

LUCAYA COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2017/2018 O&M & DEBT SERVICE ASSESSMENT SCHEDULE

TOTAL O&M BUDGET		\$169,000.00	POTABLE WATER		\$134,000.00
COLLECTION COSTS @	4.0%	\$7,041.67	COLLECTION COSTS @	4.0%	\$5,583.33
(5) TAX COLLECTOR FEE (\$1.42 PER PARCEL / L		\$457.24	(5) TAX COLLECTOR FEE (CLUBHOUSE)		\$1.42
TOTAL O&M ASSESSMENT		<u>\$176,498.91</u>	TOTAL ASSESSMENT		<u>\$139,584.75</u>

LU 0	LOT SIZE	UNITS ASSESSED (1)			ALLOCATION OF O&M ASSESSMENT					ALLOCATION OF POTABLE WATER ASSESSMENT				TOTAL SERIES 2005 DEBT SERVICE ASSESSMENT	PER LOT ANNUAL ASSESSMENT				
		SERIES 2005			TOTAL	% TOTAL	O&M	O&M	TOTAL	% TOTAL	AMOUNT	AMOUNT	O&M		POTABLE	2005 DEBT	TOTAL (4)		
		O&M	DEBT SERVICE (2)	EAU FACTOR	UNITS	EAU's	EAU's	PER PARCEL	PER LOT	UNITS	EAU's	EAU's	PER PARCEL		PER LOT	ASSESSMENT	WATER	SERVICE (3)	
Garden-CCO	Garden Condo w/ CO	116	115	0.65	116	75.40	26.60%	\$46,941.86	\$404.67	116	116.00	44.87%	\$62,637.65	\$539.98	\$41,803.65	\$404.67	\$539.98	\$363.51	\$1,308.16
Carriage-CCO	Carriage Homes w/ CO	80	79	0.85	80	68.00	23.99%	\$42,334.83	\$529.19	80	80.00	30.95%	\$43,198.38	\$539.98	\$37,553.44	\$529.19	\$539.98	\$475.36	\$1,544.53
Coach-CCO	Coach Homes w/ CO (5)	32	32	1.00	32	32.00	11.29%	\$19,922.28	\$622.57	32	32.00	12.38%	\$17,279.35	\$539.98	\$17,895.68	\$622.57	\$539.98	\$559.24	\$1,721.79
Villa-CCO	Villa w/CO (6)	28	28	1.15	28	32.20	11.36%	\$20,046.79	\$715.96	28	28.00	10.83%	\$15,119.43	\$539.98	\$18,007.64	\$715.96	\$539.98	\$643.13	\$1,899.07
Villa	Villa (6)	66	66	1.15	66	75.90	26.77%	\$47,253.15	\$715.96	0	0.00	0.00%	\$0.00	\$0.00	\$42,446.58	\$715.96	\$0.00	\$643.13	\$1,359.09
Clubhouse	Clubhouse	0	0	2.50						1	2.50	0.97%	\$1,349.95	\$1,349.95	\$0.00	\$0.00	\$1,349.95	\$0.00	\$1,349.95
		<u>322</u>	<u>320</u>		<u>322</u>	<u>283.50</u>	<u>100.00%</u>	<u>\$176,498.91</u>		<u>257</u>	<u>258.50</u>	<u>100.00%</u>	<u>\$139,584.75</u>		<u>\$157,706.99</u>				
LESS: Lee County Collection Costs and Early Payment Discounts								<u>(\$7,498.91)</u>							<u>(\$6,308.28)</u>				
Net Revenue to be Collected								<u>\$169,000.00</u>							<u>\$151,398.71</u>				

(1) Reflects 2 (two) Series 2005A prepayments.

(2) Reflects the number of total lots with Series 2005A debt outstanding.

(3) Annual debt service assessment per lot adopted in connection with the Series 2005 bond issue. Annual assessment includes principal, interest, Lee County collection costs and early payment discounts.

(4) Annual assessment that will appear on November 2017 Lee 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.

(5) Per 2012 replat the product mix was revised to reduce Coach Homes from 64 to 32 and to add 28 Villas, reducing the total unit count from 364 to 360.

(6) 2017 replat - change in product mix from 104 Carriage Homes to 66 Villas, reducing the total unit count from 360 to 322.