.00
6/15/43	\$ 4,755,000	\$ -	\$ 89,156.25	\$ -
12/15/43	\$ 4,755,000	\$ 520,000	\$ 89,156.25	\$ 698,312.50
6/15/44	\$ 4,235,000	\$ -	\$ 79,406.25	\$ -
12/15/44	\$ 4,235,000	\$ 540,000	\$ 79,406.25	\$ 698,812.50
6/15/45	\$ 3,695,000	\$ -	\$ 69,281.25	\$ -
12/15/45	\$ 3,695,000	\$ 560,000	\$ 69,281.25	\$ 698,562.50
6/15/46	\$ 3,135,000	\$ -	\$ 58,781.25	\$ -
12/15/46	\$ 3,135,000	\$ 580,000	\$ 58,781.25	\$ 697,562.50
6/15/47	\$ 2,555,000	\$ -	\$ 47,906.25	\$ -
12/15/47	\$ 2,555,000	\$ 605,000	\$ 47,906.25	\$ 700,812.50
6/15/48	\$ 1,950,000	\$ -	\$ 36,562.50	\$ -
12/15/48	\$ 1,950,000	\$ 625,000	\$ 36,562.50	\$ 698,125.00
6/15/49	\$ 1,325,000	\$ -	\$ 24,843.75	\$ -
12/15/49	\$ 1,325,000	\$ 650,000	\$ 24,843.75	\$ 699,687.50
6/15/50	\$ 675,000	\$ -	\$ 12,656.25	\$ -
12/15/50	\$ 675,000	\$ 675,000	\$ 12,656.25	\$ 700,312.50
Totals		\$ 11,640,000	\$ 6,352,081	\$ 17,992,081.25

Stoneybrook South at ChampionsGate

Community Development District

Proposed Budget

FY2026

Debt Service Fund

Series 2023

	Adopted Budget	Actual Thru	Projected Next	Total Projected	Proposed Budget
	FY2025	6/30/25	3 Months	9/30/25	FY2026

Revenues:

Special Assessments	\$ 302,250	\$ 304,749	\$ -	\$ 304,749	\$ 302,250
Interest	10,000	12,481	3,225	15,706	12,000
Carry Forward Surplus	124,897	133,200	-	133,200	147,497
Total Revenues	\$ 437,147	\$ 450,430	\$ 3,225	\$ 453,655	\$ 461,747

Expenditures:

Series 2023

Interest - 12/15	\$ 117,322	\$ 117,322	\$ -	\$ 117,322	\$ 115,859
Principal - 06/15	65,000	65,000	-	65,000	70,000
Interest - 06/15	117,322	117,322	-	117,322	115,859
Total Expenditures	\$ 299,644	\$ 299,644	\$ -	\$ 299,644	\$ 301,719

Other Sources/(Uses)

Transfer In/(Out)	\$ (5,700)	\$ (5,014)	\$ (1,500)	\$ (6,514)	\$ (6,000)
Total Other Financing Sources (Uses)	\$ (5,700)	\$ (5,014)	\$ (1,500)	\$ (6,514)	\$ (6,000)

Excess Revenues (Expenditures)	\$ 131,803	\$ 145,772	\$ 1,725	\$ 147,497	\$ 154,029
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Interest - 12/15/2026 \$114,284

Total \$114,284

Net Assessment \$302,250

Collection Cost (6%) \$19,293

Gross Assessment \$321,543

Property Type	Units	Gross Per Unit	Gross Total
Townhome	246	\$702	\$172,700
Single Family 40'	81	\$1,300	\$105,317
Single Family 50'	31	\$1,404	\$43,526
Total	358		\$321,543

Stoneybrook South at ChampionsGate
Series 2023, Special Assessment Bonds (Series 2023 Assessment Area)
(Term Bonds Combined)

Amortization Schedule

Date	Balance	Principal	Interest	Annual
12/15/25	\$ 4,320,000	\$ -	\$ 115,859.38	\$ 115,859.38
6/15/26	\$ 4,320,000	\$ 70,000	\$ 115,859.38	\$ -
12/15/26	\$ 4,250,000	\$ -	\$ 114,284.38	\$ 300,143.75
6/15/27	\$ 4,250,000	\$ 75,000	\$ 114,284.38	\$ -
12/15/27	\$ 4,175,000	\$ -	\$ 112,596.88	\$ 301,881.25
6/15/28	\$ 4,175,000	\$ 75,000	\$ 112,596.88	\$ -
12/15/28	\$ 4,100,000	\$ -	\$ 110,909.38	\$ 298,506.25
6/15/29	\$ 4,100,000	\$ 80,000	\$ 110,909.38	\$ -
12/15/29	\$ 4,020,000	\$ -	\$ 109,109.38	\$ 300,018.75
6/15/30	\$ 4,020,000	\$ 85,000	\$ 109,109.38	\$ -
12/15/30	\$ 3,935,000	\$ -	\$ 107,196.88	\$ 301,306.25
6/15/31	\$ 3,935,000	\$ 90,000	\$ 107,196.88	\$ -
12/15/31	\$ 3,845,000	\$ -	\$ 104,778.13	\$ 301,975.00
6/15/32	\$ 3,845,000	\$ 95,000	\$ 104,778.13	\$ -
12/15/32	\$ 3,750,000	\$ -	\$ 102,225.00	\$ 302,003.13
6/15/33	\$ 3,750,000	\$ 100,000	\$ 102,225.00	\$ -
12/15/33	\$ 3,650,000	\$ -	\$ 99,537.50	\$ 301,762.50
6/15/34	\$ 3,650,000	\$ 105,000	\$ 99,537.50	\$ -
12/15/34	\$ 3,545,000	\$ -	\$ 96,715.63	\$ 301,253.13
6/15/35	\$ 3,545,000	\$ 110,000	\$ 96,715.63	\$ -
12/15/35	\$ 3,435,000	\$ -	\$ 93,759.38	\$ 300,475.00
6/15/36	\$ 3,435,000	\$ 115,000	\$ 93,759.38	\$ -
12/15/36	\$ 3,320,000	\$ -	\$ 90,668.75	\$ 299,428.13
6/15/37	\$ 3,320,000	\$ 120,000	\$ 90,668.75	\$ -
12/15/37	\$ 3,200,000	\$ -	\$ 87,443.75	\$ 298,112.50
6/15/38	\$ 3,200,000	\$ 130,000	\$ 87,443.75	\$ -
12/15/38	\$ 3,070,000	\$ -	\$ 83,950.00	\$ 301,393.75
6/15/39	\$ 3,070,000	\$ 135,000	\$ 83,950.00	\$ -
12/15/39	\$ 2,935,000	\$ -	\$ 80,321.88	\$ 299,271.88
6/15/40	\$ 2,935,000	\$ 145,000	\$ 80,321.88	\$ -
12/15/40	\$ 2,790,000	\$ -	\$ 76,425.00	\$ 301,746.88
6/15/41	\$ 2,790,000	\$ 150,000	\$ 76,425.00	\$ -
12/15/41	\$ 2,640,000	\$ -	\$ 72,393.75	\$ 298,818.75
6/15/42	\$ 2,640,000	\$ 160,000	\$ 72,393.75	\$ -
12/15/42	\$ 2,480,000	\$ -	\$ 68,093.75	\$ 300,487.50
6/15/43	\$ 2,480,000	\$ 170,000	\$ 68,093.75	\$ -
12/15/43	\$ 2,310,000	\$ -	\$ 63,525.00	\$ 301,618.75
6/15/44	\$ 2,310,000	\$ 180,000	\$ 63,525.00	\$ -
12/15/44	\$ 2,130,000	\$ -	\$ 58,575.00	\$ 302,100.00
6/15/45	\$ 2,130,000	\$ 190,000	\$ 58,575.00	\$ -
12/15/45	\$ 1,940,000	\$ -	\$ 53,350.00	\$ 301,925.00
6/15/46	\$ 1,940,000	\$ 200,000	\$ 53,350.00	\$ -
12/15/46	\$ 1,740,000	\$ -	\$ 47,850.00	\$ 301,200.00
6/15/47	\$ 1,740,000	\$ 210,000	\$ 47,850.00	\$ -
12/15/47	\$ 1,530,000	\$ -	\$ 42,075.00	\$ 299,925.00
6/15/48	\$ 1,530,000	\$ 220,000	\$ 42,075.00	\$ -
12/15/48	\$ 1,310,000	\$ -	\$ 36,025.00	\$ 298,100.00
6/15/49	\$ 1,310,000	\$ 235,000	\$ 36,025.00	\$ -
12/15/49	\$ 1,075,000	\$ -	\$ 29,562.50	\$ 300,587.50
6/15/50	\$ 1,075,000	\$ 250,000	\$ 29,562.50	\$ -
12/15/50	\$ 825,000	\$ -	\$ 22,687.50	\$ 302,250.00
6/15/51	\$ 825,000	\$ 260,000	\$ 22,687.50	\$ -
12/15/51	\$ 565,000	\$ -	\$ 15,537.50	\$ 298,225.00
6/15/52	\$ 565,000	\$ 275,000	\$ 15,537.50	\$ -
12/15/52	\$ 290,000	\$ -	\$ 7,975.00	\$ 298,512.50
6/15/53	\$ 290,000	\$ 290,000	\$ 7,975.00	\$ -
12/15/53	\$ -	\$ -	\$ -	\$ 297,975.00
Totals		\$ 4,320,000	\$ 4,206,863	\$ 8,526,862.50

ParcelID	Units	O&M	2017 Debt	2019 Debt	2020 Debt	2023 Debt	Total
30-25-27-3524-0001-0010	1	\$685.90				\$1,404.06	\$2,089.96
30-25-27-3524-0001-0020	1	\$685.90				\$1,404.06	\$2,089.96
30-25-27-3524-0001-0030	1	\$685.90				\$1,404.06	\$2,089.96
30-25-27-3524-0001-0040	1	\$685.90				\$1,404.06	\$2,089.96
30-25-27-3524-0001-0050	1	\$685.90				\$1,404.06	\$2,089.96
30-25-27-3524-0001-0060	1	\$685.90				\$1,404.06	\$2,089.96
30-25-27-3524-0001-0070	1	\$685.90				\$1,404.06	\$2,089.96
30-25-27-3524-0001-0080	1	\$685.90				\$1,404.06	\$2,089.96
30-25-27-3524-0001-0090	1	\$685.90				\$1,404.06	\$2,089.96
30-25-27-3524-0001-0100	1	\$685.90				\$1,404.06	\$2,089.96
30-25-27-3524-0001-0110	1	\$685.90				\$1,404.06	\$2,089.96
30-25-27-3524-0001-0120	1	\$685.90				\$1,404.06	\$2,089.96
30-25-27-3524-0001-0130	1	\$685.90				\$1,404.06	\$2,089.96
30-25-27-3524-0001-0140	1	\$685.90				\$1,404.06	\$2,089.96
30-25-27-3524-0001-0150	1	\$685.90				\$1,404.06	\$2,089.96
30-25-27-3524-0001-0160	1	\$685.90				\$1,404.06	\$2,089.96
30-25-27-3524-0001-0170	1	\$685.90				\$1,404.06	\$2,089.96
30-25-27-3524-0001-0180	1	\$685.90				\$1,404.06	\$2,089.96
30-25-27-3524-0001-0190	1	\$685.90				\$1,404.06	\$2,089.96
30-25-27-3524-0001-0200	1	\$685.90				\$1,404.06	\$2,089.96
30-25-27-3524-0001-0210	1	\$685.90				\$1,404.06	\$2,089.96
30-25-27-3524-0001-0220	1	\$685.90				\$1,404.06	\$2,089.96
30-25-27-3524-0001-0230	1	\$685.90				\$1,404.06	\$2,089.96
30-25-27-3524-0001-0240	1	\$685.90				\$1,404.06	\$2,089.96
30-25-27-3524-0001-0250	1	\$685.90				\$1,404.06	\$2,089.96
30-25-27-3524-0001-0260	1	\$685.90				\$1,404.06	\$2,089.96
30-25-27-3524-0001-0270	1	\$685.90				\$1,404.06	\$2,089.96
30-25-27-3524-0001-0280	1	\$685.90				\$1,404.06	\$2,089.96
30-25-27-3524-0001-0290	1	\$685.90				\$1,404.06	\$2,089.96
30-25-27-3524-0001-0300	1	\$685.90				\$1,404.06	\$2,089.96
30-25-27-3524-0001-0310	1	\$685.90				\$1,404.06	\$2,089.96
30-25-27-3524-0001-0320	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0330	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0340	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0350	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0360	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0370	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0380	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0390	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0400	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0410	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0420	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0430	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0440	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0450	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0460	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0470	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0480	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0490	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0500	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0510	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0520	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0530	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0540	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0550	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0560	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0570	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0580	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0590	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0600	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0610	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0620	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0630	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0640	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0650	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0660	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0670	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0680	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0690	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0700	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0710	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0720	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0730	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0740	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0750	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-0760	1	\$445.84				\$702.03	\$1,147.87

[illegible]

ParcelID	Units	O&M	2017 Debt	2019 Debt	2020 Debt	2023 Debt	Total
30-25-27-3524-0001-1570	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-1580	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-1590	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-1600	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3524-0001-1610	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-0010	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0020	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0030	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0040	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0050	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0060	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0070	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0080	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0090	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0100	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0110	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0120	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0130	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0140	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0150	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0160	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0170	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0180	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0190	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0200	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0210	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0220	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0230	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0240	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0250	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0260	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0270	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0280	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0290	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0300	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0310	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0320	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0330	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0340	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0350	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0360	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0370	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0380	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0390	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0400	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0410	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0420	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0430	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0440	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0450	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0460	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0470	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0480	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0490	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0500	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0510	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0520	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0530	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0540	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0550	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0560	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0570	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0580	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0590	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0600	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0610	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0620	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0630	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0640	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0650	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0660	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0670	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0680	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0690	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0700	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0710	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0720	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0730	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0740	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0750	1	\$548.72				\$1,300.21	\$1,848.93

ParcelID	Units	O&M	2017 Debt	2019 Debt	2020 Debt	2023 Debt	Total
30-25-27-3525-0001-0760	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0770	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0780	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0790	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0800	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0810	1	\$548.72				\$1,300.21	\$1,848.93
30-25-27-3525-0001-0820	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-0830	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-0840	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-0850	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-0860	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-0870	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-0880	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-0890	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-0900	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-0910	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-0920	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-0930	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-0940	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-0950	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-0960	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-0970	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-0980	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-0990	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1000	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1010	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1020	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1030	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1040	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1050	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1060	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1070	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1080	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1090	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1100	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1110	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1120	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1130	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1140	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1150	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1160	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1170	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1180	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1190	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1200	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1210	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1220	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1230	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1240	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1250	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1260	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1270	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1280	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1290	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1300	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1310	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1320	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1330	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1340	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1350	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1360	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1370	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1380	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1390	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1400	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1410	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1420	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1430	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1440	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1450	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1460	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1470	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1480	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1490	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1500	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1510	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1520	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1530	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1540	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1550	1	\$445.84				\$702.03	\$1,147.87

ParcelID	Units	O&M	2017 Debt	2019 Debt	2020 Debt	2023 Debt	Total
30-25-27-3525-0001-1560	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1570	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1580	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1590	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1600	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1610	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1620	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1630	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1640	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1650	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1660	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1670	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1680	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1690	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1700	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1710	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1720	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1730	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1740	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1750	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1760	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1770	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1780	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1790	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1800	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1810	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1820	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1830	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1840	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1850	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1860	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1870	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1880	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1890	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1900	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1910	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1920	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1930	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1940	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1950	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1960	1	\$445.84				\$702.03	\$1,147.87
30-25-27-3525-0001-1970	1	\$445.84				\$702.03	\$1,147.87
30-25-27-5092-0001-0010	1	\$445.84			\$1,093.75	\$702.03	\$1,539.59
30-25-27-5092-0001-0020	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0030	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0040	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0050	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0060	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0070	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0080	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0090	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0100	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0110	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0120	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0130	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0140	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0150	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0160	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0170	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0180	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0190	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0200	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0210	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0220	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0230	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0240	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0250	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0260	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0270	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0280	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0290	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0300	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0310	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0320	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0330	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0340	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0350	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0360	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0370	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0380	1	\$445.84			\$1,093.75		\$1,539.59

ParcelID	Units	O&M	2017 Debt	2019 Debt	2020 Debt	2023 Debt	Total
30-25-27-5092-0001-0390	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5092-0001-0400	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5092-0001-0410	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5092-0001-0420	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5092-0001-0430	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5092-0001-0440	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5092-0001-0450	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5092-0001-0460	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5092-0001-0470	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5092-0001-0480	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5092-0001-0490	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5092-0001-0500	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5092-0001-0510	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5092-0001-0520	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5092-0001-0530	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5092-0001-0540	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5092-0001-0550	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5092-0001-0560	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5092-0001-0570	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5092-0001-0580	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5092-0001-0590	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5092-0001-0600	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5092-0001-0610	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5092-0001-0620	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5092-0001-0630	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0640	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0650	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0660	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0670	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0680	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0690	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0700	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0710	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0720	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0730	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0740	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0750	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0760	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0770	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0780	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0790	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0800	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0810	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0820	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0830	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0840	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0850	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0860	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0870	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0880	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0890	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0900	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0910	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0920	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0930	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0940	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0950	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0960	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0970	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0980	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-0990	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-1000	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5092-0001-1010	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5092-0001-1020	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5092-0001-1030	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5092-0001-1040	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5092-0001-1050	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5092-0001-1060	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5092-0001-1070	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5092-0001-1080	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5092-0001-1090	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5092-0001-1100	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5092-0001-1110	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5092-0001-1120	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5092-0001-1130	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5092-0001-1140	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5092-0001-1150	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5092-0001-1160	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5092-0001-1170	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-0010	1	\$685.90			\$1,406.25		\$2,092.15

ParcelID	Units	O&M	2017 Debt	2019 Debt	2020 Debt	2023 Debt	Total
30-25-27-5093-0001-0020	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-0030	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-0040	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-0050	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-0060	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-0070	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-0080	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-0090	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-0100	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-0110	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-0120	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-0130	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-0140	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-0150	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-0160	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-0170	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-0180	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-0190	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-0200	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-0210	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0220	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0230	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0240	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0250	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0260	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0270	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0280	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0290	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0300	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0310	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0320	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0330	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0340	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0350	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0360	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0370	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0380	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0390	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0400	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0410	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0420	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0430	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0440	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0450	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0460	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0470	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0480	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0490	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0500	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0510	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0520	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0530	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0540	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0550	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0560	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0570	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0580	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0590	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0600	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0610	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0620	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5093-0001-0630	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-0640	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-0650	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-0660	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-0670	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-0680	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-0690	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-0700	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-0710	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-0720	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-0730	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-0740	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-3480	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3490	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3500	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3510	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3520	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3530	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3540	1	\$823.08			\$1,510.42		\$2,333.50

ParcelID	Units	O&M	2017 Debt	2019 Debt	2020 Debt	2023 Debt	Total
30-25-27-5093-0001-3550	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3560	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3570	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3580	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3590	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3600	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3610	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3620	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3630	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3640	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3650	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3660	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3670	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3680	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3690	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3700	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3710	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3720	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3730	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3740	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3750	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3760	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3770	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3780	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3790	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3800	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3810	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3820	1	\$823.08			\$1,510.42		\$2,333.50
30-25-27-5093-0001-3830	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5093-0001-3840	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5093-0001-3850	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5093-0001-3860	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5093-0001-3870	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5093-0001-3880	1	\$1,097.44		\$1,718.75			\$2,816.19
30-25-27-5093-0001-3890	1	\$1,097.44		\$1,718.75			\$2,816.19
30-25-27-5093-0001-3900	1	\$1,097.44		\$1,718.75			\$2,816.19
30-25-27-5093-0001-3910	1	\$1,097.44		\$1,718.75			\$2,816.19
30-25-27-5093-0001-3920	1	\$1,097.44		\$1,718.75			\$2,816.19
30-25-27-5093-0001-3930	1	\$1,097.44		\$1,718.75			\$2,816.19
30-25-27-5093-0001-3940	1	\$1,097.44		\$1,718.75			\$2,816.19
30-25-27-5093-0001-3950	1	\$1,097.44		\$1,718.75			\$2,816.19
30-25-27-5093-0001-3960	1	\$1,097.44		\$1,718.75			\$2,816.19
30-25-27-5093-0001-3970	1	\$1,097.44		\$1,718.75			\$2,816.19
30-25-27-5093-0001-3980	1	\$1,097.44		\$1,718.75			\$2,816.19
30-25-27-5093-0001-3990	1	\$1,097.44		\$1,718.75			\$2,816.19
30-25-27-5093-0001-4000	1	\$1,097.44		\$1,718.75			\$2,816.19
30-25-27-5093-0001-4010	1	\$1,097.44		\$1,718.75			\$2,816.19
30-25-27-5093-0001-4020	1	\$1,097.44			\$1,718.75		\$2,816.19
30-25-27-5093-0001-4030	1	\$1,097.44			\$1,718.75		\$2,816.19
30-25-27-5093-0001-4040	1	\$1,097.44			\$1,718.75		\$2,816.19
30-25-27-5093-0001-4050	1	\$1,097.44			\$1,718.75		\$2,816.19
30-25-27-5093-0001-4060	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4070	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4080	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4090	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4100	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4110	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4120	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4130	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4140	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4150	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4160	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4170	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4180	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4190	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4200	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4210	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4220	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4230	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4240	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4250	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4260	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4270	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4280	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4290	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4300	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4310	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4320	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4330	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4340	1	\$685.90			\$1,406.25		\$2,092.15

ParcelID	Units	O&M	2017 Debt	2019 Debt	2020 Debt	2023 Debt	Total
30-25-27-5093-0001-4350	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4360	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4370	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4380	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4390	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4400	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4410	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4420	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4430	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4440	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4450	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5093-0001-4460	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4470	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4480	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4490	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4500	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4510	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4520	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4530	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4540	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4550	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4560	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4570	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4580	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4590	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4600	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4610	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4620	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4630	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4640	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4650	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4660	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4670	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4680	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4690	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4700	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4710	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4720	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4730	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4740	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4750	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4760	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4770	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4780	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4790	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4800	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4810	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4820	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4830	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4840	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4850	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4860	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4870	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4880	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5093-0001-4890	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5120-0001-0010	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0020	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0030	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0040	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0050	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0060	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0070	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0080	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0090	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0100	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0110	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0120	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0130	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0140	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0150	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0160	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0170	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0180	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0190	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0200	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0210	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0220	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0230	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0240	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0250	1	\$548.72		\$1,302.25			\$1,850.97

ParcelID	Units	O&M	2017 Debt	2019 Debt	2020 Debt	2023 Debt	Total
30-25-27-5120-0001-0260	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0270	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0280	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0290	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0300	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0310	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0320	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0330	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0340	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0350	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0360	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0370	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0380	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0390	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0400	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0410	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0420	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0430	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0440	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0450	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0460	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0470	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0480	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0490	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0500	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0510	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0520	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0530	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0540	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0550	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0560	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0570	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0580	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0590	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0600	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0610	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0620	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0630	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0640	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0650	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0660	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0670	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0680	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0690	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-0700	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-0710	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-0720	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-0730	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-0740	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-0750	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-0760	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-0770	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-0780	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-0790	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-0800	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-0810	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-0820	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-0830	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-0840	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-0850	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-0860	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-0870	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-0880	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-0890	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-0900	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-0910	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-0920	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-0930	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-0940	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-0950	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-0960	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-0970	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-0980	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-0990	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-1000	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-1010	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-1020	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-1030	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-1040	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-1050	1	\$685.90		\$1,406.25			\$2,092.15

ParcelID	Units	O&M	2017 Debt	2019 Debt	2020 Debt	2023 Debt	Total
30-25-27-5120-0001-1060	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-1070	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5120-0001-1080	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-1090	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-1100	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-1110	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-1120	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-1130	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-1140	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-1150	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-1160	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-1170	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-1180	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-1190	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-1200	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-1210	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-1220	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-1230	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-1240	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-1250	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-1260	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5120-0001-1270	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-0010	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0020	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0030	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0040	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0050	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0060	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0070	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0080	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0090	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0100	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0110	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0120	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0130	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0140	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0150	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0160	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0170	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0180	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0190	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0200	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0210	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0220	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0230	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0240	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0250	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0260	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0270	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0280	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0290	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0300	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0310	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0320	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0330	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0340	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0350	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0360	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0370	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0380	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0390	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0400	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0410	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0420	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0430	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0440	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0450	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0460	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0470	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0480	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-0490	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-0500	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-0510	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-0520	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-0530	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-0540	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-0550	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-0560	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-0570	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-0580	1	\$548.72		\$1,302.25			\$1,850.97

ParcelID	Units	O&M	2017 Debt	2019 Debt	2020 Debt	2023 Debt	Total
30-25-27-5121-0001-0590	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-0600	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-0610	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-0620	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-0630	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-0640	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-0650	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-0660	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-0670	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-0680	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-0690	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-0700	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-0710	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-0720	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-0730	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-0740	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-0750	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-0760	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-0770	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-0780	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-0790	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-0800	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-0810	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-0820	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-0830	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-0840	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-0850	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-0860	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-0870	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-0880	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-0890	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-0900	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-0910	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-0920	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-0930	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-0940	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-0950	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-0960	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-0970	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-0980	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-0990	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-1000	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-1010	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-1020	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-1030	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-1040	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-1050	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-1060	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-1070	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-1080	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1090	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1100	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1110	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1120	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1130	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1140	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1150	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1160	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1170	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1180	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1190	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1200	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1210	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1220	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1230	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1240	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1250	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1260	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1270	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1280	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1290	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1300	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1310	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1320	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1480	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-1490	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-1500	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-1510	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-1520	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-1530	1	\$548.72		\$1,302.25			\$1,850.97

ParcelID	Units	O&M	2017 Debt	2019 Debt	2020 Debt	2023 Debt	Total
30-25-27-5121-0001-1540	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-1550	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-1560	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-1570	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-1580	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-1590	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-1600	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-1610	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-1620	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-1630	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-1640	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-1650	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-1660	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-1670	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-1680	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-1690	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-1700	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-1710	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-1720	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-1730	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1740	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1750	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1760	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1770	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1780	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1790	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1800	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1810	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1820	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1830	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1840	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1850	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1860	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1870	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1880	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1890	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1900	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1910	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1920	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1930	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1940	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1950	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1960	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1970	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5121-0001-1980	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-1990	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-2000	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-2010	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-2020	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-2030	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-2040	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-2050	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-2060	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-2070	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-2080	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-2090	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-2100	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-2110	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-2120	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-2130	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-2140	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-2150	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-2160	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-2170	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-2180	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-2190	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-2200	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-2210	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-2220	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-2230	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-2240	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-2250	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-2260	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-2270	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-2280	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-2290	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-2300	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-2310	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-2320	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-2330	1	\$445.84		\$1,093.75			\$1,539.59

[illegible]

ParcelID	Units	O&M	2017 Debt	2019 Debt	2020 Debt	2023 Debt	Total
30-25-27-5121-0001-3140	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-3150	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-3160	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-3170	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-3180	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-3190	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-3200	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-3210	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-3220	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-3230	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-3240	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-3250	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-3260	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-3270	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-3280	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-3290	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-3300	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-3310	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-3320	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-3330	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-3340	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-3350	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-3360	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5121-0001-3370	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-3380	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-3390	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-3400	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-3410	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-3420	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-3430	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-3440	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-3450	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-3460	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-3470	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-3480	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-3490	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-3500	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-3510	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-3520	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-3530	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-3540	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-3550	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-3560	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-3570	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-3580	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-3590	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-3600	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-3610	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5121-0001-3620	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-3630	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-3640	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-3650	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-3660	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-3670	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-3680	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-3690	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-3700	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-3710	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-3720	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-3730	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-3740	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-3750	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-3760	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-3770	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-3780	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-3790	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-3800	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-3810	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-3820	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-3830	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-3840	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-3850	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-3860	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-3870	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-3880	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5121-0001-3890	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5119-0001-0010	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5129-0001-0020	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5129-0001-0030	1	\$823.08		\$1,510.42			\$2,333.50
30-25-27-5129-0001-0040	1	\$823.08		\$1,510.42			\$2,333.50

ParcelID	Units	O&M	2017 Debt	2019 Debt	2020 Debt	2023 Debt	Total
30-25-27-5129-0001-0050	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5129-0001-0060	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5129-0001-0070	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5129-0001-0080	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5129-0001-0090	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5129-0001-0100	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5129-0001-0110	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5129-0001-0120	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5129-0001-0130	1	\$548.72		\$1,302.25			\$1,850.97
30-25-27-5129-0001-0140	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0150	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0160	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0170	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0180	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0190	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0200	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0210	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0220	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0230	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0240	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0250	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0260	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0270	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0280	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0290	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0300	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0310	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0320	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0330	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0340	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0350	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0360	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0370	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0380	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0390	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0400	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0410	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0420	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0430	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0440	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0450	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0460	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0470	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0480	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0490	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0500	1	\$685.90		\$1,406.25			\$2,092.15
30-25-27-5129-0001-0510	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5129-0001-0520	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5129-0001-0530	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5129-0001-0540	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5129-0001-0550	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5129-0001-0560	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5129-0001-0570	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5129-0001-0580	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5129-0001-0590	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5129-0001-0600	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5129-0001-0610	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5129-0001-0620	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5129-0001-0630	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5129-0001-0640	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5129-0001-0650	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5129-0001-0660	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5129-0001-0670	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5129-0001-0680	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5129-0001-0690	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5129-0001-0700	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5129-0001-0710	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5129-0001-0720	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5129-0001-0730	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5129-0001-0740	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5129-0001-0750	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5129-0001-0760	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5129-0001-0770	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5129-0001-0780	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5129-0001-0790	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5129-0001-0800	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5129-0001-0810	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5129-0001-0820	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5129-0001-0830	1	\$445.84		\$1,093.75			\$1,539.59
30-25-27-5129-0001-0840	1	\$445.84		\$1,093.75			\$1,539.59

[illegible]

ParcelID	Units	O&M	2017 Debt	2019 Debt	2020 Debt	2023 Debt	Total
30-25-27-5281-0001-1400	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1410	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1420	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1430	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1440	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1450	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1460	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1470	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1480	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1490	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1500	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1510	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1520	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1530	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1540	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1550	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1560	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1570	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1580	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1590	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1600	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1610	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1620	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1630	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1640	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1650	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1660	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1670	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1680	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1690	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1700	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1710	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1720	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1730	1	\$685.90			\$1,406.25		\$2,092.15
30-25-27-5281-0001-1740	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-1750	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-1760	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-1770	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-1780	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-1790	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-1800	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-1810	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-1820	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-1830	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-1840	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-1850	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-1860	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-1870	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-1880	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-1890	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-1900	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-1910	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-1920	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-1930	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-1940	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-1950	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-1960	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-1970	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-1980	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-1990	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2000	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2010	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2020	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2030	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2040	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2050	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2060	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2070	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2080	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2090	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2100	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2110	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2120	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2130	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2140	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2150	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2160	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2170	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2180	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2190	1	\$445.84			\$1,093.75		\$1,539.59

ParcelID	Units	O&M	2017 Debt	2019 Debt	2020 Debt	2023 Debt	Total
30-25-27-5281-0001-2200	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2210	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2220	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2230	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2240	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2250	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2260	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2270	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2280	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2290	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2300	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2310	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2320	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2330	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2340	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2350	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2360	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2370	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2380	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2390	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2400	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2410	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2420	1	\$445.84			\$1,093.75		\$1,539.59
30-25-27-5281-0001-2430	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2440	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2450	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2460	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2470	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2480	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2490	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2500	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2510	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2520	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2530	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2540	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2550	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2560	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2570	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2580	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2590	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2600	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2610	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2620	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2630	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2640	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2650	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2660	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2670	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2680	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2690	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2700	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2710	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2720	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2730	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2740	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2750	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2760	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2770	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2780	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2790	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2800	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2810	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2820	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2830	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2840	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2850	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2860	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2870	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2880	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2890	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2900	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2910	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2920	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5281-0001-2930	1	\$548.72			\$1,302.25		\$1,850.97
30-25-27-5631-0001-2001	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5631-0001-2002	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5631-0001-2003	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5631-0001-2004	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5632-0001-1901	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5632-0001-1902	1	\$342.96		\$989.00			\$1,331.96

ParcelID	Units	O&M	2017 Debt	2019 Debt	2020 Debt	2023 Debt	Total
30-25-27-5632-0001-1903	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5632-0001-1904	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5633-0001-1801	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5633-0001-1802	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5633-0001-1803	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5633-0001-1804	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5634-0001-1701	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5634-0001-1702	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5634-0001-1703	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5634-0001-1704	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5635-0001-1601	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5635-0001-1602	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5635-0001-1603	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5635-0001-1604	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5636-0001-1501	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5636-0001-1502	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5636-0001-1503	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5636-0001-1504	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5637-0001-1401	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5637-0001-1402	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5637-0001-1403	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5637-0001-1404	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5638-0001-1301	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5638-0001-1302	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5638-0001-1303	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5638-0001-1304	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5639-0001-1201	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5639-0001-1202	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5639-0001-1203	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5639-0001-1204	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5640-0001-1101	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5640-0001-1102	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5640-0001-1103	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5640-0001-1104	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5641-0001-1001	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5641-0001-1002	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5641-0001-1003	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5641-0001-1004	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5642-0001-9010	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5642-0001-9020	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5642-0001-9030	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5642-0001-9040	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5643-0001-7010	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5643-0001-7020	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5643-0001-7030	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5643-0001-7040	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5644-0001-8010	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5644-0001-8020	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5644-0001-8030	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5644-0001-8040	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5645-0001-6010	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5645-0001-6020	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5645-0001-6030	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5645-0001-6040	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5646-0001-5010	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5646-0001-5020	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5646-0001-5030	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5646-0001-5040	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5647-0001-4010	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5647-0001-4020	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5647-0001-4030	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5647-0001-4040	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5648-0001-3010	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5648-0001-3020	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5648-0001-3030	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5648-0001-3040	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5649-0001-2010	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5649-0001-2020	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5649-0001-2030	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5649-0001-2040	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5650-0001-1010	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5650-0001-1020	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5650-0001-1030	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5650-0001-1040	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5655-0028-2801	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5655-0028-2802	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5655-0028-2803	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5655-0028-2804	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5656-0029-2901	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5656-0029-2902	1	\$342.96			\$989.00		\$1,331.96

ParcelID	Units	O&M	2017 Debt	2019 Debt	2020 Debt	2023 Debt	Total
30-25-27-5656-0029-2903	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5656-0029-2904	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5656-0030-3001	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5656-0030-3002	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5656-0030-3003	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5656-0030-3004	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5699-0001-1010	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5699-0001-1020	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5699-0001-1030	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5699-0001-1040	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5699-0002-2010	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5699-0002-2020	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5699-0002-2030	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5699-0002-2040	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5700-0003-3010	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5700-0003-3020	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5700-0003-3030	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5700-0003-3040	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5701-0004-4010	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5701-0004-4020	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5701-0004-4030	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5701-0004-4040	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5702-0005-5010	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5702-0005-5020	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5702-0005-5030	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5702-0005-5040	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5703-0006-6010	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5703-0006-6020	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5703-0006-6030	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5703-0006-6040	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5703-0007-7010	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5703-0007-7020	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5703-0007-7030	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5703-0007-7040	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5703-0008-8010	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5703-0008-8020	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5703-0008-8030	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5703-0008-8040	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5704-0009-9010	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5704-0009-9020	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5704-0009-9030	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5704-0009-9040	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5705-0010-1001	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5705-0010-1002	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5705-0010-1003	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5705-0010-1004	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5705-0011-1101	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5705-0011-1102	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5705-0011-1103	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5705-0011-1104	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5706-0012-1201	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5706-0012-1202	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5706-0012-1203	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5706-0012-1204	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5707-0013-1301	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5707-0013-1302	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5707-0013-1303	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5707-0013-1304	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5707-0014-1401	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5707-0014-1402	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5707-0014-1403	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5707-0014-1404	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5708-0015-1501	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5708-0015-1502	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5708-0015-1503	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5708-0015-1504	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5709-0016-1601	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5709-0016-1602	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5709-0016-1603	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5709-0016-1604	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5709-0017-1701	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5709-0017-1702	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5709-0017-1703	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5709-0017-1704	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5710-0018-1801	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5710-0018-1802	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5710-0018-1803	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5710-0018-1804	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5710-0019-1901	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5710-0019-1902	1	\$342.96			\$989.00		\$1,331.96

ParcelID	Units	O&M	2017 Debt	2019 Debt	2020 Debt	2023 Debt	Total
30-25-27-5710-0019-1903	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5710-0019-1904	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5711-0020-2001	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5711-0020-2002	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5711-0020-2003	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5711-0020-2004	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5712-0021-2101	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5712-0021-2102	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5712-0021-2103	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5712-0021-2104	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5713-0022-2201	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5713-0022-2202	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5713-0022-2203	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5713-0022-2204	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5714-0023-2301	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5714-0023-2302	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5714-0023-2303	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5714-0023-2304	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5715-0024-2401	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5715-0024-2402	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5715-0024-2403	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5715-0024-2404	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5715-0025-2501	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5715-0025-2502	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5715-0025-2503	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5715-0025-2504	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5716-0026-2601	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5716-0026-2602	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5716-0026-2603	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5716-0026-2604	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5717-0027-2701	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5717-0027-2702	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5717-0027-2703	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5717-0027-2704	1	\$342.96			\$989.00		\$1,331.96
30-25-27-5775-0021-2101	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5775-0021-2102	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5775-0021-2103	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5775-0021-2104	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5776-0022-2201	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5776-0022-2202	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5776-0022-2203	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5776-0022-2204	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5776-0023-2301	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5776-0023-2302	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5776-0023-2303	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5776-0023-2304	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5777-0024-2401	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5777-0024-2402	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5777-0024-2403	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5777-0024-2404	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5778-0025-2501	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5778-0025-2502	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5778-0025-2503	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5778-0025-2504	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5778-0026-2601	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5778-0026-2602	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5778-0026-2603	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5778-0026-2604	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5779-0027-2701	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5779-0027-2702	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5779-0027-2703	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5779-0027-2704	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5780-0028-2801	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5780-0028-2802	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5780-0028-2803	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5780-0028-2804	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5781-0029-2901	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5781-0029-2902	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5781-0029-2903	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5781-0029-2904	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5782-0030-3001	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5782-0030-3002	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5782-0030-3003	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5782-0030-3004	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5784-0031-3101	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5784-0031-3102	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5784-0031-3103	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5784-0031-3104	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5784-0032-3201	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5784-0032-3202	1	\$342.96		\$989.00			\$1,331.96

ParcelID	Units	O&M	2017 Debt	2019 Debt	2020 Debt	2023 Debt	Total
30-25-27-5784-0032-3203	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5784-0032-3204	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5785-0033-3301	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5785-0033-3302	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5785-0033-3303	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5785-0033-3304	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5786-0034-3401	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5786-0034-3402	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5786-0034-3403	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5786-0034-3404	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5787-0035-3501	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5787-0035-3502	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5787-0035-3503	1	\$342.96		\$989.00			\$1,331.96
30-25-27-5787-0035-3504	1	\$342.96		\$989.00			\$1,331.96
31-25-27-5138-0001-0010	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0020	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0030	1	\$1,097.44	\$1,718.75				\$2,816.19
31-25-27-5138-0001-0040	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0050	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0060	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0070	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0080	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0090	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0100	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0110	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0120	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0130	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0140	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0150	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0160	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0170	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0180	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0190	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0200	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0210	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0220	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0230	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0240	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0250	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0260	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0270	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0280	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0290	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0300	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0310	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0320	1	\$823.08	\$1,510.42				\$

ParcelID	Units	O&M	2017 Debt	2019 Debt	2020 Debt	2023 Debt	Total
31-25-27-5138-0001-0670	1	\$1,097.44	\$1,718.75				\$2,816.19
31-25-27-5138-0001-0680	1	\$1,097.44	\$1,718.75				\$2,816.19
31-25-27-5138-0001-0690	1	\$1,097.44	\$1,718.75				\$2,816.19
31-25-27-5138-0001-0700	1	\$1,097.44	\$1,718.75				\$2,816.19
31-25-27-5138-0001-0710	1	\$1,097.44	\$1,718.75				\$2,816.19
31-25-27-5138-0001-0720	1	\$1,097.44	\$1,718.75				\$2,816.19
31-25-27-5138-0001-0730	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0740	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0750	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0760	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0770	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0780	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0790	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0800	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0810	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0820	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0830	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0840	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0850	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0860	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0870	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0880	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0890	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0900	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0910	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0920	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0930	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0940	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0950	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0960	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0970	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0980	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-0990	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-1000	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-1010	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-1020	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-1030	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-1040	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-1050	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-1060	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-1070	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-1080	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-1090	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-1100	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-1110	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-1120	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-1130	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-1140	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-1150	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-1160	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-1170	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-1180	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-1190	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-1200	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-1210	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-1220	1	\$823.08	\$1,510.42				\$2,333.50
31-25-27-5138-0001-1230	1	\$1,097.44	\$1,718.75				\$2,816.19
31-25-27-5138-0001-1240	1	\$1,097.44	\$1,718.75				\$2,816.19
31-25-27-5138-0001-1250	1	\$1,097.44	\$1,718.75				\$2,816.19
31-25-27-5138-0001-1260	1	\$1,097.44	\$1,718.75				\$2,816.19
31-25-27-5138-0001-1270	1	\$1,097.44	\$1,718.75				\$2,816.19
31-25-27-5138-0001-1280	1	\$1,097.44	\$1,718.75				\$2,816.19
31-25-27-5138-0001-1290	1	\$1,097.44	\$1,718.75				\$2,816.19
31-25-27-5138-0001-1300	1	\$1,097.44	\$1,718.75				\$2,816.19
31-25-27-5138-0001-1310	1	\$1,097.44	\$1,718.75				\$2,816.19
31-25-27-5138-0001-1320	1	\$1,097.44	\$1,718.75				\$2,816.19
31-25-27-5138-0001-1330	1	\$1,097.44	\$1,718.75				\$2,816.19
31-25-27-5138-0001-1340	1	\$1,097.44	\$1,718.75				\$2,816.19
31-25-27-5138-0001-1350	1	\$685.90	\$1,406.25				\$2,092.15
31-25-27-5138-0001-1360	1	\$685.90	\$1,406.25				\$2,092.15
31-25-27-5138-0001-1370	1	\$685.90	\$1,406.25				\$2,092.15
31-25-27-5138-0001-1380	1	\$685.90	\$1,406.25				\$2,092.15
31-25-27-5138-0001-1390	1	\$685.90	\$1,406.25				\$2,092.15
31-25-27-5138-0001-1400	1	\$685.90	\$1,406.25				\$2,092.15
31-25-27-5138-0001-1410	1	\$685.90	\$1,406.25				\$2,092.15
31-25-27-5138-0001-1420	1	\$685.90	\$1,406.25				\$2,092.15
31-25-27-5138-0001-1430	1	\$685.90	\$1,406.25				\$2,092.15
31-25-27-5138-0001-1440	1	\$685.90	\$1,406.25				\$2,092.15
31-25-27-5138-0001-1450	1	\$685.90	\$1,406.25				\$2,092.15
31-25-27-5138-0001-1460	1	\$685.90	\$1,406.25				\$2,092.15

[illegible]

SECTION VI

Contact Us

TIGRIS Aquatic Services LLC
10460 75th Street
Largo, Florida 33777
LGalantino@tigrisusa.com
727-545-4404

**Quote: 284080**

Quote Date: 04/09/2025
Expiration Date: 05/15/2025

Bill To:

Stoneybrook South at ChampionsGate CDD
c/o: Governmental Management Services Central Florida
6200 Lee Vista Blvd. Ste. 300
Orlando, Florida 32822

Customer: Stoneybrook South at ChampionsGate CDD

8950 Cliftons Draw Drive
Davenport, Florida 33897

Description	Unit Price	Qty	Amount
Pond Management MONTHLY TREATMENTS AND INSPECTIONS AS NEEDED FOR THE CONTROL OF "COGON GRASS ONLY" IN 10 UPLAND BUFFER SITES ASSOCIATED WITH STONEBROOK SOUTH AT CHAMPIONS GATE.			
	\$615.00	18	\$11,070.00
Services Include: <ul style="list-style-type: none">• Monthly treatment reports• Additional management strategy recommendations			
Contract dates: April 1, 2025 - September 30, 2026			

Invoicing Details:
TIGRIS will bill customer in 12 equal payments Invoices will be sent via email on the 1st of each month

Deposit & Payment

Deposit Required: \$0.00

Deposit Due: \$0.00

Summary

Subtotal: \$11,070.00

Total: \$11,070.00

Terms & Conditions

TIGRIS TERMS AND CONDITIONS:

TERM AND TERMINATION: THIS AGREEMENT HAS AN AUTOMATIC RENEWAL CLAUSE. The term of the Agreement for annual services and/or annual product as described above shall commence on the date when both parties have executed this Agreement and shall continue for the "Initial Term." Unless either party hereto provides the other party with written notice at least ninety (90) days prior to the end of the Initial Term or any subsequent renewal term, this Agreement shall automatically renew for subsequent additional terms, with each subsequent term having a duration equal to twelve additional consecutive months. Notwithstanding anything set forth herein to the contrary, either party may terminate this Agreement upon 30 days written notice to the other party; provided that in the event the Customer terminates this Agreement, the Customer must provide payment to TIGRIS Aquatic Services, LLC (TIGRIS) for all services rendered prior to the effective date of termination.

PRICE INCREASE: Following the initial term, TIGRIS may petition Customer at any time for an additional rate adjustment on the basis of extraordinary and unusual changes in the cost of operations that could not be reasonably foreseen by a prudent operator. New areas to be covered will be pro-rated to the program cost at the rates in effect at the time.

PAYMENT: All payments for services rendered under this contract are due within 30 days from the invoice date. If payment is past due 60 days or more, TIGRIS reserves the right to postpone service until the total amount due, including finance charges, is paid in full. Upon receipt of payment TIGRIS will inspect the service area; if conditions have changed significantly due to the interruption of service, additional fees will be incurred to return it to normal status. Credit card payments incur a 3.5% service fee. An annual rate of 18% will be assessed on all accounts over 30 days. Should it become necessary for TIGRIS to bring action for collection of monies due and owing under this Agreement, Customer agrees to pay costs incurred by TIGRIS from such collection.

VENDOR COMPLIANCE: An additional fee will be charged if customer requires specific Vendor Portal Sites or vendor compliance memberships.

PROPERTY DAMAGE/LIMITATION ON CLAIMS: Allegations of property damage resulting from the services rendered by TIGRIS must be submitted in a written report with pictures included, filed directly with respective Account Manager within fifteen (15) days. TIGRIS will review the report, determine a fair and equitable resolution, and respond within a timely manner. Customer agrees that any claims Customer has against TIGRIS must be filed within one (1) year from the date of termination of this Agreement.

LIMITATION OF LIABILITY: Neither party will be liable to the other party for any special, indirect, consequential, or incidental damages of any kind, including, without limitation, any loss of profit, loss of use, or business interruption, based on any claim under this agreement, even if such party has been advised of the possibility of such damages. Customer hereby agrees to indemnify, defend and hold harmless TIGRIS from and against any and all liabilities, obligations, damages, penalties, fines, loss, awards, judgments, costs, and expenses (including, without limitation, reasonable attorneys' fees and costs), relating to any claim, action or proceeding initiated or threatened by a third party (collectively "Losses") incurred by or imposed upon TIGRIS as a result of Customer's negligence or intentional misconduct. TIGRIS hereby agrees to indemnify, defend and hold harmless the Customer from and against all Losses incurred by or imposed upon the Customer as a result of TIGRIS's negligence or intentional misconduct provided however that TIGRIS shall not be responsible for any Losses due in whole or in part to Customer's negligent acts or omissions.

INSURANCE: TIGRIS shall carry Worker's Compensation and Employer Liability, Commercial General Liability, Professional Liability, and Property Damage Insurance which shall remain in full effect throughout this Agreement. Customer will be an insurance certificate holder and named as an additional insured. Copies of certificates of insurance naming the Customer as additionally insured will be provided upon request.

EQUIPMENT: TIGRIS will furnish all labor, equipment, materials, supervision and taxes and has provided proper instruction of all safety measures to its personnel. TIGRIS is licensed and registered by the State of service for the use of aquatic herbicides.

ENTIRE AGREEMENT: This Agreement constitutes the complete understanding between the parties hereto and supersedes any prior understandings whether written or oral between the parties relating to the subject matter hereof. SIGNING AND RETURNING this document authorizes TIGRIS to perform the services and/or have product(s) delivered as stipulated within this agreement. This agreement is based on current Federal, State and local rules and regulations. Any changes to these rules that affect how our operations are carried out may require changes to this Agreement. The property representative would be notified in writing in the event of any such changes. By signing this document, I acknowledge I have the authority to authorize TIGRIS to perform the services outlined in this agreement.

Customer Approval

Customer Signature

Name

Date

SECTION VII

REBATE REPORT

\$14,735,000

Stoneybrook South at Championsgate Community Development District

(Osceola County, Florida)

**Special Assessment Bonds, Series 2019
(2019 Assessment Area)**

**Dated: April 29, 2019
Delivered: April 29, 2019**

**Rebate Report to the Computation Date
April 29, 2029
Reflecting Activity To
April 30, 2025**



AMTEC

TABLE OF CONTENTS

AMTEC Opinion	3
Summary of Rebate Computations	4
Summary of Computational Information and Definitions	5
Methodology	7
Sources and Uses	8
Proof of Arbitrage Yield	9
Bond Debt Service	11
Arbitrage Rebate Calculation Detail Report – Escrow Fund	13
Arbitrage Rebate Calculation Detail Report – Construction Fund	14
Arbitrage Rebate Calculation Detail Report – Debt Service Reserve Fund	15
Arbitrage Rebate Calculation Detail Report – Capitalized Interest Fund	17
Arbitrage Rebate Calculation Detail Report – Cost of Issuance Fund	18
Arbitrage Rebate Calculation Detail Report – Rebate Computation Credits	19



AMTEC

American Municipal Tax-Exempt Compliance

90 Avon Meadow Lane
Avon, CT 06001
(T) 860-321-7521
(F) 860-321-7581

www.amteccorp.com

June 16, 2025

Stoneybrook South at Championsgate
Community Development District
c/o Ms. Teresa Viscarra
Government Management Services – CF, LLC
6200 Lee Vista Boulevard
Suite 300
Orlando, FL 32822

Re: \$14,735,000 Stoneybrook South at Championsgate Community Development District, (Osceola County, Florida), Special Assessment Bonds, Series 2019 (2019 Assessment Area)

Dear Ms. Viscarra:

AMTEC has prepared certain computations relating to the above referenced bond issue (the “Bonds”) at the request of the Stoneybrook South at Championsgate Community Development District (the “District”)

The scope of our engagement consisted of preparing the computations shown in the attached schedules to determine the Rebatable Arbitrage as described in Section 103 of the Internal Revenue Code of 1954, Section 148(f) of the Internal Revenue Code of 1986, as amended (the “Code”), and all applicable Regulations issued thereunder. The methodology used is consistent with current tax law and regulations and may be relied upon in determining the rebate liability. Certain computational methods used in the preparation of the schedules are described in the Summary of Computational Information and Definitions.

Our engagement was limited to the computation of Rebatable Arbitrage based upon the information furnished to us by the District. In accordance with the terms of our engagement, we did not audit the information provided to us, and we express no opinion as to the completeness, accuracy or suitability of such information for purposes of calculating the Rebatable Arbitrage.

We have scheduled our next Report as of April 30, 2026. Thank you and should you have any questions, please do not hesitate to contact us.

Very truly yours,

Michael J. Scarfo
Senior Vice President

Trong M. Tran
Assistant Vice President

SUMMARY OF REBATE COMPUTATIONS

Our computations, contained in the attached schedules, are summarized as follows:

For the April 29, 2029 Computation Date
Reflecting Activity from April 29, 2019 through April 30, 2025

Fund Description	Taxable Inv Yield	Net Income	Rebatable Arbitrage
Escrow Fund	0.208216%	2,985.11	(95,421.98)
Construction Fund	0.194757%	11,578.01	(395,650.56)
Debt Service Reserve Fund	1.857963%	51,646.06	(102,284.96)
Capitalized Interest Fund	0.298393%	33.81	(747.89)
Cost of Issuance Fund	0.232655%	2.47	(70.77)
Totals	0.645866%	\$66,245.46	\$(594,176.16)
Bond Yield	4.564472%		
Rebate Computation Credits			(15,408.81)
Net Rebatable Arbitrage			\$(609,584.97)

Based upon our computations, no rebate liability exists.

SUMMARY OF COMPUTATIONAL INFORMATION AND DEFINITIONS

COMPUTATIONAL INFORMATION

1. For purposes of computing Rebatable Arbitrage, investment activity is reflected from April 29, 2019, the date of the closing, to April 30, 2025, the Computation Period. All nonpurpose payments and receipts are future valued to the Computation Date of April 29, 2029.
2. Computations of yield are based on a 360-day year and semiannual compounding on the last day of each compounding interval. Compounding intervals end on a day in the calendar year corresponding to Bond maturity dates or six months prior.
3. For investment cash flow, debt service and yield computation purposes, all payments and receipts are assumed to be paid or received respectively, as shown on the attached schedules.
4. Purchase prices on investments are assumed to be at fair market value, representing an arm's length transaction.
5. During the period between April 29, 2019 and April 30, 2025, the District made periodic payments into the Debt Service Fund that were used, along with the interest earned, to provide the required debt service payments.

Under Section 148(f)(4)(A), the rebate requirement does not apply to amounts in certain bona fide debt service funds. The Regulations define a bona fide debt service fund as one that is used primarily to achieve a proper matching of revenues with principal and interest payments within each bond year. The fund must be depleted at least once each bond year, except for a reasonable carryover amount not to exceed the greater of the earnings on the fund for the immediately preceding bond year or 1/12th of the principal and interest payments on the issue for the immediately preceding bond year.

We have reviewed the Debt Service Funds and have determined that the funds deposited have functioned as a bona fide debt service fund and are not subject to the rebate requirement.

DEFINITIONS

6. Computation Date

April 29, 2029.

7. Computation Period

The period beginning on April 29, 2019, the date of the closing, and ending on April 30, 2025.

8. Bond Year

Each one-year period (or shorter period from the date of issue) that ends at the close of business on the day in the calendar year that is selected by the issuer. If no day is selected by the issuer before the earlier of the final maturity date of the issue or the date that is five years after the date of issue, each bond year ends at the close of business on the anniversary date of the issuance.

9. Bond Yield

The discount rate that, when used in computing the present value of all the unconditionally payable payments of principal and interest with respect to the Bonds, produces an amount equal to the present value of the issue price of the Bonds. Present value is computed as of the date of issue of the Bonds.

10. Taxable Investment Yield

The discount rate that, when used in computing the present value of all receipts of principal and interest to be received on an investment during the Computation Period, produces an amount equal to the fair market value of the investment at the time it became a nonpurpose investment.

11. Issue Price

The price determined on the basis of the initial offering price at which price a substantial amount of the Bonds was sold.

12. Rebatable Arbitrage

The Code defines the required rebate as the excess of the amount earned on all nonpurpose investments over the amount that would have been earned if such nonpurpose investments were invested at the Bond Yield, plus any income attributable to the excess. Accordingly, the Regulations require that this amount be computed as the excess of the future value of all the nonpurpose receipts over the future value of all the nonpurpose payments. The future value is computed as of the Computation Date using the Bond Yield.

13. Funds and Accounts

The Funds and Accounts activity used in the compilation of this Report was received from the District and U.S. Bank, Trustee, as follows:

Fund	Account Number
Revenue	26974000
Interest	26974001
Sinking	26974002
Debt Service Reserve	26974003
Prepayment	26974004
Construction	26974005
Escrow	26974006
Cost of Issuance	26974007

METHODOLOGY

Bond Yield

The methodology used to calculate the bond yield was to determine the discount rate that produces the present value of all payments of principal and interest through the maturity date of the Bonds.

Investment Yield and Rebate Amount

The methodology used to calculate the Rebatable Arbitrage, as of April 30, 2025, was to calculate the future value of the disbursements from all funds, subject to rebate, and the value of the remaining bond proceeds, at the yield on the Bonds, to April 29, 2029. This figure was then compared to the future value of the deposit of bond proceeds into the various investment accounts at the same yield. The difference between the future values of the two cash flows, on April 29, 2029, is the Rebatable Arbitrage.

\$14,735,000
Stoneybrook South at Championsgate Community Development District
(Osceola County, Florida)
Special Assessment Bonds, Series 2019
(2019 Assessment Area)
Delivered: April 29, 2019

Sources of Funds

Par Amount	\$14,735,000.00
Net Original Issue Discount	-86,855.20
Total	\$14,648,144.80

Uses of Funds

Construction Fund	\$11,617,138.82
Escrow Fund	2,000,000.00
Debt Service Reserve Fund	449,946.88
Capitalized Interest Account	82,859.10
Cost of Issuance Fund	203,500.00
Underwriter's Discount	294,700.00
Total	\$14,648,144.80

PROOF OF ARBITRAGE YIELD

\$14,735,000
 Stoneybrook South at Championsgate Community Development District
 (Osceola County, Florida)
 Special Assessment Bonds, Series 2019
 (2019 Assessment Area)

Date	Debt Service	Present Value to 04/29/2019 @ 4.5644720487%
06/15/2019	82,859.10	82,382.64
12/15/2019	324,231.25	315,173.84
06/15/2020	579,231.25	550,486.99
12/15/2020	319,768.75	297,119.31
06/15/2021	579,768.75	526,683.18
12/15/2021	315,218.75	279,966.76
06/15/2022	585,218.75	508,174.01
12/15/2022	310,493.75	263,600.89
06/15/2023	590,493.75	490,127.53
12/15/2023	305,593.75	247,992.21
06/15/2024	595,593.75	472,545.35
12/15/2024	300,518.75	233,112.05
06/15/2025	600,518.75	455,427.77
12/15/2025	294,518.75	218,376.38
06/15/2026	609,518.75	441,854.80
12/15/2026	288,218.75	204,274.67
06/15/2027	618,218.75	428,385.00
12/15/2027	281,618.75	190,789.05
06/15/2028	621,618.75	411,733.08
12/15/2028	274,818.75	177,966.31
06/15/2029	629,818.75	398,755.62
12/15/2029	267,718.75	165,718.05
06/15/2030	637,718.75	385,940.17
12/15/2030	260,318.75	154,026.71
06/15/2031	645,318.75	373,305.73
12/15/2031	251,656.25	142,330.47
06/15/2032	656,656.25	363,101.49
12/15/2032	242,543.75	131,123.28
06/15/2033	662,543.75	350,190.27
12/15/2033	233,093.75	120,453.64
06/15/2034	673,093.75	340,067.12
12/15/2034	223,193.75	110,248.05
06/15/2035	683,193.75	329,938.16
12/15/2035	212,843.75	100,496.13
06/15/2036	697,843.75	322,141.32
12/15/2036	201,931.25	91,136.33
06/15/2037	706,931.25	311,935.63
12/15/2037	190,568.75	82,212.77
06/15/2038	720,568.75	303,922.47
12/15/2038	178,643.75	73,667.34
06/15/2039	728,643.75	293,766.45
12/15/2039	166,268.75	65,538.63
06/15/2040	746,268.75	287,595.30
12/15/2040	152,856.25	57,592.97
06/15/2041	757,856.25	279,172.69
12/15/2041	138,865.63	50,012.74
06/15/2042	773,865.63	272,490.41
12/15/2042	124,181.25	42,750.53
06/15/2043	789,181.25	265,620.75
12/15/2043	108,803.13	35,803.58
06/15/2044	803,803.13	258,603.57
12/15/2044	92,731.25	29,168.27
06/15/2045	822,731.25	253,012.74
12/15/2045	75,850.00	22,805.51
06/15/2046	840,850.00	247,173.83
12/15/2046	58,159.38	16,714.89
06/15/2047	858,159.38	241,130.13

PROOF OF ARBITRAGE YIELD

\$14,735,000
 Stoneybrook South at Championsgate Community Development District
 (Osceola County, Florida)
 Special Assessment Bonds, Series 2019
 (2019 Assessment Area)

Date	Debt Service	Present Value to 04/29/2019 @ 4.5644720487%
12/15/2047	39,659.38	10,895.05
06/15/2048	879,659.38	236,264.05
12/15/2048	20,234.38	5,313.40
06/15/2049	895,234.38	229,836.73
	27,328,102.90	14,648,144.80

Proceeds Summary

Delivery date	04/29/2019
Par Value	14,735,000.00
Premium (Discount)	-86,855.20
Target for yield calculation	14,648,144.80

BOND DEBT SERVICE

\$14,735,000

Stoneybrook South at Championsgate Community Development District
(Osceola County, Florida)
Special Assessment Bonds, Series 2019
(2019 Assessment Area)

Period Ending	Principal	Coupon	Interest	Debt Service	Annual Debt Service
04/29/2019					
06/15/2019			82,859.10	82,859.10	82,859.10
12/15/2019			324,231.25	324,231.25	
06/15/2020	255,000	3.500%	324,231.25	579,231.25	903,462.50
12/15/2020			319,768.75	319,768.75	
06/15/2021	260,000	3.500%	319,768.75	579,768.75	899,537.50
12/15/2021			315,218.75	315,218.75	
06/15/2022	270,000	3.500%	315,218.75	585,218.75	900,437.50
12/15/2022			310,493.75	310,493.75	
06/15/2023	280,000	3.500%	310,493.75	590,493.75	900,987.50
12/15/2023			305,593.75	305,593.75	
06/15/2024	290,000	3.500%	305,593.75	595,593.75	901,187.50
12/15/2024			300,518.75	300,518.75	
06/15/2025	300,000	4.000%	300,518.75	600,518.75	901,037.50
12/15/2025			294,518.75	294,518.75	
06/15/2026	315,000	4.000%	294,518.75	609,518.75	904,037.50
12/15/2026			288,218.75	288,218.75	
06/15/2027	330,000	4.000%	288,218.75	618,218.75	906,437.50
12/15/2027			281,618.75	281,618.75	
06/15/2028	340,000	4.000%	281,618.75	621,618.75	903,237.50
12/15/2028			274,818.75	274,818.75	
06/15/2029	355,000	4.000%	274,818.75	629,818.75	904,637.50
12/15/2029			267,718.75	267,718.75	
06/15/2030	370,000	4.000%	267,718.75	637,718.75	905,437.50
12/15/2030			260,318.75	260,318.75	
06/15/2031	385,000	4.500%	260,318.75	645,318.75	905,637.50
12/15/2031			251,656.25	251,656.25	
06/15/2032	405,000	4.500%	251,656.25	656,656.25	908,312.50
12/15/2032			242,543.75	242,543.75	
06/15/2033	420,000	4.500%	242,543.75	662,543.75	905,087.50
12/15/2033			233,093.75	233,093.75	
06/15/2034	440,000	4.500%	233,093.75	673,093.75	906,187.50
12/15/2034			223,193.75	223,193.75	
06/15/2035	460,000	4.500%	223,193.75	683,193.75	906,387.50
12/15/2035			212,843.75	212,843.75	
06/15/2036	485,000	4.500%	212,843.75	697,843.75	910,687.50
12/15/2036			201,931.25	201,931.25	
06/15/2037	505,000	4.500%	201,931.25	706,931.25	908,862.50
12/15/2037			190,568.75	190,568.75	
06/15/2038	530,000	4.500%	190,568.75	720,568.75	911,137.50
12/15/2038			178,643.75	178,643.75	
06/15/2039	550,000	4.500%	178,643.75	728,643.75	907,287.50
12/15/2039			166,268.75	166,268.75	
06/15/2040	580,000	4.625%	166,268.75	746,268.75	912,537.50
12/15/2040			152,856.25	152,856.25	
06/15/2041	605,000	4.625%	152,856.25	757,856.25	910,712.50
12/15/2041			138,865.63	138,865.63	
06/15/2042	635,000	4.625%	138,865.63	773,865.63	912,731.26
12/15/2042			124,181.25	124,181.25	
06/15/2043	665,000	4.625%	124,181.25	789,181.25	913,362.50
12/15/2043			108,803.13	108,803.13	
06/15/2044	695,000	4.625%	108,803.13	803,803.13	912,606.26
12/15/2044			92,731.25	92,731.25	
06/15/2045	730,000	4.625%	92,731.25	822,731.25	915,462.50
12/15/2045			75,850.00	75,850.00	
06/15/2046	765,000	4.625%	75,850.00	840,850.00	916,700.00
12/15/2046			58,159.38	58,159.38	
06/15/2047	800,000	4.625%	58,159.38	858,159.38	916,318.76

BOND DEBT SERVICE

\$14,735,000

Stoneybrook South at Championsgate Community Development District
(Osceola County, Florida)

Special Assessment Bonds, Series 2019
(2019 Assessment Area)

Period Ending	Principal	Coupon	Interest	Debt Service	Annual Debt Service
12/15/2047			39,659.38	39,659.38	
06/15/2048	840,000	4.625%	39,659.38	879,659.38	919,318.76
12/15/2048			20,234.38	20,234.38	
06/15/2049	875,000	4.625%	20,234.38	895,234.38	915,468.76
	14,735,000		12,593,102.90	27,328,102.90	27,328,102.90

\$14,735,000
 Stoneybrook South at Championsgate Community Development District
 (Osceola County, Florida)
 Special Assessment Bonds, Series 2019
 (2019 Assessment Area)
 Escrow Fund

ARBITRAGE REBATE CALCULATION
 DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (4.564472%)
04/29/19	Beg Bal	-2,000,000.00	-3,140,756.52
01/17/20		2,002,853.78	3,045,134.96
01/21/20		131.33	199.57

04/29/29	TOTALS:	2,985.11	-95,421.98

ISSUE DATE:	04/29/19	REBATABLE ARBITRAGE:	-95,421.98
COMP DATE:	04/29/29	NET INCOME:	2,985.11
BOND YIELD:	4.564472%	TAX INV YIELD:	0.208216%

\$14,735,000
Stoneybrook South at Championsgate Community Development District
(Osceola County, Florida)
Special Assessment Bonds, Series 2019
(2019 Assessment Area)
Construction Fund

ARBITRAGE REBATE CALCULATION
DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (4.564472%)
04/29/19	Beg Bal	-11,617,138.82	-18,243,302.24
07/12/19		7,829,239.42	12,182,861.79
08/12/19		12,391.25	19,209.30
01/17/20		-2,002,853.78	-3,045,134.96
01/21/20		-131.33	-199.57
02/28/20		289.26	437.54
04/02/20		2,008,738.67	3,025,501.13
05/14/20		3,776,138.00	5,657,636.22
05/18/20		4,860.00	7,277.89
04/08/22		45.34	62.35

04/29/29	TOTALS:	11,578.01	-395,650.56

ISSUE DATE:	04/29/19	REBATABL ARBITRAGE:	-395,650.56
COMP DATE:	04/29/29	NET INCOME:	11,578.01
BOND YIELD:	4.564472%	TAX INV YIELD:	0.194757%

\$14,735,000
Stoneybrook South at Championsgate Community Development District
(Osceola County, Florida)
Special Assessment Bonds, Series 2019
(2019 Assessment Area)
Debt Service Reserve Fund

ARBITRAGE REBATE CALCULATION
DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (4.564472%)
04/29/19	Beg Bal	-449,946.88	-706,586.80
05/02/19		7.40	11.62
06/04/19		114.64	179.24
07/02/19		110.95	172.86
08/02/19		95.54	148.29
09/04/19		76.43	118.16
10/02/19		66.57	102.55
11/04/19		57.32	87.95
12/03/19		55.47	84.80
01/03/20		57.32	87.30
02/04/20		57.17	86.74
03/03/20		47.33	71.55
04/02/20		21.33	32.13
05/04/20		3.69	5.54
06/02/20		3.81	5.70
07/02/20		2.21	3.29
08/04/20		2.09	3.10
09/02/20		1.91	2.82
10/02/20		1.84	2.71
11/03/20		1.91	2.80
12/02/20		1.84	2.69
01/05/21		1.91	2.78
02/02/21		1.91	2.77
03/02/21		1.73	2.50
04/02/21		1.91	2.75
05/04/21		1.85	2.65
06/02/21		1.91	2.73
07/02/21		1.85	2.63
08/03/21		1.91	2.71
09/02/21		1.91	2.70
10/04/21		1.85	2.60
11/02/21		1.91	2.68
12/02/21		1.85	2.58
01/04/22		1.91	2.66
02/02/22		1.91	2.65
03/02/22		1.73	2.39
04/04/22		1.91	2.63
05/03/22		1.85	2.54
06/02/22		1.91	2.61
07/05/22		1.85	2.52
08/02/22		1.91	2.59
09/02/22		296.78	400.81
10/04/22		554.73	746.18
11/02/22		680.47	912.11
12/02/22		721.15	963.01
01/04/23		840.72	1,118.19
02/02/23		894.35	1,185.35

\$14,735,000
Stoneybrook South at Championsgate Community Development District
(Osceola County, Florida)
Special Assessment Bonds, Series 2019
(2019 Assessment Area)
Debt Service Reserve Fund

ARBITRAGE REBATE CALCULATION
DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (4.564472%)
03/02/23		811.14	1,071.03
04/03/23		1,094.67	1,439.80
05/02/23		1,365.87	1,789.98
06/02/23		1,413.94	1,846.02
07/05/23		1,405.31	1,827.18
08/02/23		1,637.69	2,122.12
09/05/23		2,044.48	2,638.31
10/03/23		1,978.53	2,544.25
11/02/23		2,044.77	2,619.89
12/04/23		1,964.35	2,506.78
01/03/24		2,018.83	2,566.95
02/02/24		2,000.79	2,534.78
03/04/24		1,872.00	2,362.12
04/02/24		2,001.60	2,516.80
05/02/24		1,936.54	2,425.86
06/04/24		2,001.07	2,496.66
07/02/24		1,936.54	2,407.68
08/02/24		1,999.88	2,477.09
09/04/24		1,999.55	2,466.77
10/02/24		1,861.29	2,288.16
11/04/24		1,808.95	2,214.91
12/03/24		1,680.39	2,050.03
01/03/25		1,673.69	2,034.19
02/04/25		1,622.79	1,964.68
03/04/25		1,465.76	1,767.91
04/02/25		1,622.77	1,950.42
04/30/25	Bal	449,946.88	538,900.40
04/30/25	Acc	1,570.42	1,880.89

04/29/29	TOTALS:	51,646.06	-102,284.96

ISSUE DATE:	04/29/19	REBATABLE ARBITRAGE:	-102,284.96
COMP DATE:	04/29/29	NET INCOME:	51,646.06
BOND YIELD:	4.564472%	TAX INV YIELD:	1.857963%

\$14,735,000
 Stoneybrook South at Championsgate Community Development District
 (Osceola County, Florida)
 Special Assessment Bonds, Series 2019
 (2019 Assessment Area)
 Capitalized Interest Fund

ARBITRAGE REBATE CALCULATION
 DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (4.564472%)
04/29/19	Beg Bal	-82,859.10	-130,120.13
06/17/19		82,859.09	129,339.46
10/22/19		-1,817.47	-2,792.88
12/16/19		-322,380.07	-492,054.61
12/16/19		324,231.25	494,880.10
12/31/19		0.11	0.17

04/29/29	TOTALS:	33.81	-747.89

ISSUE DATE:	04/29/19	REBATABLE ARBITRAGE:	-747.89
COMP DATE:	04/29/29	NET INCOME:	33.81
BOND YIELD:	4.564472%	TAX INV YIELD:	0.298393%

\$14,735,000
Stoneybrook South at Championsgate Community Development District
(Osceola County, Florida)
Special Assessment Bonds, Series 2019
(2019 Assessment Area)
Cost of Issuance Fund

ARBITRAGE REBATE CALCULATION
DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (4.564472%)
04/29/19	Beg Bal	-203,500.00	-319,571.98
04/29/19		48,500.00	76,163.35
04/29/19		31,000.00	48,681.73
04/29/19		6,000.00	9,422.27
04/29/19		49,000.00	76,948.53
04/29/19		49,000.00	76,948.53
04/29/19		10,760.00	16,897.27
05/01/19		1,500.00	2,354.98
05/10/19		5,925.00	9,291.67
10/22/19		1,817.47	2,792.88

04/29/29	TOTALS:	2.47	-70.77

ISSUE DATE:	04/29/19	REBATABLE ARBITRAGE:	-70.77
COMP DATE:	04/29/29	NET INCOME:	2.47
BOND YIELD:	4.564472%	TAX INV YIELD:	0.232655%

\$14,735,000
 Stoneybrook South at Championsgate Community Development District
 (Osceola County, Florida)
 Special Assessment Bonds, Series 2019
 (2019 Assessment Area)
 Rebate Computation Credits

ARBITRAGE REBATE CALCULATION
 DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (4.564472%)
04/29/20		-1,760.00	-2,641.90
04/29/21		-1,780.00	-2,554.01
04/29/22		-1,830.00	-2,509.89
04/29/23		-1,960.00	-2,569.56
04/29/24		-2,070.00	-2,594.01
04/29/25		-2,120.00	-2,539.44

04/29/29	TOTALS:	-11,520.00	-15,408.81

ISSUE DATE: 04/29/19 REBATABLE ARBITRAGE: -15,408.81
 COMP DATE: 04/29/29
 BOND YIELD: 4.564472%

REBATE REPORT

\$4,450,000

Stoneybrook South at Championsgate Community Development District

(Osceola County, Florida)

**Special Assessment Bonds, Series 2023
(Series 2023 Assessment Area)**

**Dated: March 23, 2023
Delivered: March 23, 2023**

**Rebate Report to the Computation Date
March 23, 2028
Reflecting Activity To
February 28, 2025**



AMTEC

TABLE OF CONTENTS

AMTEC Opinion	3
Summary of Rebate Computations	4
Summary of Computational Information and Definitions	5
Methodology	7
Sources and Uses	8
Proof of Arbitrage Yield	9
Bond Debt Service	11
Arbitrage Rebate Calculation Detail Report – Acquisition & Construction Account	13
Arbitrage Rebate Calculation Detail Report – Reserve Account	14
Arbitrage Rebate Calculation Detail Report – Capitalized Interest Fund	15
Arbitrage Rebate Calculation Detail Report – Cost of Issuance Account	16
Arbitrage Rebate Calculation Detail Report – Rebate Computation Credit	17



AMTEC

American Municipal Tax-Exempt Compliance

90 Avon Meadow Lane
Avon, CT 06001
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www.amteccorp.com

June 16, 2025

Stoneybrook South at Championsgate
Community Development District
c/o Ms. Teresa Viscarra
Government Management Services – CF, LLC
6200 Lee Vista Boulevard
Suite 300
Orlando, FL 32822

Re: \$4,450,000 Stoneybrook South at Championsgate Community Development District (Osceola County, Florida), Special Assessment Bonds, Series 2023 (Series 2023 Assessment Area)

Dear Ms. Viscarra:

AMTEC has prepared certain computations relating to the above referenced bond issue (the “Bonds”) at the request of the Stoneybrook South at Championsgate Community Development District (the “District”).

The scope of our engagement consisted of preparing the computations shown in the attached schedules to determine the Rebatable Arbitrage as described in Section 103 of the Internal Revenue Code of 1954, Section 148(f) of the Internal Revenue Code of 1986, as amended (the “Code”), and all applicable Regulations issued thereunder. The methodology used is consistent with current tax law and regulations and may be relied upon in determining the rebate liability. Certain computational methods used in the preparation of the schedules are described in the Summary of Computational Information and Definitions.

Our engagement was limited to the computation of Rebatable Arbitrage based upon the information furnished to us by the District. In accordance with the terms of our engagement, we did not audit the information provided to us, and we express no opinion as to the completeness, accuracy or suitability of such information for purposes of calculating the Rebatable Arbitrage.

We have scheduled our next Report as of March 31, 2026. Thank you for this engagement and should you have any questions, please do not hesitate to contact us.

Very truly yours,

Michael J. Scarfo
Senior Vice President

Trong M. Tran
Assistant Vice President

SUMMARY OF REBATE COMPUTATIONS

Our computations, contained in the attached schedules, are summarized as follows:

For the March 23, 2028 Computation Date
Reflecting Activity from March 23, 2023 through February 28, 2025

Fund Description	Taxable Inv Yield	Net Income	Rebatable Arbitrage
Acquisition & Construction Account	4.610039%	124,516.18	(31,286.66)
Reserve Account	4.884636%	14,121.87	(2,264.31)
Capitalized Interest Fund	3.682182%	450.55	(289.73)
Cost of Issuance Account	2.352304%	0.41	(0.72)
Totals	4.631978%	\$139,089.01	\$(33,841.42)
Bond Yield	5.521609%		
Rebate Computation Credit			(2,573.89)
Net Rebatable Arbitrage			\$(36,415.31)

Based upon our computations, no rebate liability exists.

SUMMARY OF COMPUTATIONAL INFORMATION AND DEFINITIONS

COMPUTATIONAL INFORMATION

1. For purposes of computing Rebatable Arbitrage, investment activity is reflected from March 23, 2023, the date of the closing, to February 28, 2025, the Computation Period. All nonpurpose payments and receipts are future valued to the Computation Date of March 23, 2028.
2. Computations of yield are based on a 360-day year and semiannual compounding on the last day of each compounding interval. Compounding intervals end on a day in the calendar year corresponding to Bond maturity dates or six months prior.
3. For investment cash flow, debt service and yield computation purposes, all payments and receipts are assumed to be paid or received respectively, as shown on the attached schedules.
4. Purchase prices on investments are assumed to be at fair market value, representing an arm's length transaction.
5. During the period between March 23, 2023 and February 28, 2025, the District made periodic payments into the Debt Service Fund that were used, along with the interest earned, to provide the required debt service payments.

Under Section 148(f)(4)(A), the rebate requirement does not apply to amounts in certain bona fide debt service funds. The Regulations define a bona fide debt service fund as one that is used primarily to achieve a proper matching of revenues with principal and interest payments within each bond year. The fund must be depleted at least once each bond year, except for a reasonable carryover amount not to exceed the greater of the earnings on the fund for the immediately preceding bond year or 1/12th of the principal and interest payments on the issue for the immediately preceding bond year.

We have reviewed the Debt Service Fund and have determined that the funds deposited have functioned as a bona fide debt service fund and are not subject to the rebate requirement.

DEFINITIONS

6. Computation Date

March 23, 2028.

7. Computation Period

The period beginning on March 23, 2023, the date of the closing, and ending on February 28, 2025.

8. Bond Year

Each one-year period (or shorter period from the date of issue) that ends at the close of business on the day in the calendar year that is selected by the issuer. If no day is selected by the issuer before the earlier of the final maturity date of the issue or the date that is five years after the date of issue, each bond year ends at the close of business on the anniversary date of the issuance.

9. Bond Yield

The discount rate that, when used in computing the present value of all the unconditionally payable payments of principal and interest with respect to the Bonds, produces an amount equal to the present value of the issue price of the Bonds. Present value is computed as of the date of issue of the Bonds.

10. Taxable Investment Yield

The discount rate that, when used in computing the present value of all receipts of principal and interest to be received on an investment during the Computation Period, produces an amount equal to the fair market value of the investment at the time it became a nonpurpose investment.

11. Issue Price

The price determined on the basis of the initial offering price at which price a substantial amount of the Bonds was sold.

12. Rebatable Arbitrage

The Code defines the required rebate as the excess of the amount earned on all nonpurpose investments over the amount that would have been earned if such nonpurpose investments were invested at the Bond Yield, plus any income attributable to the excess. Accordingly, the Regulations require that this amount be computed as the excess of the future value of all the nonpurpose receipts over the future value of all the nonpurpose payments. The future value is computed as of the Computation Date using the Bond Yield.

13. Funds and Accounts

The Funds and Accounts activity used in the compilation of this Report was received from the District and U.S. Bank, Trustee, as follows:

Account	Account Number
Revenue	231739000
Interest	231739001
Sinking	231739002
Prepayment	231739003
Reserve	231739004
Acquisition & Construction	231739005
Cost of Issuance	231739006

METHODOLOGY

Bond Yield

The methodology used to calculate the bond yield was to determine the discount rate that produces the present value of all payments of principal and interest through the maturity date of the Bonds.

Investment Yield and Rebate Amount

The methodology used to calculate the Rebatable Arbitrage, as of February 28, 2025, was to calculate the future value of the disbursements from all funds, subject to rebate, and the value of the remaining bond proceeds, at the yield on the Bonds, to March 23, 2028. This figure was then compared to the future value of the deposit of bond proceeds into the various investment accounts at the same yield. The difference between the future values of the two cash flows, on March 23, 2028, is the Rebatable Arbitrage.

\$4,450,000
Stoneybrook South at Championsgate
Community Development District
(Osceola County, Florida)
Special Assessment Bonds, Series 2023
(Series 2023 Assessment Area)
Delivered: March 23, 2023

Sources of Funds

Par Amount	\$4,450,000.00
Net Original Issue Discount	-50,000.25
Total	\$4,399,999.75

Uses of Funds

Acquisition & Construction Account	\$3,907,786.87
Reserve Account	151,125.00
Capitalized Interest Fund	54,112.88
Cost of Issuance Account	197,975.00
Underwriter's Discount	89,000.00
Total	\$4,399,999.75

PROOF OF ARBITRAGE YIELD

\$4,450,000

Stoneybrook South at Championsgate
Community Development District
(Osceola County, Florida)
Special Assessment Bonds, Series 2023
(Series 2023 Assessment Area)

Date	Debt Service	Present Value to 03/23/2023 @ 5.5216093884%
06/15/2023	54,112.77	53,445.57
12/15/2023	118,784.35	114,167.80
06/15/2024	183,784.35	171,895.87
12/15/2024	117,321.85	106,784.53
06/15/2025	182,321.85	161,488.15
12/15/2025	115,859.35	99,863.21
06/15/2026	185,859.35	155,894.70
12/15/2026	114,284.35	93,283.79
06/15/2027	189,284.35	150,351.12
12/15/2027	112,596.85	87,034.35
06/15/2028	187,596.85	141,111.53
12/15/2028	110,909.35	81,185.34
06/15/2029	190,909.35	135,990.68
12/15/2029	109,109.35	75,633.89
06/15/2030	194,109.35	130,940.33
12/15/2030	107,196.85	70,369.02
06/15/2031	197,196.85	125,971.40
12/15/2031	104,778.10	65,135.09
06/15/2032	199,778.10	120,855.07
12/15/2032	102,224.98	60,179.22
06/15/2033	202,224.98	115,850.20
12/15/2033	99,537.48	55,490.82
06/15/2034	204,537.48	110,963.44
12/15/2034	96,715.61	51,059.44
06/15/2035	206,715.61	106,200.19
12/15/2035	93,759.36	46,874.77
06/15/2036	208,759.36	101,564.74
12/15/2036	90,668.74	42,926.66
06/15/2037	210,668.74	97,060.41
12/15/2037	87,443.74	39,205.16
06/15/2038	217,443.74	94,871.10
12/15/2038	83,949.99	35,643.49
06/15/2039	218,949.99	90,464.24
12/15/2039	80,321.87	32,295.23
06/15/2040	225,321.87	88,161.79
12/15/2040	76,425.00	29,099.46
06/15/2041	226,425.00	83,897.00
12/15/2041	72,393.75	26,103.31
06/15/2042	232,393.75	81,543.90
12/15/2042	68,093.75	23,251.28
06/15/2043	238,093.75	79,115.22
12/15/2043	63,525.00	20,541.36
06/15/2044	243,525.00	76,630.32
12/15/2044	58,575.00	17,936.67
06/15/2045	248,575.00	74,072.93
12/15/2045	53,350.00	15,470.67
06/15/2046	253,350.00	71,493.74
12/15/2046	47,850.00	13,140.19
06/15/2047	257,850.00	68,906.35
12/15/2047	42,075.00	10,941.80
06/15/2048	262,075.00	66,322.78
12/15/2048	36,025.00	8,871.84
06/15/2049	271,025.00	64,951.84
12/15/2049	29,562.50	6,894.39
06/15/2050	279,562.50	63,446.26
12/15/2050	22,687.50	5,010.56
06/15/2051	282,687.50	60,754.54

PROOF OF ARBITRAGE YIELD

\$4,450,000
 Stoneybrook South at Championsgate
 Community Development District
 (Osceola County, Florida)
 Special Assessment Bonds, Series 2023
 (Series 2023 Assessment Area)

Date	Debt Service	Present Value
		to 03/23/2023 @ 5.5216093884%
12/15/2051	15,537.50	3,249.57
06/15/2052	290,537.50	59,131.56
12/15/2052	7,975.00	1,579.50
06/15/2053	297,975.00	57,430.42
	9,183,187.11	4,399,999.75

Proceeds Summary

Delivery date	03/23/2023
Par Value	4,450,000.00
Premium (Discount)	-50,000.25
Target for yield calculation	4,399,999.75

BOND DEBT SERVICE

\$4,450,000

Stoneybrook South at Championsgate
Community Development District
(Osceola County, Florida)
Special Assessment Bonds, Series 2023
(Series 2023 Assessment Area)

Period Ending	Principal	Coupon	Interest	Debt Service	Annual Debt Service
03/23/2023					
06/15/2023			54,112.77	54,112.77	54,112.77
12/15/2023			118,784.35	118,784.35	
06/15/2024	65,000	4.500%	118,784.35	183,784.35	302,568.70
12/15/2024			117,321.85	117,321.85	
06/15/2025	65,000	4.500%	117,321.85	182,321.85	299,643.70
12/15/2025			115,859.35	115,859.35	
06/15/2026	70,000	4.500%	115,859.35	185,859.35	301,718.70
12/15/2026			114,284.35	114,284.35	
06/15/2027	75,000	4.500%	114,284.35	189,284.35	303,568.70
12/15/2027			112,596.85	112,596.85	
06/15/2028	75,000	4.500%	112,596.85	187,596.85	300,193.70
12/15/2028			110,909.35	110,909.35	
06/15/2029	80,000	4.500%	110,909.35	190,909.35	301,818.70
12/15/2029			109,109.35	109,109.35	
06/15/2030	85,000	4.500%	109,109.35	194,109.35	303,218.70
12/15/2030			107,196.85	107,196.85	
06/15/2031	90,000	5.375%	107,196.85	197,196.85	304,393.70
12/15/2031			104,778.10	104,778.10	
06/15/2032	95,000	5.375%	104,778.10	199,778.10	304,556.20
12/15/2032			102,224.98	102,224.98	
06/15/2033	100,000	5.375%	102,224.98	202,224.98	304,449.96
12/15/2033			99,537.48	99,537.48	
06/15/2034	105,000	5.375%	99,537.48	204,537.48	304,074.96
12/15/2034			96,715.61	96,715.61	
06/15/2035	110,000	5.375%	96,715.61	206,715.61	303,431.22
12/15/2035			93,759.36	93,759.36	
06/15/2036	115,000	5.375%	93,759.36	208,759.36	302,518.72
12/15/2036			90,668.74	90,668.74	
06/15/2037	120,000	5.375%	90,668.74	210,668.74	301,337.48
12/15/2037			87,443.74	87,443.74	
06/15/2038	130,000	5.375%	87,443.74	217,443.74	304,887.48
12/15/2038			83,949.99	83,949.99	
06/15/2039	135,000	5.375%	83,949.99	218,949.99	302,899.98
12/15/2039			80,321.87	80,321.87	
06/15/2040	145,000	5.375%	80,321.87	225,321.87	305,643.74
12/15/2040			76,425.00	76,425.00	
06/15/2041	150,000	5.375%	76,425.00	226,425.00	302,850.00
12/15/2041			72,393.75	72,393.75	
06/15/2042	160,000	5.375%	72,393.75	232,393.75	304,787.50
12/15/2042			68,093.75	68,093.75	
06/15/2043	170,000	5.375%	68,093.75	238,093.75	306,187.50
12/15/2043			63,525.00	63,525.00	
06/15/2044	180,000	5.500%	63,525.00	243,525.00	307,050.00
12/15/2044			58,575.00	58,575.00	
06/15/2045	190,000	5.500%	58,575.00	248,575.00	307,150.00
12/15/2045			53,350.00	53,350.00	
06/15/2046	200,000	5.500%	53,350.00	253,350.00	306,700.00
12/15/2046			47,850.00	47,850.00	
06/15/2047	210,000	5.500%	47,850.00	257,850.00	305,700.00
12/15/2047			42,075.00	42,075.00	
06/15/2048	220,000	5.500%	42,075.00	262,075.00	304,150.00
12/15/2048			36,025.00	36,025.00	
06/15/2049	235,000	5.500%	36,025.00	271,025.00	307,050.00
12/15/2049			29,562.50	29,562.50	
06/15/2050	250,000	5.500%	29,562.50	279,562.50	309,125.00
12/15/2050			22,687.50	22,687.50	
06/15/2051	260,000	5.500%	22,687.50	282,687.50	305,375.00

BOND DEBT SERVICE

\$4,450,000
 Stoneybrook South at Championsgate
 Community Development District
 (Osceola County, Florida)
 Special Assessment Bonds, Series 2023
 (Series 2023 Assessment Area)

Period Ending	Principal	Coupon	Interest	Debt Service	Annual Debt Service
12/15/2051			15,537.50	15,537.50	
06/15/2052	275,000	5.500%	15,537.50	290,537.50	306,075.00
12/15/2052			7,975.00	7,975.00	
06/15/2053	290,000	5.500%	7,975.00	297,975.00	305,950.00
	4,450,000		4,733,187.11	9,183,187.11	9,183,187.11

\$4,450,000
Stoneybrook South at Championsgate
Community Development District
(Osceola County, Florida)
Special Assessment Bonds, Series 2023
(Series 2023 Assessment Area)
Acquisition & Construction Account

ARBITRAGE REBATE CALCULATION
DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (5.521609%)
03/23/23	Beg Bal	-3,907,786.87	-5,131,045.12
04/04/23		-104.34	-136.77
05/02/23		12,975.00	16,936.35
05/02/23		-458.76	-598.82
06/02/23		-474.91	-617.10
07/03/23		-472.01	-610.46
08/02/23		-550.05	-708.27
09/05/23		-686.69	-879.81
09/18/23		2,756.00	3,524.16
09/18/23		450.50	576.06
09/18/23		351.80	449.85
10/03/23		-664.54	-847.84
11/02/23		-686.78	-872.37
11/29/23		4,002,255.23	5,063,088.29
12/04/23		-659.77	-834.02
01/03/24		-678.07	-853.40
01/12/24		540.00	678.70
01/12/24		264.50	332.44
02/02/24		-672.01	-842.07
03/04/24		-628.75	-784.05
04/02/24		-672.28	-834.79
05/02/24		-650.43	-804.00
06/04/24		-672.11	-826.79
07/02/24		-650.43	-796.74
08/02/24		-671.71	-819.08
09/04/24		-671.59	-814.98
10/02/24		-625.16	-755.43
11/01/24		-607.58	-730.97
12/03/24		-564.40	-675.74
01/03/25		-562.15	-670.00
02/04/25		-545.05	-646.58
02/28/25	Bal	26,256.27	31,034.21
02/28/25	Acc	83.32	98.48

03/23/28	TOTALS:	124,516.18	-31,286.66

ISSUE DATE:	03/23/23	REBATABLE ARBITRAGE:	-31,286.66
COMP DATE:	03/23/28	NET INCOME:	124,516.18
BOND YIELD:	5.521609%	TAX INV YIELD:	4.610039%

\$4,450,000
Stoneybrook South at Championsgate
Community Development District
(Osceola County, Florida)
Special Assessment Bonds, Series 2023
(Series 2023 Assessment Area)
Reserve Account

ARBITRAGE REBATE CALCULATION
DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (5.521609%)
03/23/23	Beg Bal	-151,125.00	-198,431.80
04/04/23		104.34	136.77
05/02/23		458.76	598.82
06/02/23		474.91	617.10
07/05/23		472.01	610.27
08/02/23		550.05	708.27
09/05/23		686.69	879.81
10/03/23		664.54	847.84
11/02/23		686.78	872.37
12/04/23		659.77	834.02
01/03/24		678.07	853.40
02/02/24		672.01	842.07
03/04/24		628.75	784.05
04/02/24		672.28	834.79
05/02/24		650.43	804.00
06/04/24		672.11	826.79
07/02/24		650.43	796.74
08/02/24		671.71	819.08
09/04/24		671.59	814.98
10/02/24		625.16	755.43
11/01/24		607.58	730.97
12/03/24		564.40	675.74
01/03/25		562.15	670.00
02/04/25		545.05	646.58
02/28/25	Bal	151,125.00	178,625.72
02/28/25	Acc	492.30	581.89

03/23/28	TOTALS:	14,121.87	-2,264.31

ISSUE DATE:	03/23/23	REBATABLE ARBITRAGE:	-2,264.31
COMP DATE:	03/23/28	NET INCOME:	14,121.87
BOND YIELD:	5.521609%	TAX INV YIELD:	4.884636%

\$4,450,000
Stoneybrook South at Championsgate
Community Development District
(Osceola County, Florida)
Special Assessment Bonds, Series 2023
(Series 2023 Assessment Area)
Capitalized Interest Fund

ARBITRAGE REBATE CALCULATION
DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (5.521609%)
03/23/23	Beg Bal	-54,112.88	-71,051.89
04/04/23		37.36	48.97
05/02/23		164.27	214.42
06/02/23		170.05	220.96
06/15/23		-0.01	-0.01
06/15/23		54,112.89	70,175.84
07/05/23		78.87	101.97

03/23/28	TOTALS:	450.55	-289.73

ISSUE DATE:	03/23/23	REBATABLE ARBITRAGE:	-289.73
COMP DATE:	03/23/28	NET INCOME:	450.55
BOND YIELD:	5.521609%	TAX INV YIELD:	3.682182%

\$4,450,000
Stoneybrook South at Championsgate
Community Development District
(Osceola County, Florida)
Special Assessment Bonds, Series 2023
(Series 2023 Assessment Area)
Cost of Issuance Account

ARBITRAGE REBATE CALCULATION
DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (5.521609%)
03/23/23	Beg Bal	-197,975.00	-259,947.30
03/23/23		31,000.00	40,703.96
03/23/23		49,000.00	64,338.52
03/23/23		6,000.00	7,878.19
03/23/23		1,750.00	2,297.80
03/23/23		49,000.00	64,338.52
03/23/23		55,000.00	72,216.70
03/24/23		6,225.00	8,172.38
10/26/23		0.41	0.52

03/23/28	TOTALS:	0.41	-0.72

ISSUE DATE:	03/23/23	REBATABLE ARBITRAGE:	-0.72
COMP DATE:	03/23/28	NET INCOME:	0.41
BOND YIELD:	5.521609%	TAX INV YIELD:	2.352304%

\$4,450,000
 Stoneybrook South at Championsgate
 Community Development District
 (Osceola County, Florida)
 Special Assessment Bonds, Series 2023
 (Series 2023 Assessment Area)
 Rebate Computation Credit

ARBITRAGE REBATE CALCULATION
 DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (5.521609%)
03/23/24		-2,070.00	-2,573.89

03/23/28	TOTALS:	-2,070.00	-2,573.89

ISSUE DATE: 03/23/23 REBATABLE ARBITRAGE: -2,573.89
 COMP DATE: 03/23/28
 BOND YIELD: 5.521609%

SECTION VIII

**STONEBROOK SOUTH AT CHAMPIONSGATE
COMMUNITY DEVELOPMENT DISTRICT
OSCEOLA COUNTY, FLORIDA
FINANCIAL REPORT
FOR THE FISCAL YEAR ENDED
SEPTEMBER 30, 2024**

**STONEYBROOK SOUTH AT CHAMPIONSGATE COMMUNITY DEVELOPMENT DISTRICT
OSCEOLA COUNTY, FLORIDA**

TABLE OF CONTENTS

	<u>Page</u>
INDEPENDENT AUDITOR'S REPORT	1-2
MANAGEMENT'S DISCUSSION AND ANALYSIS	3-6
BASIC FINANCIAL STATEMENTS	
Government-Wide Financial Statements:	
Statement of Net Position	7
Statement of Activities	8
Fund Financial Statements:	
Balance Sheet – Governmental Funds	9
Reconciliation of the Balance Sheet – Governmental Funds to the Statement of Net Position	10
Statement of Revenues, Expenditures and Changes in Fund Balances – Governmental Funds	11
Reconciliation of the Statement of Revenues, Expenditures and Changes in Fund Balances of Governmental Funds to the Statement of Activities	12
Notes to the Financial Statements	13-23
REQUIRED SUPPLEMENTARY INFORMATION	
Schedule of Revenues, Expenditures and Changes in Fund Balance – Budget and Actual – General Fund	24
Notes to Required Supplementary Information	25
OTHER INFORMATION	
Data Elements required by FL Statute 218.39 (3) (c)	26-27
INDEPENDENT AUDITOR'S REPORT ON INTERNAL CONTROL OVER FINANCIAL REPORTING AND ON COMPLIANCE AND OTHER MATTERS BASED ON AN AUDIT OF FINANCIAL STATEMENTS PERFORMED IN ACCORDANCE WITH <i>GOVERNMENT AUDITING STANDARDS</i>	28-29
INDEPENDENT AUDITOR'S REPORT ON COMPLIANCE WITH THE REQUIREMENTS OF SECTION 218.415, FLORIDA STATUTES, REQUIRED BY RULE 10.556(10) OF THE AUDITOR GENERAL OF THE STATE OF FLORIDA	30
MANAGEMENT LETTER REQUIRED BY CHAPTER 10.550 OF THE RULES OF THE AUDITOR GENERAL OF THE STATE OF FLORIDA	31-32



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INDEPENDENT AUDITOR'S REPORT

To the Board of Supervisors
Stoneybrook South at ChampionsGate Community Development District
Osceola County, Florida

Report on the Audit of the Financial Statements

Opinions

We have audited the accompanying financial statements of the governmental activities and each major fund of Stoneybrook South at ChampionsGate Community Development District, Osceola County, Florida ("District") as of and for the fiscal year ended September 30, 2024, and the related notes to the financial statements, which collectively comprise the District's basic financial statements as listed in the table of contents.

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities and each major fund of the District as of September 30, 2024, and the respective changes in financial position for the fiscal year then ended in accordance with accounting principles generally accepted in the United States of America.

Basis for Opinions

We conducted our audit in accordance with auditing standards generally accepted in the United States of America (GAAS) and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. Our responsibilities under those standards are further described in the Auditor's Responsibilities for the Audit of the Financial Statements section of our report. We are required to be independent of the District and to meet our other ethical responsibilities, in accordance with the relevant ethical requirements relating to our audit. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinions.

Responsibilities of Management for the Financial Statements

The District's management is responsible for the preparation and fair presentation of the financial statements in accordance with accounting principles generally accepted in the United States of America; and for the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, management is required to evaluate whether there are conditions or events, considered in the aggregate, that raise substantial doubt about the District's ability to continue as a going concern for twelve months beyond the financial statement date, including any currently known information that may raise substantial doubt shortly thereafter.

Auditor's Responsibilities for the Audit of the Financial Statements

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinions. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with GAAS will always detect a material misstatement when it exists. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Misstatements are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence the judgment made by a reasonable user based on the financial statements.

In performing an audit in accordance with GAAS, we:

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the amounts and disclosures in the financial statements.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the District's internal control. Accordingly, no such opinion is expressed.
- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements.
- Conclude whether, in our judgment, there are conditions or events, considered in the aggregate, that raise substantial doubt about the District's ability to continue as a going concern for a reasonable period of time.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit, significant audit findings, and certain internal control–related matters that we identified during the audit.

Required Supplementary Information

Accounting principles generally accepted in the United States of America require that the management's discussion and analysis and budgetary comparison information be presented to supplement the basic financial statements. Such information is the responsibility of management and, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

Other Information Included in the Financial Report

Management is responsible for the other information included in the financial report. The other information comprises the information for compliance with FL Statute 218.39 (3) (c) but does not include the financial statements and our auditor's report thereon. Our opinions on the financial statements do not cover the other information, and we do not express an opinion or any form of assurance thereon. In connection with our audit of the financial statements, our responsibility is to read the other information and consider whether a material inconsistency exists between the other information and the financial statements, or the other information otherwise appears to be materially misstated. If, based on the work performed, we conclude that an uncorrected material misstatement of the other information exists, we are required to describe it in our report.

Other Reporting Required by Government Auditing Standards

In accordance with Government Auditing Standards, we have also issued our report dated June 11, 2025, on our consideration of the District's internal control over financial reporting and on our tests of its compliance with certain provisions of laws, regulations, contracts, grant agreements and other matters. The purpose of that report is solely to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion the effectiveness of the District's on internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with Government Auditing Standards in considering the District's internal control over financial reporting and compliance.

June 11, 2025

MANAGEMENT'S DISCUSSION AND ANALYSIS

Our discussion and analysis of Stoneybrook South at ChampionsGate Community Development District, Osceola County, Florida ("District") provides a narrative overview of the District's financial activities for the fiscal year ended September 30, 2024. Please read it in conjunction with the District's Independent Auditor's Report, basic financial statements, accompanying notes and supplementary information to the basic financial statements.

FINANCIAL HIGHLIGHTS

- The liabilities of the District exceeded its assets at the close of the most recent fiscal year resulting in a net position deficit balance of (\$8,137,649).
- The change in the District's total net position in comparison with the prior fiscal year was \$817,932, an increase. The key components of the District's net position and change in net position are reflected in the table in the government-wide financial analysis section.
- At September 30, 2024, the District's governmental funds reported combined ending fund balances of \$3,797,790, a decrease of (\$3,587,785) in comparison with the prior fiscal year. The total fund balance is non-spendable for prepaid items and deposits, restricted for debt service and capital projects, assigned to capital reserves, and the remainder is unassigned fund balance which is available for spending at the District's discretion.

OVERVIEW OF FINANCIAL STATEMENTS

This discussion and analysis are intended to serve as the introduction to the District's financial statements. The District's basic financial statements are comprised of three components: 1) government-wide financial statements, 2) fund financial statements, and 3) notes to the financial statements. This report also contains other supplementary information in addition to the basic financial statements themselves.

Government-Wide Financial Statements

The government-wide financial statements are designed to provide readers with a broad overview of the District's finances, in a manner similar to a private-sector business.

The statement of net position presents information on all the District's assets, deferred outflows of resources, liabilities, and deferred inflows of resources with the residual amount being reported as net position. Over time, increases or decreases in net position may serve as a useful indicator of whether the financial position of the District is improving or deteriorating.

The statement of activities presents information showing how the government's net position changed during the most recent fiscal year. All changes in net position are reported as soon as the underlying event giving rise to the change occurs, regardless of the timing of related cash flows. Thus, revenues and expenses are reported in this statement for some items that will only result in cash flows in future fiscal periods.

The government-wide financial statements include all governmental activities that are principally supported by special assessment revenues. The District does not have any business-type activities. The governmental activities of the District include the general government (management), and maintenance functions.

Fund Financial Statements

A fund is a grouping of related accounts that is used to maintain control over resources that have been segregated for specific activities or objectives. The District, like other state and local governments, uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements. The District has one fund category: governmental funds.

OVERVIEW OF FINANCIAL STATEMENTS (Continued)

Governmental Funds

Governmental funds are used to account for essentially the same functions reported as governmental activities in the government-wide financial statements. However, unlike the government-wide financial statements, governmental fund financial statements focus on near-term inflows and outflows of spendable resources, as well as on balances of spendable resources available at the end of the fiscal year. Such information may be useful in evaluating a District's near-term financing requirements.

Because the focus of governmental funds is narrower than that of the government-wide financial statements, it is useful to compare the information presented for governmental funds with similar information presented for governmental activities in the government-wide financial statements. By doing so, readers may better understand the long-term impact of the District's near-term financing decisions. Both the governmental fund balance sheet and the governmental fund statement of revenues, expenditures, and changes in fund balance provide a reconciliation to facilitate this comparison between governmental funds and governmental activities.

The District maintains three governmental funds for external reporting. Information is presented separately in the governmental fund balance sheet and the governmental fund statement of revenues, expenditures, and changes in fund balances for the general, debt service fund and capital projects fund, all of which are considered major funds.

The District adopts an annual appropriated budget for its general fund. A budgetary comparison schedule has been provided for the general fund to demonstrate compliance with the budget.

Notes to the Financial Statements

The notes provide additional information that is essential to a full understanding of the data provided in the government-wide and fund financial statements.

GOVERNMENT-WIDE FINANCIAL ANALYSIS

As noted earlier, net position may serve over time as a useful indicator of an entity's financial position. In the case of the District, liabilities exceeded assets at the close of the most recent fiscal year.

Key components of the District's net position are reflected in the following table:

NET POSITION SEPTEMBER 30,		
	2024	2023
Current and other assets	\$ 19,941,571	\$ 7,390,589
Capital assets, net of depreciation	6,260,214	18,612,607
Total assets	26,201,785	26,003,196
Current liabilities	538,050	435,439
Long-term liabilities	33,801,384	34,523,338
Total liabilities	34,339,434	34,958,777
Net position		
Net investment in capital assets	(11,436,705)	(15,910,731)
Restricted	2,179,255	1,968,593
Unrestricted	1,119,801	4,986,557
Total net position	\$ (8,137,649)	\$ (8,955,581)

GOVERNMENT-WIDE FINANCIAL ANALYSIS (Continued)

The District's net position reflects its investment in capital assets (e.g. land, land improvements, and infrastructure) less any related debt used to acquire those assets that is still outstanding. These assets are used to provide services to residents; consequently, these assets are not available for future spending. Although the District's investment in capital assets is reported net of related debt, it should be noted that the resources needed to repay this debt must be provided from other sources, since the capital assets themselves cannot be used to liquidate these liabilities.

The restricted portion of the District's net position represents resources that are subject to external restrictions on how they may be used. The remaining balance of unrestricted net position may be used to meet the District's other obligations.

The District's net position increased during the most recent fiscal year. The majority of the increase represents the extent to which ongoing program revenues exceeded the cost of operations and depreciation expense.

Key elements of the change in net position are reflected in the following table:

CHANGES IN NET POSITION FOR THE FISCAL YEAR ENDED SEPTEMBER 30,		
	2024	2023
Revenues:		
Program revenues		
Charges for services	\$ 3,332,822	\$ 3,105,860
Operating grants and contributions	153,350	76,661
Capital grants and contributions	54,751	186,703
General revenues		
Miscellaneous	6,721	-
Investment earnings	52,114	28,513
Total revenues	3,599,758	3,397,737
Expenses:		
General government	125,909	147,766
Physical environment	1,189,014	865,560
Interest	1,466,903	1,372,833
Bond issuance costs	-	286,975
Total expenses	2,781,826	2,673,134
Change in net position	817,932	724,603
Net position - beginning	(8,955,581)	(9,680,184)
Net position - ending	\$ (8,137,649)	\$ (8,955,581)

As noted above and in the statement of activities, the cost of all governmental activities during the fiscal year ended September 30, 2024 was \$2,781,826. The majority of the costs of the District's activities were paid by program revenues. Program revenues are comprised of assessments and interest income. Expenses increased mainly as a result of an increase in maintenance and utilities expenses.

GENERAL BUDGETING HIGHLIGHTS

An operating budget was adopted and maintained by the governing board for the District pursuant to the requirements of Florida Statutes. The budget is adopted using the same basis of accounting that is used in preparation of the fund financial statements. The legal level of budgetary control, the level at which expenditures may not exceed budget, is in the aggregate. Any budget amendments that increase the aggregate budgeted appropriations must be approved by the Board of Supervisors. Actual general fund expenditures did not exceed appropriations for the fiscal year ended September 30, 2024.

CAPITAL ASSETS AND DEBT ADMINISTRATION

Capital Assets

At September 30, 2024, the District had \$23,253,333 invested in capital assets for its governmental activities. In the government-wide financial statements, depreciation of \$963,751 has been taken, which resulted in a net book value of \$22,289,582. More detailed information about the District's capital assets is presented in the notes of the financial statements.

Capital Debt

At September 30, 2024, the District had \$33,885,000 in Bonds outstanding for its governmental activities. More detailed information about the District's capital debt is presented in the notes of the financial statements.

ECONOMIC FACTORS AND NEXT YEAR'S BUDGETS

The District does not anticipate any major projects or significant changes to its infrastructure maintenance program for the subsequent fiscal year. In addition, it is anticipated that the general operations of the District will remain fairly constant.

CONTACTING THE DISTRICT'S FINANCIAL MANAGEMENT

This financial report is designed to provide our citizens, land owners, customers, investors and creditors with a general overview of the District's finances and to demonstrate the District's accountability for the financial resources it manages and the stewardship of the facilities it maintains. If you have questions about this report or need additional financial information, contact the Stoneybrook South at ChampionsGate Community Development District's Finance Department at 219 E. Livingston Street, Orlando FL 32801.

STONEYBROOK SOUTH AT CHAMPIONSGATE COMMUNITY DEVELOPMENT DISTRICT
OSCEOLA COUNTY, FLORIDA
STATEMENT OF NET POSITION
SEPTEMBER 30, 2024

	Governmental Activities
ASSETS	
Cash	\$ 267,927
Investments	984,907
Assessments receivable	27,595
Prepaid items and deposits	47,699
Restricted assets:	
Investments	2,584,075
Capital assets:	
Nondepreciable	16,029,368
Depreciable, net	6,260,214
Total assets	<u>26,201,785</u>
LIABILITIES	
Accounts payable	56,966
Accrued interest payable	423,637
Due to other governments	57,447
Non-current liabilities:	
Due within one year	745,000
Due in more than one year	33,056,384
Total liabilities	<u>34,339,434</u>
NET POSITION	
Net investment in capital assets	(11,436,705)
Restricted for debt service	2,179,255
Unrestricted	1,119,801
Total net position	<u>\$ (8,137,649)</u>

See notes to the financial statements

**STONEYBROOK SOUTH AT CHAMPIONSGATE COMMUNITY DEVELOPMENT DISTRICT
OSCEOLA COUNTY, FLORIDA
STATEMENT OF ACTIVITIES
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2024**

Functions/Programs	Expenses	Program Revenues			Net (Expense) Revenue and Changes in Net Position
		Charges for Services	Operating Grants and Contributions	Capital Grants and Contributions	
Primary government:					
Governmental activities:					
General government	\$ 125,909	\$ 125,909	\$ -	\$ -	\$ -
Physical environment	1,189,014	934,229	-	54,751	(200,034)
Interest on long-term debt	1,466,903	2,272,684	153,350	-	959,131
Total governmental activities	2,781,826	3,332,822	153,350	54,751	759,097
		General revenues:			
				Miscellaneous	6,721
				Investment earnings	52,114
				Total general revenues	58,835
				Change in net position	817,932
				Net position - beginning	(8,955,581)
				Net position - ending	\$ (8,137,649)

See notes to the financial statements

**STONEYBROOK SOUTH AT CHAMPIONSGATE COMMUNITY DEVELOPMENT DISTRICT
OSCEOLA COUNTY, FLORIDA
BALANCE SHEET
GOVERNMENTAL FUNDS
SEPTEMBER 30, 2024**

	Major Funds			Total
	General	Debt Service	Capital Projects	Governmental Funds
ASSETS				
Cash	\$ 267,927	\$ -	\$ -	\$ 267,927
Investments	909,810	2,584,075	75,097	3,568,982
Assessments receivable	8,778	18,817	-	27,595
Prepaid items and deposits	47,699	-	-	47,699
Total assets	<u>\$ 1,234,214</u>	<u>\$ 2,602,892</u>	<u>\$ 75,097</u>	<u>\$ 3,912,203</u>
LIABILITIES AND FUND BALANCES				
Liabilities:				
Accounts payable	\$ 56,966	-	-	\$ 56,966
Due to other governments	57,447	-	-	57,447
Total liabilities	<u>114,413</u>	<u>-</u>	<u>-</u>	<u>114,413</u>
Fund balances:				
Nonspendable:				
Prepaid items and deposits	47,699	-	-	47,699
Restricted for:				
Debt service	-	2,602,892	-	2,602,892
Capital projects	-	-	75,097	75,097
Assigned to:				
Capital reserves	647,359	-	-	647,359
Unassigned	424,743	-	-	424,743
Total fund balances	<u>1,119,801</u>	<u>2,602,892</u>	<u>75,097</u>	<u>3,797,790</u>
Total liabilities and fund balances	<u>\$ 1,234,214</u>	<u>\$ 2,602,892</u>	<u>\$ 75,097</u>	<u>\$ 3,912,203</u>

See notes to the financial statements

**STONEYBROOK SOUTH AT CHAMPIONSGATE COMMUNITY DEVELOPMENT DISTRICT
OSCEOLA COUNTY, FLORIDA
RECONCILIATION OF THE BALANCE SHEET - GOVERNMENTAL FUNDS
TO THE STATEMENT OF NET POSITION
SEPTEMBER 30, 2024**

Fund balance - governmental funds \$ 3,797,790

Amounts reported for governmental activities in the statement of net position are different because:

Capital assets used in governmental activities are not financial resources and, therefore, are not reported as assets in the governmental funds. The statement of net position includes those capital assets, net of any accumulated depreciation, in the net position of the government as a whole.

Cost of capital assets	23,253,333	
Accumulated depreciation	<u>(963,751)</u>	22,289,582

Liabilities not due and payable from current available resources are not reported as liabilities in the governmental fund statements. All liabilities, both current and long-term, are reported in the government-wide financial statements.

Accrued interest payable	(423,637)	
Bonds payable	<u>(33,801,384)</u>	<u>(34,225,021)</u>

Net position of governmental activities		<u>\$ (8,137,649)</u>
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See notes to the financial statements

**STONEYBROOK SOUTH AT CHAMPIONSGATE COMMUNITY DEVELOPMENT DISTRICT
OSCEOLA COUNTY, FLORIDA
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
GOVERNMENTAL FUNDS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2024**

	Major Funds			Total Governmental Funds
	General	Debt Service	Capital Projects	
REVENUES				
Assessments	\$ 1,060,138	\$ 2,272,684	\$ -	\$ 3,332,822
Miscellaneous	6,721	-	-	6,721
Interest earnings	52,114	153,350	54,751	260,215
Total revenues	1,118,973	2,426,034	54,751	3,599,758
EXPENDITURES				
Current:				
General government	125,909	-	-	125,909
Physical environment	862,929	-	-	862,929
Debt service:				
Principal	-	725,000	-	725,000
Interest	-	1,470,645	-	1,470,645
Capital outlay	-	-	4,003,060	4,003,060
Total expenditures	988,838	2,195,645	4,003,060	7,187,543
Excess (deficiency) of revenues over (under) expenditures	130,135	230,389	(3,948,309)	(3,587,785)
OTHER FINANCING SOURCES (USES)				
Transfers in	-	-	26,515	26,515
Transfers out	-	(26,515)	-	(26,515)
Total other financing sources (uses)	-	(26,515)	26,515	-
Net change in fund balances	130,135	203,874	(3,921,794)	(3,587,785)
Fund balances - beginning	989,666	2,399,018	3,996,891	7,385,575
Fund balances - ending	\$ 1,119,801	\$ 2,602,892	\$ 75,097	\$ 3,797,790

See notes to the financial statements

**STONEBROOK SOUTH AT CHAMPIONSGATE COMMUNITY DEVELOPMENT DISTRICT
OSCEOLA COUNTY, FLORIDA
RECONCILIATION OF THE STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN
FUND BALANCES OF GOVERNMENTAL FUNDS TO THE STATEMENT OF ACTIVITIES
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2024**

Net change in fund balances - total governmental funds	\$ (3,587,785)
Amounts reported for governmental activities in the statement of activities are different because:	
Governmental funds report capital outlays as expenditures; however, the cost of capital assets is eliminated in the statement of activities and capitalized in the statement of net position.	4,003,060
Repayment of long-term liabilities are reported as expenditures in the governmental fund financial statements, but such repayments reduce liabilities in the statement of net position and are eliminated in the statement of activities.	725,000
Depreciation on capital assets is not recognized in the governmental fund financial statements, however, these amounts are recognized as expenses in the government-wide statement of activities.	(326,085)
Amortization of Bond discounts/premiums is not recognized in the governmental fund financial statements, but is reported as an expense in the statement of activities. □	(3,046)
The change in accrued interest on long-term liabilities between the current and prior fiscal year is recorded in the statement of activities but not in the governmental fund financial statements.	<u>6,788</u>
Change in net position of governmental activities	<u><u>\$ 817,932</u></u>

See notes to the financial statements

**STONEYBROOK SOUTH AT CHAMPIONSGATE COMMUNITY DEVELOPMENT DISTRICT
OSCEOLA COUNTY, FLORIDA
NOTES TO FINANCIAL STATEMENTS**

NOTE 1 - NATURE OF ORGANIZATION AND REPORTING ENTITY

Stoneybrook South at ChampionsGate Community Development District (the "District") was established by Osceola County Ordinance 2016-70 effective on August 16, 2016, as amended by Ordinance 2019-45 and Ordinance 2020-69, pursuant to the Uniform Community Development District Act of 1980, otherwise known as Chapter 190, Florida Statutes. The Act provides among other things, the power to manage basic services for community development, power to borrow money and issue bonds, and to levy and assess non-ad valorem assessments for the financing and delivery of capital infrastructure.

The District was established for the purpose of financing and managing the acquisition, construction, maintenance and operations of the infrastructure within the District.

The District is governed by the Board of Supervisors ("Board"), which is composed of five members. The Supervisors are elected on an at large basis by registered voters residing within the District. The Board exercises all powers granted to the District pursuant to Chapter 190, Florida Statutes. At September 30, 2024, three of the Board members are affiliated with Lennar "Developer".

The Board has the responsibility for:

1. Allocating and levying assessments.
2. Approving budgets.
3. Exercising control over facilities and properties.
4. Controlling the use of funds generated by the District.
5. Approving the hiring and firing of key personnel.
6. Financing improvements.

The financial statements were prepared in accordance with Governmental Accounting Standards Board ("GASB") Statements. Under the provisions of those standards, the financial reporting entity consists of the primary government, organizations for which the District is considered to be financially accountable and other organizations for which the nature and significance of their relationship with the District are such that, if excluded, the financial statements of the District would be considered incomplete or misleading. There are no entities considered to be component units of the District; therefore, the financial statements include only the operations of the District.

NOTE 2 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

Government-Wide and Fund Financial Statements

The basic financial statements include both government-wide and fund financial statements.

The government-wide financial statements (i.e., the statement of net position and the statement of activities) report information on all of the non-fiduciary activities of the primary government. For the most part, the effect of interfund activity has been removed from these statements.

The statement of activities demonstrates the degree to which the direct expenses of a given function or segment is offset by program revenues. *Direct expenses* are those that are clearly identifiable with a specific function or segment. *Program revenues* include 1) charges to residents and non-residents of the District who purchase, use or directly benefit from goods, services or privileges provided by a given function or segment; operating-type special assessments for maintenance and debt service are treated as charges for services and 2) grants and contributions that are restricted to meeting the operational or capital requirements of a particular function or segment. Other items not included among program revenues are reported instead as general revenues.

NOTE 2 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

Measurement Focus, Basis of Accounting and Financial Statement Presentation

The government-wide financial statements are reported using the *economic resources measurement focus* and the *accrual basis of accounting*. Revenues are recorded when earned and expenses are recorded when a liability is incurred, regardless of the timing of related cash flows. Assessments are recognized as revenues in the year for which they are levied. Grants and similar items are to be recognized as revenue as soon as all eligibility requirements imposed by the provider have been met.

Governmental fund financial statements are reported using the *current financial resources measurement focus* and the *modified accrual basis of accounting*. Revenues are recognized as soon as they are both measurable and available. Revenues are considered to be *available* when they are collectible within the current period or soon enough thereafter to pay liabilities of the current period. For this purpose, the government considers revenues to be available if they are collected within 60 days of the end of the current fiscal period. Expenditures are recorded when a liability is incurred, as under accrual accounting. However, debt service expenditures are recorded only when payment is due.

Assessments

Assessments are non-ad valorem assessments on benefited property within the District. Operating and maintenance assessments are based upon the adopted budget and levied annually at a public hearing of the District. Debt service assessments are levied when Bonds are issued and certified for collection on an annual basis. The District may collect assessments directly or utilize the uniform method of collection under Florida Statutes. Direct collected assessments are due as determined by annual assessment resolution adopted by the Board of Supervisors. Assessments collected under the uniform method are mailed by the County Tax Collector on November 1 and due on or before March 31 of each year. Property owners may prepay a portion or all of the debt service assessments on their property subject to various provisions in the Bond documents.

Assessments and interest associated with the current fiscal period are considered to be susceptible to accrual and so have been recognized as revenues of the current fiscal period. The portion of assessments receivable due within the current fiscal period is considered to be susceptible to accrual as revenue of the current period.

The District reports the following major governmental funds:

General Fund

The general fund is the general operating fund of the District. It is used to account for all financial resources except those required to be accounted for in another fund.

Debt Service Fund

The debt service fund is used to account for the accumulation of resources for the annual payment of principal and interest on long-term debt.

Capital Projects Fund

This fund accounts for the financial resources to be used for the acquisition or construction of major infrastructure within the District.

As a general rule, the effect of interfund activity has been eliminated from the government-wide financial statements.

When both restricted and unrestricted resources are available for use, it is the government's policy to use restricted resources first for qualifying expenditures, then unrestricted resources as they are needed.

NOTE 2 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

Assets, Liabilities and Net Position or Equity

Restricted Assets

These assets represent cash and investments set aside pursuant to Note covenants or other contractual restrictions.

Deposits and Investments

The District's cash and cash equivalents are considered to be cash on hand and demand deposits (interest and non-interest bearing).

The District has elected to proceed under the Alternative Investment Guidelines as set forth in Section 218.415 (17) Florida Statutes. The District may invest any surplus public funds in the following:

- a) The Local Government Surplus Trust Funds, or any intergovernmental investment pool authorized pursuant to the Florida Interlocal Cooperation Act;
- b) Securities and Exchange Commission registered money market funds with the highest credit quality rating from a nationally recognized rating agency;
- c) Interest bearing time deposits or savings accounts in qualified public depositories;
- d) Direct obligations of the U.S. Treasury.

The State Board of Administration's ("SBA") Local Government Surplus Funds Trust Fund ("Florida PRIME") is a "2a-7 like" pool. A "2a-7 like" pool is an external investment pool that is not registered with the Securities and Exchange Commission ("SEC") as an investment company, but nevertheless has a policy that it will, and does, operate in a manner consistent with the SEC's Rule 2a-7 of the Investment Company Act of 1940, which comprises the rules governing money market funds. Thus, the pool operates essentially as a money market fund. The District has reported its investment in Florida PRIME at amortized cost for financial reporting purposes.

Securities listed in paragraph c and d shall be invested to provide sufficient liquidity to pay obligations as they come due.

The District records all interest revenue related to investment activities in the respective funds. Investments are measured at amortized cost or reported at fair value as required by generally accepted accounting principles.

Prepaid Items

Certain payments to vendors reflect costs applicable to future accounting periods and are recorded as prepaid items in both government-wide and fund financial statements.

Capital Assets

Capital assets which include property, plant and equipment, and infrastructure assets (e.g., roads, sidewalks and similar items) are reported in the government activities columns in the government-wide financial statements. Capital assets are defined by the government as assets with an initial, individual cost of more than \$5,000 and an estimated useful life in excess of two years. Such assets are recorded at historical cost or estimated historical cost if purchased or constructed. Donated capital assets are recorded at acquisition value at the date of donation.

The costs of normal maintenance and repairs that do not add to the value of the asset or materially extend assets lives are not capitalized. Major outlays for capital assets and improvements are capitalized as projects are constructed.

NOTE 2 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

Assets, Liabilities and Net Position or Equity (Continued)

Capital Assets (Continued)

Property, plant and equipment of the District are depreciated using the straight-line method over the following estimated useful lives:

<u>Assets</u>	<u>Years</u>
Equipment	7
Improvements other than buildings	15
Infrastructure	25

In the governmental fund financial statements, amounts incurred for the acquisition of capital assets are reported as fund expenditures. Depreciation expense is not reported in the governmental fund financial statements.

Unearned Revenue

Governmental funds report unearned revenue in connection with resources that have been received, but not yet earned.

Long-Term Obligations

In the government-wide financial statements long-term debt and other long-term obligations are reported as liabilities in the statement of net position. Note premiums and discounts are deferred and amortized over the life of the Notes. Notes payable are reported net of applicable premiums or discounts. Note issuance costs are expensed when incurred.

In the fund financial statements, governmental fund types recognize premiums and discounts, as well as issuance costs, during the current period. The face amount of debt issued is reported as other financing sources. Premiums received on debt issuances are reported as other financing sources while discounts on debt issuances are reported as other financing uses. Issuance costs, whether or not withheld from the actual debt proceeds received, are reported as debt service expenditures.

Deferred Outflows/Inflows of Resources

In addition to assets, the statement of financial position will sometimes report a separate section for deferred outflows of resources. This separate financial statement element, deferred outflows of resources, represents a consumption of net position that applies to a future period(s) and so will not be recognized as an outflow of resources (expense/expenditure) until then.

In addition to liabilities, the statement of financial position will sometimes report a separate section for deferred inflows of resources. This separate financial statement element, deferred inflows of resources, represents an acquisition of net position that applies to a future period(s) and so will not be recognized as an inflow of resources (revenue) until that time.

Fund Equity/Net Position

In the fund financial statements, governmental funds report nonspendable and restricted fund balance for amounts that are not available for appropriation or are legally restricted by outside parties for use for a specific purpose. Assignments of fund balance represent tentative management plans that are subject to change.

The District can establish limitations on the use of fund balance as follows:

Committed fund balance – Amounts that can be used only for the specific purposes determined by a formal action (resolution) of the Board of Supervisors. Commitments may be changed or lifted only by the Board of Supervisors taking the same formal action (resolution) that imposed the constraint originally. Resources accumulated pursuant to stabilization arrangements sometimes are reported in this category.

NOTE 2 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

Assets, Liabilities and Net Position or Equity (Continued)

Assigned fund balance – Includes spendable fund balance amounts established by the Board of Supervisors that are intended to be used for specific purposes that are neither considered restricted nor committed. The Board may also assign fund balance as it does when appropriating fund balance to cover difference in estimated revenue and appropriations in the subsequent year's appropriated budget. Assignments are generally temporary and normally the same formal action need not be taken to remove the assignment.

The District first uses committed fund balance, followed by assigned fund balance and then unassigned fund balance when expenditures are incurred for purposes for which amounts in any of the unrestricted fund balance classifications could be used.

Net position is the difference between assets and deferred outflows of resources less liabilities and deferred inflows of resources. Net position in the government-wide financial statements are categorized as net investment in capital assets, restricted or unrestricted. Net investment in capital assets represents net position related to infrastructure and property, plant and equipment. Restricted net position represents the assets restricted by the District's Note covenants or other contractual restrictions. Unrestricted net position consists of the net position not meeting the definition of either of the other two components.

Other Disclosures

Use of Estimates

The preparation of financial statements in conformity with generally accepted accounting principles requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities, and disclosure of contingent assets and liabilities at the date of the financial statements, and the reported amounts of revenues and expenditures during the reporting period. Actual results could differ from those estimates.

NOTE 3 - BUDGETARY INFORMATION

The District is required to establish a budgetary system and an approved Annual Budget. The District follows these procedures in establishing the budgetary data reflected in the financial statements.

- a) Each year the District Manager submits to the District Board a proposed operating budget for the fiscal year commencing the following October 1.
- b) Public hearings are conducted to obtain comments.
- c) Prior to October 1, the budget is legally adopted by the District Board.
- d) All budget changes must be approved by the District Board.
- e) The budgets are adopted on a basis consistent with generally accepted accounting principles.
- f) Unused appropriations for annually budgeted funds lapse at the end of the year.

NOTE 4 - DEPOSITS AND INVESTMENTS

Deposits

The District's cash balances were entirely covered by federal depository insurance or by a collateral pool pledged to the State Treasurer. Florida Statutes Chapter 280, "Florida Security for Public Deposits Act", requires all qualified depositories to deposit with the Treasurer or another banking institution eligible collateral equal to various percentages of the average daily balance for each month of all public deposits in excess of any applicable deposit insurance held. The percentage of eligible collateral (generally, U.S. Governmental and agency securities, state or local government debt, or corporate bonds) to public deposits is dependent upon the depository's financial history and its compliance with Chapter 280. In the event of a failure of a qualified public depository, the remaining public depositories would be responsible for covering any resulting losses.

NOTE 4 - DEPOSITS AND INVESTMENTS (Continued)

Investments

The District's investments were held as follows at September 30, 2024:

	Amortized Cost	Credit Risk	Maturities
Florida PRIME	\$ 909,810	S&P AAAm	Weighted average of the fund portfolio: 39 days
US Bank Money Market	2,659,172	N/A	N/A
	<u>\$ 3,568,982</u>		

Credit risk – For investments, credit risk is generally the risk that an issuer of an investment will not fulfill its obligation to the holder of the investment. This is measured by the assignment of a rating by a nationally recognized statistical rating organization. Investment ratings by investment type are included in the preceding summary of investments.

Concentration risk – The District places no limit on the amount the District may invest in any one issuer.

Interest rate risk – The District does not have a formal policy that limits investment maturities as a means of managing exposure to fair value losses arising from increasing interest rates.

However, the Bond Indenture limits the type of investments held using unspent proceeds.

Fair Value Measurement – When applicable, the District measures and records its investments using fair value measurement guidelines established in accordance with GASB Statements. The framework for measuring fair value provides a fair value hierarchy that prioritizes the inputs to valuation techniques.

These guidelines recognize a three-tiered fair value hierarchy, in order of highest priority, as follows:

- *Level 1:* Investments whose values are based on unadjusted quoted prices for identical investments in active markets that the District has the ability to access;
- *Level 2:* Investments whose inputs - other than quoted market prices - are observable either directly or indirectly; and,
- *Level 3:* Investments whose inputs are unobservable.

The fair value measurement level within the fair value hierarchy is based on the lowest level of any input that is significant to the entire fair value measurement. Valuation techniques used should maximize the use of observable inputs and minimize the use of unobservable inputs.

Money market investments that have a maturity at the time of purchase of one year or less and are held by governments other than external investment pools should be measured at amortized cost. For external investment pools that qualify to be measured at amortized cost, the pool's participants should also measure their investments in that external investment pool at amortized cost for financial reporting purposes. Accordingly, the District's investments have been reported at amortized cost above.

NOTE 4 - DEPOSITS AND INVESTMENTS (Continued)

Investments (Continued)

External Investment Pool – With regard to redemption gates, Chapter 218.409(8)(a), Florida Statutes, states that “The principal, and any part thereof, of each account constituting the trust fund is subject to payment at any time from the moneys in the trust fund. However, the Executive Director may, in good faith, on the occurrence of an event that has a material impact on liquidity or operations of the trust fund, for 48 hours limit contributions to or withdrawals from the trust fund to ensure that the Board can invest moneys entrusted to it in exercising its fiduciary responsibility. Such action must be immediately disclosed to all participants, the Trustees, the Joint Legislative Auditing Committee, the Investment Advisory Council. The Trustees shall convene an emergency meeting as soon as practicable from the time the Executive Director has instituted such measures and review the necessity of those measures. If the Trustees are unable to convene an emergency meeting before the expiration of the 48-hour moratorium on contributions and withdrawals, the moratorium may be extended by the Executive Director until the Trustees are able to meet to review the necessity for the moratorium. If the Trustees agree with such measures, the Trustees shall vote to continue the measures for up to an additional 15 days. The Trustees must convene and vote to continue any such measures before the expiration of the time limit set, but in no case may the time limit set by the Trustees exceed 15 days.”

With regard to liquidity fees, Florida Statute 218.409(4) provides authority for the SBA to impose penalties for early withdrawal, subject to disclosure in the enrollment materials of the amount and purpose of such fees. At present, no such disclosure has been made.

As of September 30, 2024, there were no redemption fees or maximum transaction amounts, or any other requirements that serve to limit a participant’s daily access to 100% of their account value.

NOTE 5 – INTERFUND TRANSFERS

Interfund transfers for the fiscal year ended September 30, 2024 were as follows:

Fund	Transfer in	Transfer out
Debt service	\$ -	\$ 26,515
Capital projects	26,515	-
Total	<u>\$ 26,515</u>	<u>\$ 26,515</u>

Transfers are used to move revenues from the fund where collection occurs to the fund where funds have been reallocated for use. In the case of the District, transfers from the debt service fund to the capital projects fund were made in accordance with the Bond Indentures.

NOTE 6 - CAPITAL ASSETS

Capital asset activity for the fiscal year ended September 30, 2024 was as follows:

	Beginning Balance	Additions	Reductions	Ending Balance
<u>Governmental activities</u>				
Capital assets, not being depreciated				
Construction in progress	\$ 12,026,308	\$ 4,003,060	\$ -	\$ 16,029,368
Total capital assets, not being depreciated	12,026,308	4,003,060	-	16,029,368
Capital assets, being depreciated				
Infrastructure	\$ 6,061,669	\$ -	\$ -	\$ 6,061,669
Improvements other than buildings	1,081,811	-	-	1,081,811
Equipment	80,485	-	-	80,485
Total capital assets, being depreciated	7,223,965	-	-	7,223,965
Less accumulated depreciation for:				
Infrastructure	478,404	242,467	-	720,871
Improvements other than buildings	136,576	72,120	-	208,696
Equipment	22,686	11,498	-	34,184
Total accumulated depreciation	637,666	326,085	-	963,751
Total capital assets being depreciated	6,586,299	(326,085)	-	6,260,214
Governmental activities capital assets, net	\$ 18,612,607	\$ 3,676,975	\$ -	\$ 22,289,582

The infrastructure intended to serve the District has been estimated at a total cost of approximately \$22,700,000. The infrastructure will include stormwater ponds, stormwater conveyance system, landscape parcels and irrigation and roadways. A portion of the project costs was expected to be financed with the proceeds from the issuance of Bonds with the remainder to be funded by the Developer and conveyed to the District. Upon completion, roadways are to be conveyed to others for ownership and maintenance responsibilities. During the current fiscal year, the District paid the Developer \$4,002,255 for the cost of infrastructure improvements.

NOTE 7 - LONG TERM LIABILITIES

Series 2017

On October 30, 2017, the District issued \$4,710,000 of Special Assessment Bonds, Series 2017 consisting of Term Bonds with due dates ranging from December 15, 2023 to December 15, 2047 with fixed interest rates ranging from 3.5% - 5%. The Bonds were issued to finance the acquisition and construction of the 2017 project. Interest is to be paid semiannually on each June 15 and December 15. Principal on the Bonds is to be paid serially commencing December 15, 2018 through December 15, 2047.

The Series 2017 Bond are subject to redemption at the option of the District prior to maturity. The Series 2017 Bonds are subject to extraordinary mandatory redemption prior to maturity in the manner determined by the Bond Registrar if certain events occurred as outlined in the Bond Indenture.

The Bond Indenture established a debt service reserve requirement as well as other restrictions and requirements relating principally to the use of proceeds to pay for the infrastructure improvements and the procedures to be followed by the District on assessments to property owners. The District agrees to levy special assessments in annual amounts adequate to provide payment of debt service and to meet the reserve requirements. The District was in compliance with the requirements at September 30, 2024.

NOTE 7 - LONG TERM LIABILITIES (Continued)

Series 2019

On April 29, 2019, the District issued \$14,735,000 of Special Assessment Bonds, Series 2019 consisting of Term Bonds with due dates ranging from June 15, 2024 to June 15, 2049 with fixed interest rates ranging from 3.5% - 4.625%. The Bonds were issued to finance the acquisition and construction of the 2019 project. Interest is to be paid semiannually on each June 15 and December 15. Principal on the Bonds is to be paid serially commencing December 15, 2020 through December 15, 2049.

The Series 2019 Bond are subject to redemption at the option of the District prior to maturity. The Series 2019 Bonds are subject to extraordinary mandatory redemption prior to maturity in the manner determined by the Bond Registrar if certain events occurred as outlined in the Bond Indenture.

The Bond Indenture established a debt service reserve requirement as well as other restrictions and requirements relating principally to the use of proceeds to pay for the infrastructure improvements and the procedures to be followed by the District on assessments to property owners. The District agrees to levy special assessments in annual amounts adequate to provide payment of debt service and to meet the reserve requirements. The District was in compliance with the requirements at September 30, 2024.

Series 2020

On December 16, 2020, the District issued \$12,730,000 of Special Assessment Bonds, Series 2020 consisting of Term Bonds with due dates ranging from December 15, 2025 to December 15, 2050 with fixed interest rates ranging from 2.5% - 3.75%. The Bonds were issued to finance the acquisition and construction of the 2020 project. Interest is to be paid semiannually on each June 15 and December 15. Principal on the Bonds is to be paid serially commencing December 15, 2021 through December 15, 2050.

The Series 2020 Bond are subject to redemption at the option of the District prior to maturity. The Series 2020 Bonds are subject to extraordinary mandatory redemption prior to maturity in the manner determined by the Bond Registrar if certain events occurred as outlined in the Bond Indenture.

The Bond Indenture established a debt service reserve requirement as well as other restrictions and requirements relating principally to the use of proceeds to pay for the infrastructure improvements and the procedures to be followed by the District on assessments to property owners. The District agrees to levy special assessments in annual amounts adequate to provide payment of debt service and to meet the reserve requirements. The District was in compliance with the requirements at September 30, 2024.

Series 2023

On March 23, 2023, the District issued \$4,450,000 of Special Assessment Bonds, Series 2023 consisting of Term Bonds with due dates ranging from June 15, 2030 to June 15, 2053 with fixed rates ranging from 4.5% - 5.5%. The Bonds were issued to finance the acquisition and construction of the 2023 project. Interest is to be paid semiannually on each June 15 and December 15. Principal on the Bonds is to be paid serially commencing December 15, 2024 through December 15, 2053.

The Series 2023 Bond are subject to redemption at the option of the District prior to maturity. The Series 2023 Bonds are subject to extraordinary mandatory redemption prior to maturity in the manner determined by the Bond Registrar if certain events occurred as outlined in the Bond Indenture.

The Bond Indenture established a debt service reserve requirement as well as other restrictions and requirements relating principally to the use of proceeds to pay for the infrastructure improvements and the procedures to be followed by the District on assessments to property owners. The District agrees to levy special assessments in annual amounts adequate to provide payment of debt service and to meet the reserve requirements. Upon satisfaction of certain conditions, a portion of the original reserve requirements will be released to the Developer for construction costs paid on behalf of the District; this did not occur during the current fiscal year. The District was in compliance with the requirements at September 30, 2024.

NOTE 7 - LONG TERM LIABILITIES (Continued)

Long-term Debt Activity

Changes in long-term liability activity for the fiscal year ended September 30, 2024 were as follows:

	Beginning Balance	Additions	Reductions	Ending Balance	Due Within One Year
<u>Governmental activities</u>					
Bonds payable:					
Series 2017	\$ 4,295,000	\$ -	\$ 95,000	\$ 4,200,000	\$ 100,000
Plus: Original issue premium	36,536	-	1,516	35,020	-
Series 2019	13,670,000	-	290,000	13,380,000	300,000
Less: Original issue discount	(74,031)	-	(2,895)	(71,136)	-
Series 2020	12,195,000	-	275,000	11,920,000	280,000
Series 2023	4,450,000	-	65,000	4,385,000	65,000
Less: Original issue discount	(49,167)	-	(1,667)	(47,500)	-
Total	\$ 34,523,338	\$ -	\$ 721,954	\$ 33,801,384	\$ 745,000

At September 30, 2024, the scheduled debt service requirements on the long-term debt were as follows:

Governmental Activities			
Year ending September 30:	Principal	Interest	Total
2025	\$ 745,000	\$ 2,191,970	\$ 2,936,970
2026	780,000	2,200,820	2,980,820
2027	810,000	2,202,720	3,012,720
2028	835,000	2,197,645	3,032,645
2029	870,000	2,201,670	3,071,670
2030-2034	4,900,000	11,011,711	15,911,711
2035-2039	6,025,000	10,999,523	17,024,523
2040-2044	7,485,000	11,018,582	18,503,582
2045-2049	9,035,000	10,722,582	19,757,582
2050-2053	2,400,000	2,601,681	5,001,681
	\$ 33,885,000	\$ 57,348,904	\$ 91,233,904

NOTE 8 - MANAGEMENT COMPANY

The District has contracted with a management company to perform services which include financial and accounting advisory services. Certain employees of the management company also serve as officers of the District. Under the agreement, the District compensates the management company for management, accounting, financial reporting, computer and other administrative costs.

NOTE 9 – DEVELOPER TRANSACTIONS

The Developer owns a portion of land within the District; therefore, assessment revenues in the general and debt service funds include the assessments levied on those lots owned by the Developer.

NOTE 10 – CONCENTRATION

The District's activity is dependent upon the continued involvement of the Developer Landowner, the loss of which could have a material adverse effect on the District's operations.

NOTE 11 - RISK MANAGEMENT

The District is exposed to various risks of loss related to torts; theft of, damage to, and destruction of assets; errors and omissions; and natural disasters. The District has obtained commercial insurance from independent third parties to mitigate the costs of these risks; coverage may not extend to all situations. There were no settled claims during the past three years.

NOTE 12 – COST-SHARING AGREEMENT WITH STONEYBROOK SOUTH

The District has an agreement with Stoneybrook South Community Development District (“SSCDD”) to share certain maintenance and operations costs of facilities. The shared costs are allocated on a similar percentage basis as shared infrastructure with 53% allocated to the District and 47% allocated to SSCDD during the current fiscal year. The majority of the costs are paid by the District which is then reimbursed by SSCDD for its proportionate share. The District’s portion of these shared costs for the fiscal year ended September 30, 2024 was approximately \$807,940. The District owed \$57,447 to SSCDD as of September 30, 2024 related to their share of the costs.

**STONEYBROOK SOUTH AT CHAMPIONSGATE COMMUNITY DEVELOPMENT DISTRICT
OSCEOLA COUNTY, FLORIDA
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN
FUND BALANCE - BUDGET AND ACTUAL – GENERAL FUND
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2024**

	Budgeted Amounts <u>Original & Final</u>	Actual Amounts	Variance with Final Budget - Positive (Negative)
REVENUES			
Assessments	\$ 1,040,238	\$ 1,060,138	\$ 19,900
Interest earnings	8,960	52,114	43,154
Total revenues	<u>1,049,198</u>	<u>1,118,973</u>	<u>69,775</u>
EXPENDITURES			
Current:			
General government	151,258	125,909	25,349
Physical environment	797,536	862,929	(65,393)
Capital outlay	59,228	-	59,228
Total expenditures	<u>1,008,022</u>	<u>988,838</u>	<u>19,184</u>
Excess (deficiency) of revenues over (under) expenditures	<u>\$ 41,176</u>	130,135	<u>\$ 88,959</u>
Fund balance - beginning		<u>989,666</u>	
Fund balance - ending		<u>\$ 1,119,801</u>	

See notes to required supplementary information

**STONEBROOK SOUTH AT CHAMPIONSGATE COMMUNITY DEVELOPMENT DISTRICT
OSCEOLA COUNTY, FLORIDA
NOTES TO REQUIRED SUPPLEMENTARY INFORMATION**

The District is required to establish a budgetary system and an approved Annual Budget for the general fund. The District's budgeting process is based on estimates of cash receipts and cash expenditures which are approved by the Board. The budget approximates a basis consistent with accounting principles generally accepted in the United States of America (generally accepted accounting principles).

The legal level of budgetary control, the level at which expenditures may not exceed budget, is in the aggregate. Any budget amendments that increase the aggregate budgeted appropriations must be approved by the Board of Supervisors. Actual general fund expenditures did not exceed appropriations for the fiscal year ended September 30, 2024.

STONEYBROOK SOUTH AT CHAMPIONSGATE COMMUNITY DEVELOPMENT DISTRICT
OSCEOLA COUNTY, FLORIDA
OTHER INFORMATION – DATA ELEMENTS
REQUIRED BY FL STATUTE 218.39(3)(C)
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2024
UNAUDITED

<u>Element</u>	<u>Comments</u>
Number of District employees compensated in the last pay period of the District's fiscal year being reported.	0
Number of independent contractors compensated to whom nonemployee compensation was paid in the last month of the District's fiscal year being reported.	10
Employee compensation	\$5,541.00
Independent contractor compensation	\$486,927.75
Construction projects to begin on or after October 1; (>\$65K)	N/A
Budget variance report	See the Schedule of Revenues, Expenditures and Changes in Fund Balance - Budget and Actual - General Fund
Special assessment rate <u>Operation & Maintenance:</u> Condo \$342.96 Townhome \$445.84 Single Family 40' \$548.72 Single Family 50' \$685.90 Single Family 60' \$823.08 Single Family 80' \$1,097.44 <u>Debt Service:</u> <u>Series 2017</u> Single Family 50' \$1,406.00 Single Family 60' \$1,510.00 Single Family 80' \$1,719.00 <u>Series 2019</u> Condo \$989.00 Townhome \$1,094.00 Single Family 40' \$1,302.00 Single Family 50' \$1,406.00 Single Family 60' \$1,510.00 Single Family 80' \$1,719.00 <u>Series 2020</u> Condo \$989.00 Townhome \$1,094.00 Single Family 40' \$1,302.00 Single Family 50' \$1,406.00 Single Family 60' \$1,510.00 Single Family 80' \$1,719.00	

STONEYBROOK SOUTH AT CHAMPIONSGATE COMMUNITY DEVELOPMENT DISTRICT
OSCEOLA COUNTY, FLORIDA
OTHER INFORMATION – DATA ELEMENTS
REQUIRED BY FL STATUTE 218.39(3)(C)
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2024
UNAUDITED
CONTINUED

<u>Element</u>	<u>Comments</u>
Special assessment rate	
<u>Series 2023</u>	
Townhome	\$702.00
Single Family 40'	\$1,300.00
Single Family 50'	\$1,404.00
Special assessments collected	\$3,332,822
Outstanding Bonds:	
Series 2017, due December 15, 2047,	\$4,200,000
Series 2019, due June 15, 2049,	\$13,380,000
Series 2020, due December 15, 2050,	\$11,920,000
Series 2023, due June 15, 2053	\$4,385,000



**INDEPENDENT AUDITOR'S REPORT ON INTERNAL CONTROL OVER FINANCIAL
REPORTING AND ON COMPLIANCE AND OTHER MATTERS BASED ON AN AUDIT
OF FINANCIAL STATEMENTS PERFORMED IN ACCORDANCE WITH
GOVERNMENT AUDITING STANDARDS**

To the Board of Supervisors
Stoneybrook South at ChampionsGate Community Development District
Osceola County, Florida

We have audited, in accordance with the auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States, the financial statements of the governmental activities and each major fund of Stoneybrook South at ChampionsGate Community Development District, Osceola County, Florida ("District") as of and for the fiscal year ended September 30, 2024, and the related notes to the financial statements, which collectively comprise the District's basic financial statements, and have issued our opinion thereon dated June 11, 2025.

Report on Internal Control Over Financial Reporting

In planning and performing our audit of the financial statements, we considered the District's internal control over financial reporting (internal control) to determine the audit procedures that are appropriate in the circumstances for the purpose of expressing our opinions on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of the District's internal control. Accordingly, we do not express an opinion on the effectiveness of the District's internal control.

A *deficiency in internal control* exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct misstatements on a timely basis. A *material weakness* is a deficiency, or a combination of deficiencies, in internal control, such that there is a reasonable possibility that a material misstatement of the entity's financial statements will not be prevented, or detected and corrected on a timely basis. A *significant deficiency* is a deficiency, or a combination of deficiencies, in internal control that is less severe than a material weakness, yet important enough to merit attention by those charged with governance.

Our consideration of internal control was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control that might be material weaknesses or, significant deficiencies. Given these limitations, during our audit we did not identify any deficiencies in internal control that we consider to be material weaknesses. However, material weaknesses or significant deficiencies may exist that were not identified.

Report on Compliance and Other Matters

As part of obtaining reasonable assurance about whether the District's financial statements are free from material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts, and agreements, noncompliance with which could have a direct and material effect on the determination of financial statement amounts. However, providing an opinion on compliance with those provisions was not an objective of our audit, and accordingly, we do not express such an opinion. The results of our tests disclosed no instances of noncompliance or other matters that are required to be reported under *Government Auditing Standards*.

Purpose of this Report

The purpose of this report is solely to describe the scope of our testing of internal control and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the entity's internal control or on compliance. This report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the entity's internal control and compliance. Accordingly, this communication is not suitable for any other purpose.

June 11, 2025



**INDEPENDENT AUDITOR'S REPORT ON COMPLIANCE WITH THE
REQUIREMENTS OF SECTION 218.415, FLORIDA STATUTES, REQUIRED BY
RULE 10.556(10) OF THE AUDITOR GENERAL OF THE STATE OF FLORIDA**

To the Board of Supervisors
Stoneybrook South at ChampionsGate Community Development District
Osceola County, Florida

We have examined Stoneybrook South at ChampionsGate Community Development District, Osceola County, Florida's ("District") compliance with the requirements of Section 218.415, Florida Statutes, in accordance with Rule 10.556(10) of the Auditor General of the State of Florida during the fiscal year ended September 30, 2024. Management is responsible for District's compliance with those requirements. Our responsibility is to express an opinion on District's compliance based on our examination.

Our examination was conducted in accordance with attestation standards established by the American Institute of Certified Public Accountants. Those standards require that we plan and perform the examination to obtain reasonable assurance about whether the District complied, in all material respects, with the specified requirements referenced in Section 218.415, Florida Statutes. An examination involves performing procedures to obtain evidence about whether the District complied with the specified requirements. The nature, timing, and extent of the procedures selected depend on our judgment, including an assessment of the risks of material noncompliance, whether due to fraud or error. We believe that the evidence we obtained is sufficient and appropriate to provide a reasonable basis for our opinion. Our examination does not provide a legal determination on the District's compliance with specified requirements. We are required to be independent and to meet our other ethical responsibilities in accordance with the relevant ethical requirements relating to the examination engagement.

We are required to be independent and to meet our other ethical responsibilities in accordance with relevant ethical requirements relating to the examination engagement.

In our opinion, the District complied, in all material respects, with the aforementioned requirements for the fiscal year ended September 30, 2024.

This report is intended solely for the information and use of the Legislative Auditing Committee, members of the Florida Senate and the Florida House of Representatives, the Florida Auditor General, management, and the Board of Supervisors of Stoneybrook South at ChampionsGate Community Development District, Osceola County, Florida and is not intended to be and should not be used by anyone other than these specified parties.

June 11, 2025



**MANAGEMENT LETTER PURSUANT TO THE RULES OF
THE AUDITOR GENERAL FOR THE STATE OF FLORIDA**

To the Board of Supervisors
Stoneybrook South at ChampionsGate Community Development District
Osceola County, Florida

Report on the Financial Statements

We have audited the accompanying basic financial statements of Stoneybrook South at ChampionsGate Community Development District, Osceola County, Florida ("District") as of and for the fiscal year ended September 30, 2024, and have issued our report thereon dated June 11, 2025.

Auditor's Responsibility

We conducted our audit in accordance with auditing standards generally accepted in the United States of America; the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States; and Chapter 10.550, Rules of the Auditor General.

Other Reporting Requirements

We have issued our Independent Auditor's Report on Internal Control over Financial Reporting and on Compliance and Other Matters Based on an Audit of the Financial Statements Performed in Accordance with *Government Auditing Standards*; and Independent Auditor's Report on an examination conducted in accordance with *AICPA Professional Standards*, AT-C Section 315, regarding compliance requirements in accordance with Chapter 10.550, Rules of the Auditor General. Disclosures in those reports, which are dated June 11, 2025, should be considered in conjunction with this management letter.

Purpose of this Letter

The purpose of this letter is to comment on those matters required by Chapter 10.550 of the Rules of the Auditor General for the State of Florida. Accordingly, in connection with our audit of the financial statements of the District, as described in the first paragraph, we report the following:

- I. Current year findings and recommendations.**
- II. Status of prior year findings and recommendations.**
- III. Compliance with the Provisions of the Auditor General of the State of Florida.**

Our management letter is intended solely for the information and use of the Legislative Auditing Committee, members of the Florida Senate and the Florida House of Representatives, the Florida Auditor General, Federal and other granting agencies, as applicable, management, and the Board of Supervisors of Stoneybrook South at ChampionsGate Community Development District, Osceola County, Florida and is not intended to be and should not be used by anyone other than these specified parties

We wish to thank Stoneybrook South at ChampionsGate Community Development District, Osceola County, Florida and the personnel associated with it, for the opportunity to be of service to them in this endeavor as well as future engagements, and the courtesies extended to us.

June 11, 2025

REPORT TO MANAGEMENT

I. CURRENT YEAR FINDINGS AND RECOMMENDATIONS

None

II. PRIOR YEAR FINDINGS AND RECOMMENDATIONS

None

III. COMPLIANCE WITH THE PROVISIONS OF THE AUDITOR GENERAL OF THE STATE OF FLORIDA

Unless otherwise required to be reported in the auditor's report on compliance and internal controls, the management letter shall include, but not be limited to the following:

1. A statement as to whether or not corrective actions have been taken to address findings and recommendations made in the preceding annual financial audit report.

There were no significant findings and recommendations made in the preceding annual financial audit report for the fiscal year ended September 30, 2023.

2. Any recommendations to improve the local governmental entity's financial management.

There were no such matters discovered by, or that came to the attention of, the auditor, to be reported for the fiscal year ended September 30, 2024.

3. Noncompliance with provisions of contracts or grant agreements, or abuse, that have occurred, or are likely to have occurred, that have an effect on the financial statements that is less than material but which warrants the attention of those charged with governance.

There were no such matters discovered by, or that came to the attention of, the auditor, to be reported, for the fiscal year ended September 30, 2024.

4. The name or official title and legal authority of the District are disclosed in the notes to the financial statements.

5. The District has not met one or more of the financial emergency conditions described in Section 218.503(1), Florida Statutes.

6. We applied financial condition assessment procedures and no deteriorating financial conditions were noted as of September 30, 2024. It is management's responsibility to monitor financial condition, and our financial condition assessment was based in part on representations made by management and the review of financial information provided by same.

7. Management has provided the specific information required by Section 218.39(3)(c) in the Other Information section of the financial statements on pages 26-27.

SECTION IX



The Lake Doctors, Inc.
Aquatic Management Services

Winter Springs Office
3543 State Road 419
Winter Springs, FL 32708
407-327-7918
WinterSprings@lakedoctors.com
www.lakedoctors.com

Water Management Agreement

Remit to: The Lake Doctors Inc.
PO BOX 20122
Tampa, FL 33622-0122

This Agreement, made this _____ day of _____, 20____ is between The Lake Doctors, Inc., a Florida corporation ("the Company") and the following "Customer"

PROPERTY NAME (Community/Business/Individual) _____

MANAGEMENT COMPANY _____

INVOICING ADDRESS _____

CITY _____ STATE _____ ZIP _____ PHONE () _____

EMAIL ADDRESS _____

The parties hereto agree to follows:

- A. The Company agrees to manage certain lakes and/or waterways for a period of twelve (12) months from the date of execution of this Agreement in accordance with the terms and conditions of this Agreement in the following location(s):
Eleven (11) ponds associated with #719736 **STONEBROOK SOUTH AT CHAMPIONSGATE CDD, Orlando, FL**

Includes a minimum of Twelve (12) inspections and/or treatments, as necessary, for control and prevention of noxious aquatic weeds and algae.

- B. Customer agrees to pay the Company the following sum for specified aquatic management services:

1.	Underwater and Floating Vegetation Control Program	\$680.00	Monthly
2.	Shoreline Grass and Brush Control Program	\$	INCLUDED
3.	Free Callback Service	\$	INCLUDED
4.	Monthly Written Service Reports	\$	INCLUDED
5.	Additional Treatments, if required	\$	INCLUDED
	Total of Services Accepted	\$680.00	Monthly

\$680.00 of the above sum-total shall be due and payable upon execution of this Agreement; the balance shall be payable in advance in monthly installments of **\$680.00** plus any additional costs such as sales taxes, permitting fees, monitoring, reporting, water testing and related costs mandated by any governmental or regulatory body related to service under this Agreement.

- C. The Company uses products which, in its sole discretion, are intended to provide effective and safe results.
- D. The Company agrees to commence treatment within **thirty (30)** days, weather permitting, from the date of receipt of this executed Agreement plus initial deposit and/or required government permits.
- E. The offer contained herein is withdrawn and this Agreement shall have no further force and effect unless executed and returned by Customer to the Company on or before **October 1, 2025**.
- F. The Terms and Conditions appearing on the reverse side form an integral part of this Agreement, and Customer hereby acknowledges that it has read and is familiar with the contents thereof.

CUSTOMER PREFERENCES

INVOICE FREQUENCY: ☐ MONTHLY ☐ EVERY OTHER MONTH ☐ QUARTERLY ☐ SEMI-ANNUAL ☐ ANNUAL

INVOICE TIMING: ☐ BEGINNING OF THE MONTH ☐ WITH SERVICE COMPLETION

EMAIL INVOICE: ☐ YES ☐ NO | If yes, provide invoice email: _____

EMAIL WORK ORDER: ☐ YES ☐ NO | If yes, provide work order email: _____

THIRD PARTY COMPLIANCE/REGISTRATION: ☐ YES ☐ NO

THIRD PARTY INVOICING PORTAL**: ☐ YES ☐ NO

***If a Third Party Compliance/Registration or an Invoice Portal is required; it is the Customer's responsibility to provide the information.*

REQUESTED START MONTH: 10/01/2025 | PURCHASE ORDER #: _____

THE LAKE DOCTORS, INC.

CUSTOMER:

Jonathan Bandy - SALES MANAGER

Signed _____ Date _____

Name _____

Title _____

TERMS AND CONDITIONS

- 1) The Underwater and Floating Vegetation Control Program will be conducted in a manner consistent with good water management practice using the following methods and techniques when applicable.
 - a) Periodic treatments to maintain control of noxious submersed, floating and emersed aquatic vegetation and algae. Customer understands that some beneficial vegetation may be required in a body of water to maintain a balanced aquatic ecological system.
 - b) Determination of dissolved oxygen levels prior to treatment, as deemed necessary, to ensure that oxygen level is high enough to allow safe treatment. Additional routine water analysis and/or bacteriological analysis may be performed if required for success of the water management program.
 - c) Where applicable, treatment of only one-half or less of the entire body of water at any one time to ensure safety to fish and other aquatic life. However, the Company shall not be liable for loss of any exotic or non-native fish or vegetation. Customer must also notify the Company in writing if any exotic fish exist in lake or pond prior to treatment.
 - d) Customer understands and agrees that for the best effectiveness and environmental safety, materials used by the Company may be used at rates equal to or lower than maximum label recommendations.
 - e) Triploid grass carp stocking, if included, will be performed at stocking rates determined the Florida Fish and Wildlife Conservation Commission permit guidelines.
 - f) Customer agrees to provide adequate access. Failure to provide adequate access may require re-negotiation or termination of this Agreement.
 - g) Control of some weeds may take 30-90 days depending upon species, materials used and environmental factors.
 - h) When deemed necessary by the Company and approved by Customer, the planting and/or nurturing of certain varieties of plants, which for various reasons, help to maintain ecological balance.
- 2) Under the Shoreline Grass and Brush Control Program, the Company will treat border vegetation to the water's edge including, but not limited to torpedograss, cattails, and other emergent vegetation such as woody brush and broadleaf weeds. Many of species take several months or longer to fully decompose. Customer is responsible for any desired physical cutting and removal.
- 3) Customer agrees to inform the Company in writing if any lake or pond areas have been or are scheduled to be mitigated (planted with required or beneficial aquatic vegetation). the Company assumes no responsibility for damage to aquatic plants if Customer fails to provide such information in a timely manner. Emergent weed control may not be performed within mitigated areas, new or existing, unless specifically stated by separate contract or modification of this Agreement. Customer also agrees to notify the Company, in writing, of any conditions which may affect the scope of work and Customer agrees to pay any resultant higher direct costs incurred.
- 4) If services specify trash/debris removal, the Company will perform the following: removal of casual trash such as cups, plastic bags and other man-made materials up to a 5 gallon bucket but only during regularly scheduled service visits. Large or dangerous items such as biohazards and landscape debris will not be included.
- 5) Customer agrees to reimburse the Company for all processing fees for registering with third party companies for compliance monitoring services and/or invoicing portal fees. Fees will be reimbursed via an additional invoice per the Company's discretion.
- 6) If at any time during the term of this Agreement, Customer reasonably believes the Company is not performing in a satisfactory manner, or in accordance with the terms of this Agreement, Customer shall give the Company written notice stating with particularity the reasons for Customer's dissatisfaction. The Company shall investigate and attempt to address Customer's concerns. If, after 30 days from the giving of the original notice, Customer continues to reasonably believe the Company's performance is unsatisfactory, Customer may terminate this Agreement by giving written notice ("Second Notice") to the Company and paying all monies owing to the effective date of termination, which shall be the last day of the month in which the Second Notice is received by the Company. Customer may not terminate this Agreement before the end of the term except for cause in accordance with this paragraph.
- 7) If Customer discontinues or terminates service under this Agreement except for cause in accordance with paragraph 6, Company shall be entitled to collect as an early termination fee, and not as a penalty, an amount equal to, the lesser of, three (3) times the monthly service fee, or the number of months remaining in the term multiplied by the monthly service fee. The Company may declare the termination fee owed in a single payment due within ten (10) days of written demand.
- 8) Federal and State regulations require that various water time-use restrictions be observed during and following some treatments. The Company will notify Customer of such restrictions. It is Customer's responsibility to observe the restrictions throughout the required period. Customer understands and agrees that, notwithstanding any other provision of the Agreement, the Company does not assume any liability for failure by any party to be notified of, or to observe, such regulations or restrictions.
- 9) The Company shall maintain the following insurance coverage and limits: (a) Workman's Compensation with statutory limits; (b) Automobile Liability; (c) Comprehensive General Liability, including Pollution Liability, Property Damage, Completed Operations and Product Liability. A Certificate of Insurance will be provided upon request. A Certificate of Insurance naming Customer as "Additional Insured" may be provided at Customer's request. Customer agrees to pay for any additional costs of insurance requirements over and above the standard insurance provided by the Company.
- 10) The Company agrees to indemnify, defend and hold harmless Customer from and against any and all liability for any loss, injury or damage, including, without limitation, all costs, expenses, court costs and reasonable attorneys' fees, imposed on Customer by any person caused by or that results from the gross negligence or willful misconduct of the Company, its employees or agents. Customer hereby agrees to indemnify, defend and hold the Company harmless from and against any and all liability for any loss, injury or damage, including, without limitation, all costs, expenses, court costs and reasonable attorneys' fees, imposed on the Company by any person whomsoever that occurs on or about Customer's premises, except for any such loss, injury or damage that is caused by or results solely from the gross negligence or willful misconduct of the Company its employees or agents.
- 11) IN NO EVENT SHALL EITHER PARTY BE LIABLE FOR ANY INDIRECT, SPECIAL OR CONSEQUENTIAL DAMAGES, INCLUDING BUT NOT LIMITED TO LOST PROFITS, SAVINGS OR REVENUE, EVEN IF ADVISED OF THE POSSIBILITY OF SUCH DAMAGES. Customer agrees that the Company's liability under this Agreement shall be limited to six (6) times the monthly fee, which amount shall be Customer's maximum remedy regardless of the legal theory used to determine that the Company is liable for the injury or loss (including, without limitation, negligence breach of contract breach of warranty and product liability).
- 12) Neither party shall be responsible for damages, penalties or otherwise for any failure or delay in performance of any of its obligations hereunder caused by strikes, riots, war, acts of God, accidents, governmental orders and regulations, curtailment or failure to obtain sufficient material, or other force majeure condition (whether or not of the same class or kind as those set forth above) beyond its reasonable control and which, by the exercise of due diligence, it is unable to overcome. Should the Company be prohibited, restricted or otherwise prevented or impaired from rendering specified services by any condition, the Company shall notify Customer of said condition and of the excess direct costs arising therefrom. Customer shall have thirty (30) days after receipt of notice to notify the Company in writing of any inability to comply with excess direct costs as requested by the Company.
- 13) Customer warrants that it is authorized to execute this Agreement on behalf of the riparian owner. If a legal entity, the person executing this Agreement on behalf of Customer represents that Customer is duly organized and existing, and is in good standing, under the laws of the jurisdiction of its organization and that execution, delivery, and performance of this Agreement has been duly authorized by all appropriate corporate action.
- 14) The Company covenants to perform and complete the services hereunder in a timely, competent and workmanlike manner and in accordance with the specifications and requirements set forth in this Agreement. **THE COMPANY HEREBY EXPRESSLY DISCLAIMS, AND CUSTOMER HEREBY WAIVES, RELEASES AND RENOUNCES, ALL OTHER WARRANTIES AND CLAIMS EXPRESS OR IMPLIED, ARISING BY LAW OR OTHERWISE, WITH RESPECT TO SERVICES OR PRODUCTS PROVIDED BY THE COMPANY.**
- 15) Customer understands that, for convenience, the annual cost of service is spread over a twelve-month period and that individual monthly billings do not reflect the fluctuating seasonal costs of service. If the Company permits Customer to temporarily put its account activity on hold, an additional start-up charge may be required due to aquatic re-growth.
- 16) The Company agrees to hold Customer harmless from any loss, damage or claims arising out of the sole negligence of the Company. However, the Company shall in no event be liable to Customer or others for indirect, special or consequential damages resulting from any cause whatsoever.
- 17) Upon completion of the term of this Agreement, or any extension thereof, this Agreement shall be automatically extended for a period equal to its original term unless terminated by either party by written notice delivered prior to the end of the term. The Company may adjust the monthly investment amount after the original term to reflect any changes to cost of materials, inputs, and labor. The Company will submit written notification to Customer 30 days prior to effective date of adjustment. If Customer is unable to comply with the adjustment, the Company shall be notified immediately in order to seek a resolution. The Company may cancel this Agreement for any reason upon 30-day written notice to Customer.
- 18) Should Customer become delinquent, the Company may place the account on hold for non-payment and Customer will continue to be responsible for the continuing monthly amount even if the account is placed on hold. The Company may, at its sole discretion, choose to suspend services and charge the Customer 25% of the monthly equivalent invoice amount for three (3) consecutive months, herein referred to as the Credit Hold Period, or until Customer pays all invoices due, whichever comes earlier. Regular Service may be reinstated once the entire past due balance has been received in full. Should the Customer remain delinquent at the end of the Credit Hold Period, Company shall be entitled to bring action for collection of monies due and owing under this Agreement. Customer agrees to pay collection costs, including, but not limited to, reasonable attorneys fee (including those on appeal) and court costs, and all other expenses incurred by the Company resulting from such collection action. The Company reserves the right at any time to charge interest on unpaid amounts at the rate of eighteen percent (18%) per year. Customer hereby irrevocably submits to the exclusive personal jurisdiction of the state and federal courts of Duval County, Florida for the adjudication of all disputes or questions hereunder.
- 19) This Agreement constitutes the entire agreement of the parties hereto and shall be valid upon acceptance by the Company Corporate Office. No oral or written alterations or modifications of the terms contained herein shall be valid unless made in writing and accepted by an authorized representative of both the Company and Customer. This Agreement is assignable by Customer only with the prior written consent of the Company.

SECTION XI

SECTION B

SECTION 1



June 23, 2025

Mr. Jeremy LeBrun, District Manager
Stoneybrook South at Champions Gate Community Development District
Government Management Services - Central Florida, LLC
219 East Livingston Street
Orlando, FL 32801

**RE: *Master Trust Indenture – 2025 Annual Project Report
Stoneybrook South at Champions Gate Community Development District
Bond Series 2017, 2019, 2020 and 2023***

Dear Mr. LeBrun:

In accordance with section 9.21 of the Stoneybrook South at Champions Gate Community Development District's Master Trust Indenture, an annual inspection is required to report on whether the project is being maintained in good repair, working order, and condition.

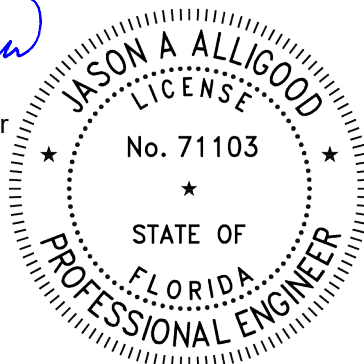
This letter is to confirm that Kimley-Horn and Associates, Inc. inspected the facilities that are owned and maintained by the District on June 19, 2025. Based on this inspection, the constructed portions of the project are in good condition and are well maintained. No deficiencies were observed within the master stormwater management system that would preclude its normal operation. Any minor maintenance items will be identified in a list sent to the District Manager for review and completion. Generally, the project is in excellent condition.

We reviewed the Operation and Maintenance budget for Fiscal Year 2025 and believe that it is sufficient for the proper operation and maintenance of the District's infrastructure. Regarding property insurance, we have reviewed the current policy coverage and limits and believe this to be adequate for the community.

If you have any questions or concerns, please do not hesitate to contact my office.

Sincerely,
Kimley- Horn and Associates, Inc.


Jason A. Alligood, P.E.
Senior Project Manager



JASON A. ALLIGOOD, P.E., STATE
OF FLORIDA, PROFESSIONAL
ENGINEER, LICENSE NO. 71103

THIS ITEM HAS BEEN DIGITALLY
SIGNED AND SEALED BY
JASON A. ALLIGOOD, P.E.
ON THE DATE ADJACENT TO THE SEAL

SIGNATURE MUST BE VERIFIED
ON ANY ELECTRONIC COPIES.

SECTION C

SECTION 1

Stoneybrook South at ChampionsGate

Community Development District

Summary of Invoices

April 1, 2025 - July 28, 2025

Fund	Date	Check No.'s	Amount
General Fund			
	4/3/25	892	\$ 18,561.00
	4/10/25	893-897	68,629.79
	4/17/25	898-901	8,162.85
	5/1/25	902	541.00
	5/16/25	903-905	25,933.29
	5/21/25	906-910	25,546.59
	5/29/25	911	541.00
	6/13/25	912-919	52,008.27
	6/19/25	920-925	83,034.77
	6/26/25	926-928	4,483.90
	7/10/25	929-931	19,717.00
	7/17/25	932-935	7,912.10
	7/22/25	936	68,663.81
	7/24/25	937-938	1,143.00
			<hr/>
			\$ 384,878.37
Payroll			
	<u>April 2025</u>		
	Adam Morgan	50114	\$ 184.70
	Barry Bichard	50115	\$ 184.70
	Campbell McAnally	50116	\$ 184.70
	John Lambert	50117	\$ 184.70
	Patrick Bonin Jr.	50118	\$ 184.70
			<hr/>
			\$ 923.50
TOTAL			\$ 385,801.87

AP300R		YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER						RUN 7/28/25		PAGE 1	
*** CHECK DATES 04/01/2025 - 07/28/2025 ***		GENERAL FUND									
		BANK A GENERAL FUND									
CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME		STATUS	AMOUNT	.....CHECK..... AMOUNT	#	
4/03/25	00032	4/01/25 31331	202504 300-13100-10100	LANDSCAPE MAINT APR25		*	8,538.06				
		4/01/25 31331	202504 320-53800-46200	LANDSCAPE MAINT APR25		*	10,022.94				
FLORALAWN 2 LLC								18,561.00	000892		
4/10/25	00011	4/09/25 04092025	202504 300-20700-10000	FY25 DEBT SRVC SER2017		*	8,684.68				
STONEYBROOK SOUTH AT CHAMPIONSGATE								8,684.68	000893		
4/10/25	00011	4/09/25 04092025	202504 300-20700-10100	FY25 DEBT SRVC SER2019		*	26,794.91				
STONEYBROOK SOUTH AT CHAMPIONSGATE								26,794.91	000894		
4/10/25	00011	4/09/25 04092025	202504 300-20700-10200	FY25 DEBT SRVC SER2020		*	20,209.96				
STONEYBROOK SOUTH AT CHAMPIONSGATE								20,209.96	000895		
4/10/25	00011	4/09/25 04092025	202504 300-20700-10300	FY25 DEBT SRVC SER2023		*	8,693.99				
STONEYBROOK SOUTH AT CHAMPIONSGATE								8,693.99	000896		
4/10/25	00012	3/25/25 7694646	202503 310-51300-32300	FY25 TRUSTEE FEE SER2023		*	4,246.25				
US BANK								4,246.25	000897		
4/17/25	00001	4/01/25 208	202504 310-51300-34000	MANAGEMENT FEES APR25		*	3,750.00				
		4/01/25 208	202504 310-51300-35200	WEBSITE ADMIN APR25		*	105.00				
		4/01/25 208	202504 310-51300-35100	INFORMATION TECH APR25		*	157.50				
		4/01/25 208	202504 310-51300-31300	DISSEMINATION FEE APR25		*	1,225.00				
		4/01/25 208	202504 310-51300-51000	OFFICE SUPPLIES		*	.06				
		4/01/25 208	202504 310-51300-42000	POSTAGE		*	39.62				
		4/01/25 209	202504 320-53800-12000	FIELD MANAGEMENT APR25		*	1,797.17				
GOVERNMENTAL MANAGEMENT SERVICES								7,074.35	000898		
4/17/25	00002	4/11/25 139826	202503 310-51300-31500	REV.CORRESPONDENCE-AGENDA		*	28.50				
LATHAM, LUNA, EDEN & BEAUDINE, LLP								28.50	000899		
SSCG STONEYSCG					TVISCARRA						

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	.....CHECK..... AMOUNT #
4/17/25	00036	4/03/25 17320	202504 300-13100-10100		*	204.70	
		CLN POND5/RPLC POND7 BRKR					
		4/03/25 17320	202504 320-53800-47100		*	240.30	
		CLN POND5/RPLC POND7 BRKR					
LAKE FOUNTAINS AND AERATION INC							445.00 000900
4/17/25	00039	4/01/25 3673714	202504 300-13100-10100		*	282.90	
		POND MAINTENANCE APR25					
		4/01/25 3673714	202504 320-53800-47200		*	332.10	
		POND MAINTENANCE APR25					
TIGRIS AQUATIC SERVICES LLC							615.00 000901
5/01/25	00022	4/22/25 2017905	202504 300-13100-10100		*	248.86	
		MTHLY WATER MGMT APR25					
		4/22/25 2017905	202504 320-53800-47000		*	292.14	
		MTHLY WATER MGMT APR25					
THE LAKE DOCTORS, INC.							541.00 000902
5/16/25	00032	5/01/25 31981	202505 300-13100-10100		*	8,538.06	
		LANDSCAPE MAINT MAY25					
		5/01/25 31981	202505 320-53800-46200		*	10,022.94	
		LANDSCAPE MAINT MAY25					
FLORALAWN 2 LLC							18,561.00 000903
5/16/25	00001	5/01/25 210	202505 310-51300-34000		*	3,750.00	
		MANAGEMENT FEES MAY25					
		5/01/25 210	202505 310-51300-35200		*	105.00	
		WEBSITE ADMIN MAY25					
		5/01/25 210	202505 310-51300-35100		*	157.50	
		INFORMATION TECH MAY25					
		5/01/25 210	202505 310-51300-31300		*	1,225.00	
		DISSEMINATION SVCS MAY25					
		5/01/25 210	202505 310-51300-51000		*	.18	
		OFFICE SUPPLIES MAY25					
		5/01/25 210	202505 310-51300-42000		*	10.58	
		POSTAGE MAY25					
		5/01/25 211	202505 320-53800-12000		*	1,797.17	
		FIELD MANAGEMENT MAY25					
GOVERNMENTAL MANAGEMENT SERVICES							7,045.43 000904
5/16/25	00002	5/08/25 140219	202504 310-51300-31500		*	326.86	
		REV AGENDA/ATTEND BOS MTG					
LATHAM, LUNA, EDEN & BEAUDINE, LLP							326.86 000905
5/21/25	00036	5/05/25 17349	202505 300-13100-10100		*	185.84	
		SIEMENS 60AMP 2POLE/BRKR					

SSCG STONEYSCG TVISCARRA

*** CHECK DATES 04/01/2025 - 07/28/2025 ***

GENERAL FUND
BANK A GENERAL FUND

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT #
6/13/25	00011	6/09/25 06092025	202506 300-20700-10200 FY25 DEBT SVC SER2020	STONEBROOK SOUTH AT CHAMPIONSGATE	*	7,240.65	7,240.65 000917
6/13/25	00011	6/09/25 06092025	202506 300-20700-10300 FY25 DEBT SVC SER2023	STONEBROOK SOUTH AT CHAMPIONSGATE	*	3,114.80	3,114.80 000918
6/13/25	00012	5/23/25 7762986	202505 310-51300-32300 TRUSTEE FEE SER2019	US BANK	*	4,310.00	4,310.00 000919
6/19/25	00021	6/16/25 6067-06-	202506 310-51300-31200 ARBITRAGE SERIES 2019		*	450.00	
		6/16/25 7658-06-	202506 310-51300-31200 ARBITRAGE SERIES 2023		*	450.00	
			AMERICAN MUNICIPAL TAX-EXEMPT				900.00 000920
6/19/25	00001	6/01/25 212	202506 320-53800-12000 FIELD MANAGEMENT JUN25		*	1,797.17	
		6/01/25 213	202506 310-51300-34000 MANAGEMENT FEES JUN25		*	3,750.00	
		6/01/25 213	202506 310-51300-35200 WEBSITE ADMIN JUN25		*	105.00	
		6/01/25 213	202506 310-51300-35100 INFORMATION TECH JUN25		*	157.50	
		6/01/25 213	202506 310-51300-31300 DISSEMINATION SVCS JUN25		*	1,225.00	
		6/01/25 213	202506 310-51300-51000 OFFICE SUPPLIES JUN25		*	.18	
		6/01/25 213	202506 310-51300-42000 POSTAGE JUN25		*	5.31	
			GOVERNMENTAL MANAGEMENT SERVICES				7,040.16 000921
6/19/25	00011	6/16/25 06162025	202506 300-20700-10000 FY25 DEBT SVC SER2017	STONEBROOK SOUTH AT CHAMPIONSGATE	*	10,129.50	10,129.50 000922
6/19/25	00011	6/16/25 06162025	202506 300-20700-10100 FY25 DEBT SVC SER2019	STONEBROOK SOUTH AT CHAMPIONSGATE	*	31,252.59	31,252.59 000923
6/19/25	00011	6/16/25 06162025	202506 300-20700-10200 FY25 DEBT SVC SER2020	STONEBROOK SOUTH AT CHAMPIONSGATE	*	23,572.17	23,572.17 000924

SSCG STONEYSCG TVISCARRA

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	.....CHECK..... AMOUNT #
6/19/25	00011	6/16/25 06162025	202506 300-20700-10300		*	10,140.35	
		FY25 DEBT SVC SER2023					
				STONEYBROOK SOUTH AT CHAMPIONSGATE			10,140.35 000925
6/26/25	00032	5/29/25 32616	202505 300-13100-10100		*	1,634.79	
		INSTL/FURN 130 VIBURNUM					
		5/29/25 32616	202505 320-53800-46100		*	1,919.11	
		INSTL/FURN 130 VIBURNUM					
				FLORALAWN 2 LLC			3,553.90 000926
6/26/25	00036	6/06/25 17400	202506 300-13100-10100		*	98.90	
		SIEMENS 20 AMP POLE BRKR					
		6/06/25 17400	202506 320-53800-47100		*	116.10	
		SIEMENS 20 AMP POLE BRKR					
		6/06/25 17401	202506 300-13100-10100		*	46.00	
		CLND FOUNTAIN/STRAINER					
		6/06/25 17401	202506 320-53800-47100		*	54.00	
		CLND FOUNTAIN/STRAINER					
				LAKE FOUNTAINS AND AERATION INC			315.00 000927
6/26/25	00039	6/01/25 3673716	202506 300-13100-10100		*	282.90	
		POND MAINTENANCE JUN25					
		6/01/25 3673716	202506 320-53800-47200		*	332.10	
		POND MAINTENANCE JUN25					
				TIGRIS AQUATIC SERVICES LLC			615.00 000928
7/10/25	00032	7/01/25 33206	202507 300-13100-10100		*	8,538.06	
		LANDSCAPE MAINT JUL25					
		7/01/25 33206	202507 320-53800-46200		*	10,022.94	
		LANDSCAPE MAINT JUL25					
				FLORALAWN 2 LLC			18,561.00 000929
7/10/25	00022	6/25/25 2037799	202506 300-13100-10100		*	248.86	
		MTHLY WATER MGMT JUN25					
		6/25/25 2037799	202506 320-53800-47000		*	292.14	
		MTHLY WATER MGMT JUN25					
				THE LAKE DOCTORS, INC.			541.00 000930
7/10/25	00039	7/01/25 4014624	202507 300-13100-10100		*	282.90	
		POND MAINTENANCE JUL25					
		7/01/25 4014624	202507 320-53800-47200		*	332.10	
		POND MAINTENANCE JUL25					
				TIGRIS AQUATIC SERVICES LLC			615.00 000931
7/17/25	00001	7/01/25 214	202507 320-53800-12000		*	1,797.17	
		FIELD MANAGEMENT JUL25					

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CHECK DATE	VEND#INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNTCHECK.... AMOUNT #
		7/01/25 214A	202504 310-51300-42000		*	1.84	
		USPS-MAILING 941 FORMS					
		7/01/25 215	202507 310-51300-34000		*	3,750.00	
		MANAGEMENT FEES JUL25					
		7/01/25 215	202507 310-51300-35200		*	105.00	
		WEBSITE ADMIN JUL25					
		7/01/25 215	202507 310-51300-35100		*	157.50	
		INFORMATION TECH JUL25					
		7/01/25 215	202507 310-51300-31300		*	1,225.00	
		DISSEMINATION SVCS JUL25					
		7/01/25 215	202507 310-51300-51000		*	.03	
		OFFICE SUPPLIES JUL25					
		7/01/25 215	202507 310-51300-42000		*	27.57	
		POSTAGE JUL25					
				GOVERNMENTAL MANAGEMENT SERVICES			7,064.11 000932
7/17/25 00002		7/14/25 142607	202506 310-51300-31500		*	132.99	
		RVW FY24 AUDIT REP/EMAIL					
				LATHAM, LUNA, EDEN & BEAUDINE, LLP			132.99 000933
7/17/25 00036		7/09/25 17436	202507 300-13100-10100		*	46.00	
		CLEANED 3 FOUNTAINS					
		7/09/25 17436	202507 320-53800-47100		*	54.00	
		CLEANED 3 FOUNTAINS					
				LAKE FOUNTAINS AND AERATION INC			100.00 000934
7/17/25 00039		5/01/25 3673715	202505 300-13100-10100		*	282.90	
		POND MAINTENANCE MAY25					
		5/01/25 3673715	202505 320-53800-47200		*	332.10	
		POND MAINTENANCE MAY25					
				TIGRIS AQUATIC SERVICES LLC			615.00 000935
7/22/25 00034		7/22/25 07222025	202507 300-20700-10500		*	156,220.19	
		EXP DUE TO SS THRU JUN25					
		7/22/25 07222025	202507 300-13100-10100		*	87,556.38-	
		EXP DUE FROM SS THRU JUN					
				STONEYBROOK SOUTH CDD			68,663.81 000936
7/24/25 00003		7/20/25 12062885	202507 310-51300-48000		*	602.00	
		NOT ADOPTION FY26 BUDGET					
				TRIBUNE PUBLISHING COMPANY LLC DBA			602.00 000937
7/24/25 00022		7/23/25 2050153	202507 300-13100-10100		*	248.86	
		MTHLY WATER MGMT JUL25					
		7/23/25 2050153	202507 320-53800-47000		*	292.14	
		MTHLY WATER MGMT JUL25					
				THE LAKE DOCTORS, INC.			541.00 000938
				TOTAL FOR BANK A		384,878.37	
				SSCG STONEYSCG TVISCARRA			

CHECK	VEND#	.....INVOICE.....		...EXPENSED TO...				VENDOR NAME	STATUS	AMOUNT	.....CHECK.....
DATE		DATE	INVOICE	YRMO	DPT	ACCT#	SUB	SUBCLASS			AMOUNT #
TOTAL FOR REGISTER										384,878.37	

SECTION 2

Stoneybrook South at ChampionsGate
Community Development District

Unaudited Financial Reporting
June 30, 2025



Table of Contents

1	<u>Balance Sheet</u>
2-3	<u>General Fund Income Statement</u>
4	<u>Capital Reserve Fund</u>
5	<u>Debt Service Fund Series 2017 Income Statement</u>
6	<u>Debt Service Fund Series 2019 Income Statement</u>
7	<u>Debt Service Fund Series 2020 Income Statement</u>
8	<u>Debt Service Fund Series 2023 Income Statement</u>
9	<u>Capital Projects Fund Series 2020 Income Statement</u>
10	<u>Capital Projects Fund Series 2023 Income Statement</u>
11	<u>Month to Month</u>
12	<u>Long Term Debt Summary</u>
13	<u>Assessment Receipt Schedule</u>
14	<u>Construction Schedule Series 2020</u>
15	<u>Construction Schedule Series 2023</u>

Stoneybrook South at ChampionsGate

Community Development District

Balance Sheet

June 30, 2025

	General Fund	Capital Reserve Fund	Debt Service Fund	Capital Projects Fund	Totals Governmental Funds
Assets:					
Cash - Truist Bank	\$ 228,537	\$ 132,379	\$ -	\$ -	\$ 360,916
Investments:					
Series 2017					
Reserve	-	-	150,900	-	150,900
Revenue	-	-	303,502	-	303,502
Prepayment	-	-	125	-	125
Series 2019					
Reserve	-	-	449,947	-	449,947
Revenue	-	-	592,217	-	592,217
Prepayment	-	-	51	-	51
Series 2020					
Reserve	-	-	351,125	-	351,125
Revenue	-	-	611,137	-	611,137
Construction	-	-	-	65,788	65,788
Series 2023					
Reserve	-	-	151,125	-	151,125
Revenue	-	-	145,772	-	145,772
Construction	-	-	-	28,745	28,745
Investment - SBA	606,133	604,790	-	-	1,210,923
Due From SS CDD	87,556	-	-	-	87,556
Deposits	16,000	-	-	-	16,000
Total Assets	\$ 938,227	\$ 737,169	\$ 2,755,900	\$ 94,533	\$ 4,525,829
Liabilities:					
Accounts Payable	\$ 1,291	\$ -	\$ -	\$ -	\$ 1,291
Due to SS CDD	156,220	-	-	-	156,220
Total Liabilities	\$ 157,511	\$ -	\$ -	\$ -	\$ 157,511
Fund Balances:					
Assigned For Debt Service 2017	\$ -	\$ -	\$ 454,526	\$ -	\$ 454,526
Assigned For Debt Service 2019	-	-	1,042,215	-	1,042,215
Assigned For Debt Service 2020	-	-	962,262	-	962,262
Assigned For Debt Service 2023	-	-	296,897	-	296,897
Assigned For Capital Reserves 2020	-	737,169	-	65,788	802,957
Assigned For Capital Reserves 2023	-	-	-	28,745	28,745
Unassigned	780,715	-	-	-	780,715
Total Fund Balances	\$ 780,715	\$ 737,169	\$ 2,755,900	\$ 94,533	\$ 4,368,318
Total Liabilities & Fund Equity	\$ 938,227	\$ 737,169	\$ 2,755,900	\$ 94,533	\$ 4,525,829

Stoneybrook South at ChampionsGate

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance For The Period Ending June 30, 2025

	Adopted	Prorated Budget	Actual	
	Budget	Thru 06/30/25	Thru 06/30/25	Variance
<u>Revenues:</u>				
Special Assessments	\$ 1,044,107	\$ 1,044,107	\$ 1,052,739	\$ 8,632
Interest	18,000	13,500	20,956	7,456
Total Revenues	\$ 1,062,107	\$ 1,057,607	\$ 1,073,696	\$ 16,089
<u>Expenditures:</u>				
<u>Administrative:</u>				
Supervisor Fees	\$ 12,000	\$ 9,000	\$ 3,800	\$ 5,200
FICA Expense	918	689	291	398
Engineering Fees	12,000	9,000	-	9,000
Attorney	25,000	18,750	2,239	16,511
Dissemination	14,700	11,025	11,025	-
Arbitrage	1,350	1,800	1,800	-
Annual Audit	5,900	5,900	5,900	-
Trustee Fees	17,240	17,176	17,176	-
Assessment Administration	7,875	7,875	7,875	-
Management Fees	45,000	33,750	33,750	-
Information Technology	1,890	1,418	1,418	-
Website Maintenance	1,260	945	945	-
Telephone	100	75	-	75
Postage	500	375	137	238
Printing & Binding	500	375	6	369
Insurance	6,825	6,825	6,631	194
Legal Advertising	2,500	1,875	-	1,875
Other Current Charges	600	450	450	(0)
Office Supplies	250	188	13	174
Property Appraiser Fee	1,000	1,000	603	397
Property Taxes	350	350	7	343
Dues, Licenses & Subscriptions	175	175	175	-
Total Administrative:	\$ 157,933	\$ 129,015	\$ 94,242	\$ 34,773

Stoneybrook South at ChampionsGate

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance For The Period Ending June 30, 2025

	Adopted	Prorated Budget	Actual	
	Budget	Thru 06/30/25	Thru 06/30/25	Variance
<i>Operations & Maintenance</i>				
Field Services	\$ 21,566	\$ 16,175	\$ 16,175	\$ 0
Property Insurance	17,973	17,973	17,193	780
Electric	66,812	50,109	37,679	12,430
Streetlights	174,362	130,771	137,250	(6,478)
Water & Sewer	183,312	137,484	141,946	(4,462)
Landscape Maintenance	256,711	192,533	213,224	(20,691)
Landscape Contingency	36,198	27,148	7,409	19,740
Tree Trimming	2,696	2,022	-	2,022
Lake Maintenance	5,931	4,448	3,807	641
Irrigation Repairs	24,262	18,196	3,235	14,961
Entry & Walls Maintenance	8,087	6,065	821	5,245
Fountain Repair & Maintenance	4,044	3,033	10,244	(7,211)
Miscellaneous - Stormwater Control	2,696	2,022	1,004	1,017
Mitigation Monitoring & Maintenance	7,598	5,699	4,501	1,198
Pressure Washing	2,696	2,022	1,728	294
Repairs & Maintenance	5,392	4,044	778	3,266
Sidewalk Repair & Maintenance	2,696	2,022	-	2,022
Roadway Repair & Maintenance - Storm Gutters	2,696	2,022	-	2,022
Contingency	8,087	6,065	-	6,065
Hurricane Expenses	-	-	3,823	(3,823)
Total Operations & Maintenance:	\$ 833,811	\$ 629,851	\$ 600,816	\$ 29,035
<i>Reserves</i>				
Capital Reserve Transfer	\$ 70,363	\$ 70,363	\$ 70,363	\$ -
Total Reserves	\$ 70,363	\$ 70,363	\$ 70,363	\$ -
Total Expenditures	\$ 1,062,107	\$ 829,229	\$ 765,421	\$ 63,808
Excess Revenues (Expenditures)	\$ (0)		\$ 308,274	
Fund Balance - Beginning	\$ -		\$ 472,441	
Fund Balance - Ending	\$ (0)		\$ 780,715	

Stoneybrook South at ChampionsGate

Community Development District

Capital Reserve

Statement of Revenues, Expenditures, and Changes in Fund Balance For The Period Ending June 30, 2025

	Adopted	Prorated Budget	Actual	
	Budget	Thru 06/30/25	Thru 06/30/25	Variance
Revenues:				
Transfer In	\$ 70,363	\$ 70,363	\$ 70,363	\$ -
Interest	24,000	18,000	19,804	1,804
Total Revenues	\$ 94,363	\$ 88,363	\$ 90,167	\$ 1,804
Expenditures:				
Contingency	\$ 600	\$ 450	\$ 357	\$ 93
Capital Outlay	71,527	53,645	-	53,645
Total Expenditures	\$ 72,127	\$ 54,095	\$ 357	\$ 53,645
Excess Revenues (Expenditures)	\$ 22,236	\$ 34,268	\$ 89,810	
Fund Balance - Beginning	\$ 662,745		\$ 647,359	
Fund Balance - Ending	\$ 684,981		\$ 737,169	

Stoneybrook South at ChampionsGate

Community Development District

Debt Service Fund - Series 2017

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending June 30, 2025

	Adopted	Prorated Budget	Actual	
	Budget	Thru 06/30/25	Thru 06/30/25	Variance
<u>Revenues:</u>				
Special Assessments	\$ 301,800	\$ 301,800	\$ 304,423	\$ 2,623
Interest	18,000	13,500	15,878	2,378
Total Revenues	\$ 319,800	\$ 315,300	\$ 320,301	\$ 5,001
<u>Expenditures:</u>				
Series 2017				
Interest - 12/15	\$ 99,400	\$ 99,400	\$ 99,400	\$ -
Principal - 12/15	100,000	100,000	100,000	-
Interest - 06/15	97,400	97,400	97,400	-
Total Expenditures	\$ 296,800	\$ 296,800	\$ 296,800	\$ -
<u>Other Sources/(Uses)</u>				
Transfer In/(Out)	\$ -	\$ -	\$ -	\$ -
Total Other Financing Sources (Uses)	\$ -	\$ -	\$ -	\$ -
Excess Revenues (Expenditures)	\$ 23,000		\$ 23,501	
Fund Balance - Beginning	\$ 275,302		\$ 431,025	
Fund Balance - Ending	\$ 298,302		\$ 454,526	

Stoneybrook South at ChampionsGate

Community Development District

Debt Service Fund - Series 2019

Statement of Revenues, Expenditures, and Changes in Fund Balance For The Period Ending June 30, 2025

	Adopted	Prorated Budget	Actual	
	Budget	Thru 06/30/25	Thru 06/30/25	Variance
Revenues:				
Special Assessments	\$ 899,894	\$ 899,894	\$ 939,237	\$ 39,343
Interest	42,000	31,500	42,750	11,250
Total Revenues	\$ 941,894	\$ 931,394	\$ 981,986	\$ 50,592
Expenditures:				
Series 2019				
Interest - 12/15	\$ 300,519	\$ 300,519	\$ 300,519	\$ -
Principal - 06/15	300,000	300,000	300,000	-
Interest - 06/15	300,519	300,519	300,519	-
Total Expenditures	\$ 901,038	\$ 901,038	\$ 901,038	\$ -
Other Sources/(Uses)				
Transfer In/(Out)	\$ -	\$ -	\$ -	\$ -
Total Other Financing Sources (Uses)	\$ -	\$ -	\$ -	\$ -
Excess Revenues (Expenditures)	\$ 40,857		\$ 80,949	
Fund Balance - Beginning	\$ 485,401		\$ 961,266	
Fund Balance - Ending	\$ 526,258		\$ 1,042,215	

Stoneybrook South at ChampionsGate

Community Development District

Debt Service Fund - Series 2020

Statement of Revenues, Expenditures, and Changes in Fund Balance For The Period Ending June 30, 2025

	Adopted	Prorated Budget	Actual	
	Budget	Thru 06/30/25	Thru 06/30/25	Variance
Revenues:				
Special Assessments	\$ 702,564	\$ 702,564	\$ 708,416	\$ 5,852
Interest	42,000	31,500	33,707	2,207
Total Revenues	\$ 744,564	\$ 734,064	\$ 742,123	\$ 8,059
Expenditures:				
Series 2020				
Interest - 12/15	\$ 208,994	\$ 208,994	\$ 208,994	\$ -
Principal - 12/15	280,000	280,000	280,000	-
Interest - 06/15	205,494	205,494	205,494	-
Total Expenditures	\$ 694,488	\$ 694,488	\$ 694,488	\$ -
Other Sources/(Uses)				
Transfer In/(Out)	\$ (16,800)	\$ (12,600)	\$ (11,650)	\$ (950)
Total Other Financing Sources (Uses)	\$ (16,800)	\$ (12,600)	\$ (11,650)	\$ (950)
Excess Revenues (Expenditures)	\$ 33,277		\$ 35,986	
Fund Balance - Beginning	\$ 560,166		\$ 926,276	
Fund Balance - Ending	\$ 593,443		\$ 962,262	

Stoneybrook South at ChampionsGate

Community Development District

Debt Service Fund - Series 2023

Statement of Revenues, Expenditures, and Changes in Fund Balance For The Period Ending June 30, 2025

	Adopted	Prorated Budget	Actual	
	Budget	Thru 06/30/25	Thru 06/30/25	Variance
Revenues:				
Special Assessments	\$ 302,250	\$ 302,250	\$ 304,749	\$ 2,499
Interest	10,000	7,500	12,481	4,981
Total Revenues	\$ 312,250	\$ 309,750	\$ 317,230	\$ 7,480
Expenditures:				
Series 2023				
Interest - 12/15	\$ 117,322	\$ 117,322	\$ 117,322	\$ -
Principal - 06/15	65,000	65,000	65,000	-
Interest - 06/15	117,322	117,322	117,322	-
Total Expenditures	\$ 299,644	\$ 299,644	\$ 299,644	\$ -
Other Sources/(Uses)				
Transfer In/(Out)	\$ (5,700)	\$ (4,275)	\$ (5,014)	\$ 739
Total Other Financing Sources (Uses)	\$ (5,700)	\$ (4,275)	\$ (5,014)	\$ 739
Excess Revenues (Expenditures)	\$ 6,906		\$ 12,572	
Fund Balance - Beginning	\$ 124,897		\$ 284,325	
Fund Balance - Ending	\$ 131,803		\$ 296,897	

Stoneybrook South at ChampionsGate

Community Development District

Capital Projects Fund - Series 2020

Statement of Revenues, Expenditures, and Changes in Fund Balance For The Period Ending June 30, 2025

	Adopted	Prorated Budget	Actual	
	Budget	Thru 06/30/25	Thru 06/30/25	Variance
Revenues:				
Interest	\$ -	\$ -	\$ 1,927	\$ 1,927
Total Revenues	\$ -	\$ -	\$ 1,927	\$ 1,927
Expenditures:				
Series 2020				
Capital Outlay	\$ -	\$ -	\$ -	\$ -
Total Expenditures	\$ -	\$ -	\$ -	\$ -
Other Sources/(Uses)				
Transfer In/(Out)	\$ -	\$ -	\$ 11,650	\$ (11,650)
Total Other Financing Sources (Uses)	\$ -	\$ -	\$ 11,650	\$ (11,650)
Excess Revenues (Expenditures)	\$ -		\$ 13,577	
Fund Balance - Beginning	\$ -		\$ 52,210	
Fund Balance - Ending	\$ -		\$ 65,788	

Stoneybrook South at ChampionsGate

Community Development District

Capital Projects Fund - Series 2023

Statement of Revenues, Expenditures, and Changes in Fund Balance For The Period Ending June 30, 2025

	Adopted	Prorated Budget	Actual	
	Budget	Thru 06/30/25	Thru 06/30/25	Variance
Revenues:				
Interest	\$ -	\$ -	\$ 844	\$ 844
Total Revenues	\$ -	\$ -	\$ 844	\$ 844
Expenditures:				
Series 2023				
Capital Outlay	\$ -	\$ -	\$ -	\$ -
Total Expenditures	\$ -	\$ -	\$ -	\$ -
Other Sources/(Uses)				
Transfer In/(Out)	\$ -	\$ -	\$ 5,014	\$ (5,014)
Total Other Financing Sources (Uses)	\$ -	\$ -	\$ 5,014	\$ (5,014)
Excess Revenues (Expenditures)	\$ -		\$ 5,858	
Fund Balance - Beginning	\$ -		\$ 22,887	
Fund Balance - Ending	\$ -		\$ 28,745	

Stoneybrook South at ChampionsGate

Community Development District

Month to Month

	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sept	Total
Revenues:													
Special Assessments	\$ -	\$ 108,511	\$ 777,288	\$ 18,410	\$ 38,448	\$ 22,532	\$ 30,170	\$ 11,591	\$ 45,789	\$ -	\$ -	\$ -	\$ 1,052,739
Interest	1,575	1,108	2,037	3,414	3,073	2,930	2,312	2,290	2,218	-	-	-	20,956
Miscellaneous Income	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Revenues	\$ 1,575	\$ 109,619	\$ 779,324	\$ 21,824	\$ 41,521	\$ 25,462	\$ 32,483	\$ 13,881	\$ 48,007	\$ -	\$ -	\$ -	\$ 1,073,696
Expenditures:													
Administrative													
Supervisor Fees	\$ 1,000	\$ -	\$ 800	\$ -	\$ 1,000	\$ -	\$ 1,000	\$ -	\$ -	\$ -	\$ -	\$ -	3,800
FICA Expense	77	-	61	-	77	-	77	-	-	-	-	-	291
Engineering Fees	-	-	-	-	-	-	-	-	-	-	-	-	-
Attorney	810	92	178	141	360	29	327	171	133	-	-	-	2,239
Dissemination	1,225	1,225	1,225	1,225	1,225	1,225	1,225	1,225	1,225	-	-	-	11,025
Arbitrage	-	450	-	450	-	-	-	-	900	-	-	-	1,800
Annual Audit	-	-	-	-	-	-	-	5,900	-	-	-	-	5,900
Trustee Fees	-	4,310	-	4,310	-	4,246	-	4,310	-	-	-	-	17,176
Assessment Administration	7,875	-	-	-	-	-	-	-	-	-	-	-	7,875
Management Fees	3,750	3,750	3,750	3,750	3,750	3,750	3,750	3,750	3,750	-	-	-	33,750
Information Technology	158	158	158	158	158	158	158	158	158	-	-	-	1,418
Website Maintenance	105	105	105	105	105	105	105	105	105	-	-	-	945
Telephone	-	-	-	-	-	-	-	-	-	-	-	-	-
Postage	12	7	3	12	22	24	41	11	5	-	-	-	137
Printing & Binding	-	-	-	-	6	-	-	-	-	-	-	-	6
Insurance	6,631	-	-	-	-	-	-	-	-	-	-	-	6,631
Legal Advertising	-	-	-	-	-	-	-	-	-	-	-	-	-
Other Current Charges	41	56	61	41	44	44	59	59	44	-	-	-	450
Office Supplies	0	0	0	11	1	0	0	0	0	-	-	-	13
Property Appraiser Fee	-	-	-	603	-	-	-	-	-	-	-	-	603
Property Taxes	-	7	-	-	-	-	-	-	-	-	-	-	7
Dues, Licenses & Subscriptions	175	-	-	-	-	-	-	-	-	-	-	-	175
Total Administrative:	\$ 21,859	\$ 10,161	\$ 6,341	\$ 10,806	\$ 6,747	\$ 9,580	\$ 6,741	\$ 15,688	\$ 6,320	\$ -	\$ -	\$ -	\$ 94,242
Operations & Maintenance													
Field Services	\$ 1,797	\$ 1,797	\$ 1,797	\$ 1,797	\$ 1,797	\$ 1,797	\$ 1,797	\$ 1,797	\$ 1,797	\$ -	\$ -	\$ -	16,175
Property Insurance	17,193	-	-	-	-	-	-	-	-	-	-	-	17,193
Electric	4,524	3,655	4,445	4,123	4,004	4,099	4,329	4,297	4,203	-	-	-	37,679
Streetlights	16,548	15,711	15,177	12,111	18,138	14,748	14,674	14,893	15,250	-	-	-	137,250
Water & Sewer	12,508	14,376	14,774	15,104	17,902	19,180	25,708	10,083	12,311	-	-	-	141,946
Landscape Maintenance	17,809	17,809	44,805	27,034	21,153	21,153	21,153	21,153	21,153	-	-	-	213,224
Landscape Contingency	-	-	1,824	1,072	-	-	-	4,175	338	-	-	-	7,409
Tree Trimming	-	-	-	-	-	-	-	-	-	-	-	-	-
Lake Maintenance	385	385	701	385	385	392	392	392	392	-	-	-	3,807
Irrigation Repairs	2,519	-	-	-	-	-	717	-	-	-	-	-	3,235
Entry & Walls Maintenance	-	-	-	-	-	-	451	370	-	-	-	-	821
Fountain Repair & Maintenance	397	313	4,780	130	130	184	370	1,968	1,974	-	-	-	10,244
Miscellaneous - Stormwater Control	1,004	-	-	-	-	-	-	-	-	-	-	-	1,004
Mitigation Monitoring & Maintenance	316	2,192	-	332	332	332	332	332	332	-	-	-	4,501
Pressure Washing	-	-	-	-	459	405	-	-	864	-	-	-	1,728
Repairs & Maintenance	778	-	-	-	-	-	-	-	-	-	-	-	778
Sidewalk Repair & Maintenance	-	-	-	-	-	-	-	-	-	-	-	-	-
Roadway Repair & Maintenance - Storm Gutters	-	-	-	-	-	-	-	-	-	-	-	-	-
Contingency	-	-	-	-	-	-	-	-	-	-	-	-	-
Hurricane Expenses	3,823	-	-	-	-	-	-	-	-	-	-	-	3,823
Total Operations & Maintenance:	\$ 79,601	\$ 56,238	\$ 88,303	\$ 62,088	\$ 64,300	\$ 62,290	\$ 69,923	\$ 59,460	\$ 58,614	\$ -	\$ -	\$ -	\$ 600,816
Reserves													
Capital Reserve Transfer	\$ -	\$ -	\$ 70,363	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	70,363
Total Reserves	\$ -	\$ -	\$ 70,363	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 70,363
Total Expenditures	\$ 101,460	\$ 66,399	\$ 165,006	\$ 72,894	\$ 71,047	\$ 71,870	\$ 76,664	\$ 75,148	\$ 64,933	\$ -	\$ -	\$ -	\$ 765,421
Excess Revenues (Expenditures)	\$ (99,885)	\$ 43,220	\$ 614,318	\$ (51,070)	\$ (29,526)	\$ (46,408)	\$ (44,181)	\$ (61,267)	\$ (16,926)	\$ -	\$ -	\$ -	\$ 308,274

Stoneybrook South at ChampionsGate
Community Development District
Long Term Debt Report

SERIES 2017, SPECIAL ASSESSMENT BONDS PARCEL K ASSESSMENT AREA		
INTEREST RATES:	3.500%, 4.000%, 4.625%, 5.000%	
MATURITY DATE:	12/15/2047	
RESERVE FUND DEFINITION	50% OF MAXIMUM ANNUAL DEBT SERVICE	
RESERVE FUND REQUIREMENT	\$150,900	
RESERVE FUND BALANCE	\$150,900	
BONDS OUTSTANDING - 10/30/17		\$4,710,000
LESS: PRINCIPAL PAYMENT 12/15/18		(\$55,000)
LESS: PRINCIPAL PAYMENT 12/15/19		(\$85,000)
LESS: PRINCIPAL PAYMENT 12/15/20		(\$90,000)
LESS: PRINCIPAL PAYMENT 12/15/21		(\$90,000)
LESS: PRINCIPAL PAYMENT 12/15/22		(\$95,000)
LESS: PRINCIPAL PAYMENT 12/15/23		(\$95,000)
LESS: PRINCIPAL PAYMENT 12/15/24		(\$100,000)
CURRENT BONDS OUTSTANDING		\$4,100,000

SERIES 2019, SPECIAL ASSESSMENT BONDS		
INTEREST RATES:	3.500%, 4.000%, 4.500%, 4.625%	
MATURITY DATE:	12/15/2049	
RESERVE FUND DEFINITION	50% OF MAXIMUM ANNUAL DEBT SERVICE	
RESERVE FUND REQUIREMENT	\$449,947	
RESERVE FUND BALANCE	\$449,947	
BONDS OUTSTANDING - 4/29/19		\$14,735,000
LESS: PRINCIPAL PAYMENT 6/15/20		(\$255,000)
LESS: PRINCIPAL PAYMENT 6/15/21		(\$260,000)
LESS: PRINCIPAL PAYMENT 6/15/22		(\$270,000)
LESS: PRINCIPAL PAYMENT 6/15/23		(\$280,000)
LESS: PRINCIPAL PAYMENT 6/15/24		(\$290,000)
LESS: PRINCIPAL PAYMENT 6/15/25		(\$300,000)
CURRENT BONDS OUTSTANDING		\$13,080,000

SERIES 2020, SPECIAL ASSESSMENT BONDS FOX SOUTH ASSESSMENT AREA		
INTEREST RATES:	2.500%, 3.000%, 3.500%, 3.750%	
MATURITY DATE:	12/15/2050	
RESERVE FUND DEFINITION	50% OF MAXIMUM ANNUAL DEBT SERVICE	
RESERVE FUND REQUIREMENT	\$351,125	
RESERVE FUND BALANCE	\$351,125	
BONDS OUTSTANDING - 12/16/20		\$12,730,000
LESS: PRINCIPAL PAYMENT 12/15/21		(\$265,000)
LESS: PRINCIPAL PAYMENT 12/15/22		(\$270,000)
LESS: PRINCIPAL PAYMENT 12/15/23		(\$275,000)
LESS: PRINCIPAL PAYMENT 12/15/24		(\$280,000)
CURRENT BONDS OUTSTANDING		\$11,640,000

SERIES 2023, SPECIAL ASSESSMENT BONDS		
INTEREST RATES:	4.500%, 5.375%, 5.500%	
MATURITY DATE:	6/15/2053	
RESERVE FUND DEFINITION	50% OF MAXIMUM ANNUAL DEBT SERVICE	
RESERVE FUND REQUIREMENT	\$151,125	
RESERVE FUND BALANCE	\$151,125	
BONDS OUTSTANDING - 3/23/23		\$4,450,000
CURRENT BONDS OUTSTANDING		\$4,450,000

Stoneybrook South at ChampionsGate

COMMUNITY DEVELOPMENT DISTRICT

Special Assessment Receipts

Fiscal Year 2025

Gross Assessments	\$ 1,110,752.16	\$ 321,198.24	\$ 990,994.68	\$ 747,454.45	\$ 321,542.25	\$ 3,491,941.78
Net Assessments	\$ 1,044,107.03	\$ 301,926.35	\$ 931,535.00	\$ 702,607.18	\$ 302,249.72	\$ 3,282,425.27

ON ROLL ASSESSMENTS

							31.81%	9.20%	28.38%	21.41%	9.21%	69.39%
Date	Distribution	Gross Amount	Commissions	Discount/Penalty	Interest	Net Receipts	O&M Portion	2017 Debt Service Asmt	2019 Debt Service Asmt	2020 Debt Service Asmt	2023 Debt Service Asmt	Total
11/18/24	ACH	\$12,520.66	\$237.16	\$662.56	\$0.00	\$11,620.94	\$3,696.51	\$1,068.93	\$3,297.96	\$2,487.48	\$1,070.07	\$11,620.95
11/22/24	ACH	\$350,247.26	\$6,724.74	\$14,009.94	\$0.00	\$329,512.58	\$104,814.69	\$30,309.46	\$93,513.93	\$70,532.57	\$30,341.92	\$329,512.57
12/10/24	ACH	\$694.57	\$13.89	\$0.00	\$0.00	\$680.68	\$216.52	\$62.61	\$193.17	\$145.70	\$62.68	\$680.68
12/11/24	ACH	\$2,512,051.90	\$48,231.40	\$100,482.20	\$0.00	\$2,363,338.30	\$751,754.55	\$217,386.24	\$670,702.96	\$505,875.48	\$217,619.07	\$2,363,338.30
12/20/24	ACH	\$84,042.28	\$1,624.27	\$2,828.65	\$0.00	\$79,589.36	\$25,316.59	\$7,320.84	\$22,587.04	\$17,036.20	\$7,328.69	\$79,589.36
01/09/25	ACH	\$7,857.88	\$152.46	\$235.72	\$0.00	\$7,469.70	\$2,376.04	\$687.08	\$2,119.86	\$1,598.90	\$687.82	\$7,469.70
01/09/25	ACH	\$50,510.91	\$979.91	\$1,515.35	\$0.00	\$48,015.65	\$15,273.30	\$4,416.61	\$13,626.59	\$10,277.81	\$4,421.34	\$48,015.65
01/28/25	ACH	\$0.00	\$0.00	\$0.00	\$2,391.38	\$2,391.38	\$760.67	\$219.97	\$678.66	\$511.88	\$220.20	\$2,391.38
02/10/25	ACH	\$125,875.56	\$2,466.73	\$2,538.39	\$0.00	\$120,870.44	\$38,447.69	\$11,117.99	\$34,302.39	\$25,872.47	\$11,129.90	\$120,870.44
03/11/25	ACH	\$1,674.98	\$33.51	\$0.00	\$0.00	\$1,641.47	\$522.14	\$150.99	\$465.84	\$351.36	\$151.15	\$1,641.48
03/11/25	ACH	\$71,335.67	\$1,412.13	\$728.77	\$0.00	\$69,194.77	\$22,010.17	\$6,364.72	\$19,637.11	\$14,811.23	\$6,371.54	\$69,194.77
04/09/25	ACH	\$5,402.78	\$108.05	\$0.00	\$0.00	\$5,294.73	\$1,684.20	\$487.02	\$1,502.62	\$1,133.34	\$487.55	\$5,294.73
04/09/25	ACH	\$90,952.07	\$1,818.82	\$11.48	\$0.00	\$89,121.77	\$28,348.75	\$8,197.66	\$25,292.29	\$19,076.62	\$8,206.44	\$89,121.76
04/30/25	ACH	\$0.00	\$0.00	\$0.00	\$431.74	\$431.74	\$137.33	\$39.71	\$122.53	\$92.41	\$39.76	\$431.74
05/12/25	ACH	\$395.44	\$7.91	\$0.00	\$0.00	\$387.53	\$123.27	\$35.65	\$109.98	\$82.95	\$35.68	\$387.53
05/12/25	ACH	\$36,787.31	\$735.74	\$0.00	\$0.00	\$36,051.57	\$11,467.65	\$3,316.12	\$10,231.25	\$7,716.88	\$3,319.67	\$36,051.57
06/09/25	ACH	\$396.22	\$7.93	\$0.00	\$0.00	\$388.29	\$123.51	\$35.72	\$110.19	\$83.11	\$35.75	\$388.28
06/09/25	ACH	\$34,120.85	\$682.42	\$0.00	\$0.00	\$33,438.43	\$10,636.43	\$3,075.76	\$9,489.65	\$7,157.54	\$3,079.05	\$33,438.43
06/16/25	ACH	\$112,371.36	\$2,247.42	\$0.00	\$0.00	\$110,123.94	\$35,029.34	\$10,129.50	\$31,252.59	\$23,572.17	\$10,140.35	\$110,123.95
TOTAL		\$ 3,497,237.70	\$ 67,484.49	\$ 123,013.06	\$ 2,823.12	\$ 3,309,563.27	\$ 1,052,739.35	\$ 304,422.58	\$ 939,236.61	\$ 708,416.10	\$ 304,748.63	\$ 3,309,563.27

100.83%	Net Percent Collected
\$ (27,138.00)	Balance Remaining to Collect

Stoneybrook South at ChampionsGate
COMMUNITY DEVELOPMENT DISTRICT

Special Assessment Bonds, Series 2020

Date	Requisition #	Contractor	Description	Requisition
Fiscal Year 2025				
TOTAL				\$ -
Fiscal Year 2025				
10/1/24		Interest		\$ 215.21
10/2/24		Transfer from Reserve		1,452.50
11/1/24		Interest		216.39
11/4/24		Transfer from Reserve		1,411.65
12/2/24		Interest		206.66
12/3/24		Transfer from Reserve		1,311.32
1/2/25		Interest		211.74
1/3/25		Transfer from Reserve		1,306.10
2/3/25		Interest		210.79
2/4/25		Transfer from Reserve		1,266.38
3/3/25		Interest		195.00
3/4/25		Transfer from Reserve		1,143.84
4/1/25		Interest		220.82
4/2/25		Transfer from Reserve		1,266.36
5/1/25		Interest		219.17
5/2/25		Transfer from Reserve		1,225.53
6/2/25		Interest		231.67
6/3/25		Transfer from Reserve		1,266.22
TOTAL				\$ 13,577.35
Project (Construction) Fund at 09/30/24				\$ 52,210.42
Interest Earned/Transferred Funds thru 6/30/25				13,577.35
Requisitions Paid thru 6/30/25				-
Remaining Project (Construction) Fund				\$ 65,787.77

Stoneybrook South at ChampionsGate
COMMUNITY DEVELOPMENT DISTRICT

Special Assessment Bonds, Series 2023

Date	Requisition #	Contractor	Description	Requisition
Fiscal Year 2025				
TOTAL				\$ -
Fiscal Year 2024				
10/1/24		Interest		\$ 94.35
10/2/24		Transfer from Reserve		625.16
11/1/24		Interest		94.81
11/4/24		Transfer from Reserve		607.58
12/2/24		Interest		90.51
12/3/24		Transfer from Reserve		564.40
1/2/25		Interest		92.70
1/3/25		Transfer from Reserve		562.15
2/3/25		Interest		92.25
2/4/25		Transfer from Reserve		545.05
3/3/25		Interest		85.31
3/4/25		Transfer from Reserve		492.31
4/1/25		Interest		96.58
4/2/25		Transfer from Reserve		545.04
5/1/25		Interest		95.82
5/2/25		Transfer from Reserve		527.47
6/2/25		Interest		101.26
6/3/25		Transfer from Reserve		544.99
TOTAL				\$ 5,857.74
Project (Construction) Fund at 09/30/24				\$ 22,887.31
Interest Earned/Transferred Funds thru 6/30/25				5,857.74
Requisitions Paid thru 6/30/25				-
Remaining Project (Construction) Fund				\$ 28,745.05

SECTION 3



MARY JANE ARRINGTON
OSCEOLA COUNTY SUPERVISOR OF ELECTIONS

April 24, 2025

Iman Sakalla
Recording Secretary
Stoneybrook South at ChampionsGate Community Development District
219 E. Livingston St.
Orlando, FL 32801

RE: Stoneybrook South at ChampionsGate Community Development District –
Registered Voters

Dear Iman Sakalla:

Thank you for your letter requesting confirmation of the number of registered voters within the Stoneybrook South at ChampionsGate Community Development District as of April 15, 2025.

The number of registered voters within the Stoneybrook South at ChampionsGate CDD is 664 as of April 15, 2025.

If I can be of further assistance, please contact me at 407.742.6000.

Respectfully yours,

A handwritten signature in blue ink that reads "Mj. Arrington".

Mary Jane Arrington
Supervisor of Elections

Vote
Osceola

SECTION 4

BOARD OF SUPERVISORS MEETING DATES
STONEYBROOK SOUTH AT CHAMPIONSGATE COMMUNITY DEVELOPMENT
DISTRICT
FISCAL YEAR 2026

The Board of Supervisors of the **Stoneybrook South at ChampionsGate Community Development District** will hold their regular meetings for Fiscal Year 2026 at 11:00 a.m., at the Oasis Club at ChampionsGate, 1520 Oasis Club Blvd., ChampionsGate, FL 33896, on the first Monday of every other month, unless otherwise indicated, as follows:

October 6, 2025
December 1, 2025
February 2 , 2026
April 6, 2026
June 1, 2026
August 3, 2026

The meetings are open to the public and will be conducted in accordance with the provision of Florida Law for Community Development Districts. The meetings may be continued to a date, time, and place to be specified on the record at the meeting. A copy of the agenda for these meetings may be obtained from the District Manager, Governmental Management Services – Central Florida, LLC, 219 E. Livingston Street, Orlando, FL 32801 or by calling (407) 841-5524.

There may be occasions when one or more Supervisors or staff will participate by speaker telephone. Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Office at (407) 841-5524 at least 48 hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Office.

A person who decides to appeal any decision made at the meeting with respect to any matter considered at the meeting is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

Jeremy Lebrun
District Manager
Governmental Management Services – Central Florida, LLC

SECTION 5

SECTION A



Memorandum

To: Board of Supervisors

From: District Management

Date: August 5, 2024

RE: HB7013 – Special Districts Performance Measures and Standards

To enhance accountability and transparency, new regulations were established for all special districts, by the Florida Legislature, during their 2024 legislative session. Starting on October 1, 2024, or by the end of the first full fiscal year after its creation (whichever comes later), each special district must establish goals and objectives for each program and activity, as well as develop performance measures and standards to assess the achievement of these goals and objectives. Additionally, by December 1 each year (initial report due on December 1, 2025), each special district is required to publish an annual report on its website, detailing the goals and objectives achieved, the performance measures and standards used, and any goals or objectives that were not achieved.

District Management has identified the following key categories to focus on for Fiscal Year 2025 and develop statutorily compliant goals for each:

- Community Communication and Engagement
- Infrastructure and Facilities Maintenance
- Financial Transparency and Accountability

Additionally, special districts must provide an annual reporting form to share with the public that reflects whether the goals & objectives were met for the year. District Management has streamlined these requirements into a single document that meets both the statutory requirements for goal/objective setting and annual reporting.

The proposed goals/objectives and the annual reporting form are attached as exhibit A to this memo. District Management recommends that the Board of Supervisors adopt these goals and objectives to maintain compliance with HB7013 and further enhance their commitment to the accountability and transparency of the District.

Exhibit A:
Goals, Objectives and Annual Reporting Form

**Stoneybrook South at ChampionsGate Community
Development District
Performance Measures/Standards &
Annual Reporting Form**

October 1, 2024 – September 30, 2025

1. Community Communication and Engagement

Goal 1.1: Public Meetings Compliance

Objective: Hold at least three regular Board of Supervisor meetings per year to conduct CDD related business and discuss community needs.

Measurement: Number of public board meetings held annually as evidenced by meeting minutes and legal advertisements.

Standard: A minimum of three board meetings were held during the Fiscal Year.

Achieved: Yes ☐ No ☐

Goal 1.2: Notice of Meetings Compliance

Objective: Provide public notice of meetings in accordance with Florida Statutes, using at least two communication methods.

Measurement: Timeliness and method of meeting notices as evidenced by posting to CDD website, publishing in local newspaper and via electronic communication.

Standard: 100% of meetings were advertised per Florida statute on at least two mediums (i.e., newspaper, CDD website, electronic communications).

Achieved: Yes ☐ No ☐

Goal 1.3: Access to Records Compliance

Objective: Ensure that meeting minutes and other public records are readily available and easily accessible to the public by completing monthly CDD website checks.

Measurement: Monthly website reviews will be completed to ensure meeting minutes and other public records are up to date as evidenced by District Management's records.

Standard: 100% of monthly website checks were completed by District Management.

Achieved: Yes ☐ No ☐

2. Infrastructure and Facilities Maintenance

Goal 2.1: Field Management and/or District Management Site Inspections

Objective: Field manager and/or district manager will conduct inspections per District Management services agreement to ensure safety and proper functioning of the District's infrastructure.

Measurement: Field manager and/or district manager visits were successfully completed per management agreement as evidenced by field manager and/or district manager's reports, notes or other record keeping method.

Standard: 100% of site visits were successfully completed as described within district management services agreement

Achieved: Yes ☐ No ☐

Goal 2.2: District Infrastructure and Facilities Inspections

Objective: District Engineer will conduct an annual inspection of the District's infrastructure and related systems.

Measurement: A minimum of one inspection completed per year as evidenced by district engineer's report related to district's infrastructure and related systems.

Standard: Minimum of one inspection was completed in the Fiscal Year by the district's engineer.

Achieved: Yes ☐ No ☐

3. Financial Transparency and Accountability

Goal 3.1: Annual Budget Preparation

Objective: Prepare and approve the annual proposed budget by June 15 and final budget was adopted by September 30 each year.

Measurement: Proposed budget was approved by the Board before June 15 and final budget was adopted by September 30 as evidenced by meeting minutes and budget documents listed on CDD website and/or within district records.

Standard: 100% of budget approval & adoption were completed by the statutory deadlines and posted to the CDD website.

Achieved: Yes ☐ No ☐

Goal 3.2: Financial Reports

Objective: Publish to the CDD website the most recent versions of the following documents: Annual audit, current fiscal year budget with any amendments, and most recent financials within the latest agenda package.

Measurement: Annual audit, previous years' budgets, and financials are accessible to the public as evidenced by corresponding documents on the CDD's website.

Standard: CDD website contains 100% of the following information: Most recent annual audit, most recent adopted/amended fiscal year budget, and most recent agenda package with updated financials.

Achieved: Yes ☐ No ☐

Goal 3.3: Annual Financial Audit

Objective: Conduct an annual independent financial audit per statutory requirements and publish the results to the CDD website for public inspection, and transmit to the State of Florida.

Measurement: Timeliness of audit completion and publication as evidenced by meeting minutes showing board approval and annual audit is available on the CDD’s website and transmitted to the State of Florida.

Standard: Audit was completed by an independent auditing firm per statutory requirements and results were posted to the CDD website and transmitted to the State of Florida.

Achieved: Yes ☐ No ☐

DocuSigned by:

Adam Morgan

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Chair/Vice Chair: _____

Print Name: _____

Stoneybrook South at ChampionsGate Community Development District

Date: 2024-08-07

Signed by:

Jeremy Lebrun

005CD7AA7BB8455...

District Manager: _____

Print Name: _____

Stoneybrook South at ChampionsGate Community Development District

Date: 2024-08-06

SECTION B

**Stoneybrook South at ChampionsGate
Community Development District
Performance Measures/Standards & Annual
Reporting Form**

October 1, 2025 – September 30, 2026

1. Community Communication and Engagement

Goal 1.1: Public Meetings Compliance

Objective: Hold at least three regular Board of Supervisor meetings per year to conduct CDD related business and discuss community needs.

Measurement: Number of public board meetings held annually as evidenced by meeting minutes and legal advertisements.

Standard: A minimum of three board meetings were held during the Fiscal Year.

Achieved: Yes ☐ No ☐

Goal 1.2: Notice of Meetings Compliance

Objective: Provide public notice of meetings in accordance with Florida Statutes, using at least two communication methods.

Measurement: Timeliness and method of meeting notices as evidenced by posting to CDD website, publishing in local newspaper and via electronic communication.

Standard: 100% of meetings were advertised per Florida statute on at least two mediums (i.e., newspaper, CDD website, electronic communications).

Achieved: Yes ☐ No ☐

Goal 1.3: Access to Records Compliance

Objective: Ensure that meeting minutes and other public records are readily available and easily accessible to the public by completing monthly CDD website checks.

Measurement: Monthly website reviews will be completed to ensure meeting minutes and other public records are up to date as evidenced by District Management's records.

Standard: 100% of monthly website checks were completed by District Management.

Achieved: Yes ☐ No ☐

2. Infrastructure and Facilities Maintenance

Goal 2.1: Field Management and/or District Management Site Inspections

Objective: Field manager and/or district manager will conduct inspections per District Management services agreement to ensure safety and proper functioning of the District's infrastructure.

Measurement: Field manager and/or district manager visits were successfully completed per management agreement as evidenced by field manager and/or district manager's reports, notes or other record keeping method.

Standard: 100% of site visits were successfully completed as described within district management services agreement

Achieved: Yes ☐ No ☐

Goal 2.2: District Infrastructure and Facilities Inspections

Objective: District Engineer will conduct an annual inspection of the District's infrastructure and related systems.

Measurement: A minimum of one inspection completed per year as evidenced by district engineer's report related to district's infrastructure and related systems.

Standard: Minimum of one inspection was completed in the Fiscal Year by the district's engineer.

Achieved: Yes ☐ No ☐

3. Financial Transparency and Accountability

Goal 3.1: Annual Budget Preparation

Objective: Prepare and approve the annual proposed budget by June 15 and final budget was adopted by September 30 each year.

Measurement: Proposed budget was approved by the Board before June 15 and final budget was adopted by September 30 as evidenced by meeting minutes and budget documents listed on CDD website and/or within district records.

Standard: 100% of budget approval & adoption were completed by the statutory deadlines and posted to the CDD website.

Achieved: Yes ☐ No ☐

Goal 3.2: Financial Reports

Objective: Publish to the CDD website the most recent versions of the following documents: Annual audit, current fiscal year budget with any amendments, and most recent financials within the latest agenda package.

Measurement: Annual audit, previous years' budgets, and financials are accessible to the public as evidenced by corresponding documents on the CDD's website.

Standard: CDD website contains 100% of the following information: Most recent annual audit, most recent adopted/amended fiscal year budget, and most recent agenda package with updated financials.

Achieved: Yes ☐ No ☐

Goal 3.3: Annual Financial Audit

Objective: Conduct an annual independent financial audit per statutory requirements and publish the results to the CDD website for public inspection, and transmit to the State of Florida.

Measurement: Timeliness of audit completion and publication as evidenced by meeting minutes showing board approval and annual audit is available on the CDD's website and transmitted to the State of Florida.

Standard: Audit was completed by an independent auditing firm per statutory requirements and results were posted to the CDD website and transmitted to the State of Florida.

Achieved: Yes ☐ No ☐

Chair/Vice Chair: _____ Date: _____

Print Name: _____

Stoneybrook South at ChampionsGate Community Development
District

District Manager: _____ Date: _____

Print Name: _____

Stoneybrook South at ChampionsGate Community Development
District