

BEXLEY COMMUNITY DEVELOPMENT DISTRICT**FISCAL YEAR 2022/2023 O&M AND DEBT SERVICE ASSESSMENT SCHEDULE**

2022/2023 O&M Budget		\$1,951,054.00
Collection Cost @	2%	\$41,511.79
Early Payment Discount @	4%	\$83,023.57
2022/2023 Total		<u>\$2,075,589.36</u>

2021/2022 O&M Budget	\$1,917,934.00
2022/2023 O&M Budget	\$1,951,054.00

Total Difference	<u>\$33,120.00</u>
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	PER UNIT ANNUAL ASSESSMENT		Proposed Increase / Decrease	
	2021/2022	2022/2023	\$	%
Series 2016 Debt Service - Townhome	\$575.00	\$575.00	\$0.00	0.00%
Operations/Maintenance - Townhome	\$1,262.52	\$1,262.52	\$0.00	0.00%
Total	\$1,837.52	\$1,837.52	\$0.00	0.00%
Series 2016 Debt Service - 30 Series	\$850.00	\$850.00	\$0.00	0.00%
Operations/Maintenance - 30 Series	\$1,262.52	\$1,262.52	\$0.00	0.00%
Total	\$2,112.52	\$2,112.52	\$0.00	0.00%
Series 2016 Debt Service - Duplex/Villa	\$900.00	\$900.00	\$0.00	0.00%
Operations/Maintenance - Duplex/Villa	\$1,262.52	\$1,262.52	\$0.00	0.00%
Total	\$2,162.52	\$2,162.52	\$0.00	0.00%
Series 2016 Debt Service - 40 Series	\$900.00	\$900.00	\$0.00	0.00%
Operations/Maintenance - 40 Series	\$1,262.52	\$1,262.52	\$0.00	0.00%
Total	\$2,162.52	\$2,162.52	\$0.00	0.00%
Series 2016 Debt Service - 50 Series	\$945.00	\$945.00	\$0.00	0.00%
Operations/Maintenance - 50 Series	\$1,262.52	\$1,262.52	\$0.00	0.00%
Total	\$2,207.52	\$2,207.52	\$0.00	0.00%
Series 2016 Debt Service - 60 Series	\$1,090.00	\$1,090.00	\$0.00	0.00%
Operations/Maintenance - 60 Series	\$1,262.52	\$1,262.52	\$0.00	0.00%
Total	\$2,352.52	\$2,352.52	\$0.00	0.00%
Series 2016 Debt Service - Courtyard	\$1,090.00	\$1,090.00	\$0.00	0.00%
Operations/Maintenance - Courtyard	\$1,262.52	\$1,262.52	\$0.00	0.00%
Total	\$2,352.52	\$2,352.52	\$0.00	0.00%
Series 2016 Debt Service - 70 Series	\$1,275.00	\$1,275.00	\$0.00	0.00%
Operations/Maintenance - 70 Series	\$1,262.52	\$1,262.52	\$0.00	0.00%
Total	\$2,537.52	\$2,537.52	\$0.00	0.00%
Series 2016 Debt Service - 80 Series	\$1,465.00	\$1,465.00	\$0.00	0.00%
Operations/Maintenance - 80 Series	\$1,262.52	\$1,262.52	\$0.00	0.00%

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2022/2023 Total		\$2,075,589.36

2021/2022 O&M Budget	\$1,917,934.00
2022/2023 O&M Budget	\$1,951,054.00

Total Difference	\$33,120.00
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	PER UNIT ANNUAL ASSESSMENT		Proposed Increase / Decrease	
	2021/2022	2022/2023	\$	%
Total	\$2,727.52	\$2,727.52	\$0.00	0.00%
Series 2016 Debt Service - Daycare/Residential Support	\$0.00	\$0.00	\$0.00	0.00%
Operations/Maintenance - Daycare/Residential Support	\$1,262.52	\$1,262.52	\$0.00	0.00%
Total	\$1,262.52	\$1,262.52	\$0.00	0.00%
Series 2016 Debt Service - Recreation Center	\$4,716.00	\$4,716.00	\$0.00	0.00%
Operations/Maintenance - Recreation Center	\$1,262.52	\$1,262.52	\$0.00	0.00%
Total	\$5,978.52	\$5,978.52	\$0.00	0.00%
Series 2016 Debt Service - 40 Series (Expansion Parcel)	\$900.00	\$900.00	\$0.00	0.00%
Operations/Maintenance - 40 Series	\$1,262.52	\$1,262.52	\$0.00	0.00%
Total	\$2,162.52	\$2,162.52	\$0.00	0.00%
Series 2016 Debt Service - 50 Series (Expansion Parcel)	\$945.00	\$945.00	\$0.00	0.00%
Operations/Maintenance - 50 Series	\$1,262.52	\$1,262.52	\$0.00	0.00%
Total	\$2,207.52	\$2,207.52	\$0.00	0.00%
Series 2016 Debt Service - Townhome	\$575.00	\$575.00	\$0.00	0.00%
Operations/Maintenance - Townhome ⁽¹⁾	\$822.11	\$1,262.52	\$440.41	53.57%
Total	\$1,397.11	\$1,837.52	\$440.41	31.52%
Series 2016 Debt Service - 40 Series (Expansion Parcel)	\$900.00	\$900.00	\$0.00	0.00%
Operations/Maintenance - 40 Series ⁽¹⁾	\$822.11	\$1,262.52	\$440.41	53.57%
Total	\$1,722.11	\$2,162.52	\$440.41	25.57%

⁽¹⁾ Certain townhomes and 40 Series products were unplatted in FY 2021-2022 and only assessed the administrative portion of the budget.

BEXLEY COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2022/2023 O&M AND DEBT SERVICE ASSESSMENT SCHEDULE

TOTAL O&M BUDGET		\$1,951,054.00
Collection Costs @	2%	\$41,511.79
Early Payment Discount @	4%	\$83,023.57
TOTAL O&M ASSESSMENT		\$2,075,589.36

UNITS ASSESSED			ALLOCATION OF O&M ASSESSMENT				PER LOT ANNUAL O&M ASSESSMENT		
LOT SIZE	O&M	Series 2016 Debt Units ⁽¹⁾	EAU FACTOR	TOTAL EAU's	% TOTAL EAU's	TOTAL O&M BUDGET	O&M ⁽²⁾	Series 2016 Debt Service ⁽³⁾	Total
Townhome	123	171	1.00	123	7.48%	\$155,290.44	\$1,262.52	\$575.00	\$1,837.52
30 Series	64	64	1.00	64	3.89%	\$80,801.53	\$1,262.52	\$850.00	\$2,112.52
Duplex/Villa	44	44	1.00	44	2.68%	\$55,551.05	\$1,262.52	\$900.00	\$2,162.52
40 Series	254	254	1.00	254	15.45%	\$320,681.08	\$1,262.52	\$900.00	\$2,162.52
50 Series	336	336	1.00	336	20.44%	\$424,208.04	\$1,262.52	\$945.00	\$2,207.52
60 Series	212	212	1.00	212	12.90%	\$267,655.08	\$1,262.52	\$1,090.00	\$2,352.52
Courtyard	28	28	1.00	28	1.70%	\$35,350.67	\$1,262.52	\$1,090.00	\$2,352.52
70 Series	187	187	1.00	187	11.37%	\$236,091.98	\$1,262.52	\$1,275.00	\$2,537.52
80 Series	43	43	1.00	43	2.62%	\$54,288.53	\$1,262.52	\$1,465.00	\$2,727.52
Daycare/Residential Support	1	0	1.00	1	0.06%	\$1,262.52	\$1,262.52	\$0.00	\$1,262.52
Recreation Center	1	1	1.00	1	0.06%	\$1,262.52	\$1,262.52	\$4,716.00	\$5,978.52
40 Series (Expansion Parcel)	128	160	1.00	128	7.79%	\$161,603.06	\$1,262.52	\$900.00	\$2,162.52
50 Series (Expansion Parcel)	143	143	1.00	143	8.70%	\$180,540.92	\$1,262.52	\$945.00	\$2,207.52
Townhome	48	48	1.00	48	2.92%	\$60,601.15	\$1,262.52	\$575.00	\$1,837.52
40 Series (Expansion Parcel)	32	32	1.00	32	1.95%	\$40,400.77	\$1,262.52	\$900.00	\$2,162.52
TOTAL	1644	1723	15.00	1644.00	100.00%	\$2,075,589.36			
LESS: Pasco County Collection Costs (2%) and Early Payment Discount (4%)						(\$124,535.36)			
Net Revenue to be Collected						\$1,951,054.00			

⁽¹⁾ Reflects the number of total lots with Series 2016 debt outstanding.

⁽²⁾ Annual assessment that will appear on November 2022 Pasco County property tax bill. Amount shown includes all applicable collection costs. Property owner is eligible for a discount of up to 4% if paid early.