

RESOLUTION 2018-06

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE BALLANTRAE COMMUNITY DEVELOPMENT DISTRICT IMPOSING SPECIAL ASSESSMENTS; PROVIDING FOR COLLECTION AND ENFORCEMENT OF SPECIAL ASSESSMENTS; ADOPTING AND CERTIFYING AN ASSESSMENT ROLL; PROVIDING FOR AMENDMENT OF THE ASSESSMENT ROLL; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Ballantrae 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 Pasco County, Florida (the “County”); and

WHEREAS, the District owns and operates various infrastructure improvements and provides certain services in accordance with Chapter 190, Florida Statutes; and

WHEREAS, the Board of Supervisors (the “Board”) of the District hereby determines to undertake various operations and maintenance activities described in the District’s budget for fiscal year 2018/2019 (“Operations and Maintenance Budget”), attached hereto as **Exhibit “A”** and incorporated as a material part of this Resolution by this reference; and

WHEREAS, the District must obtain sufficient funds to provide for the operation and maintenance services and facilities provided by the District as described in the District’s Operation and Maintenance Budget; 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, Chapter 197, Florida Statutes, provides a mechanism pursuant to which such special assessments may be placed on the County Tax Roll and collected by the County Tax Collector (“Uniform Method”); and

WHEREAS, the District has, by resolution and public notice, previously evidenced its intention to utilize the Uniform Method; and

WHEREAS, the District has approved an agreement with the County Property Appraiser and County Tax Collector to provide for the collection of special assessments under the Uniform Method; and

WHEREAS, it is in the best interests of the District to proceed with the imposition of the special assessments on all assessable lands for operations and maintenance in the amount contained in the Operation and Maintenance Budget; and

WHEREAS, the District desires to levy and collect special assessments reflecting each parcel's portion of the District's Operations and Maintenance Budget; and

WHEREAS, it is in the best interests of the District to adopt the Assessment Roll of the Ballantrae 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 Assessment Roll in **Exhibit "B"** to the County Tax Collector pursuant to the Uniform Method; and

WHEREAS, it is in the best interests of the District to permit the District Manager to amend the Assessment Roll adopted herein, including the property certified to the County Tax Collector by this Resolution, as the County 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 BALLANTRAE COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. 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 benefited lands is shown in **Exhibits "A" and "B"**.

SECTION 2. ASSESSMENT IMPOSITION. Pursuant to Chapter 190 of the Florida Statutes, and using procedures authorized by Florida law for the levy and collection of special assessments, a special assessment for operation and maintenance is hereby imposed and levied on benefited lands within the District in accordance with **Exhibits "A" and "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 3. COLLECTION AND DUE DATE. The collection of the previously levied debt service assessments and operation and maintenance special assessments on all assessable 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 District certifies all assessments for debt service and operations and maintenance for collection pursuant to Chapters 190 and 197, Florida Statutes. All assessments collected by the County Tax Collector shall be due and payable as provided in Chapter 197, Florida Statutes.

SECTION 4. ASSESSMENT ROLL. The District's Assessment Roll, attached to this Resolution as **Exhibit "B"**, is hereby certified and adopted.

SECTION 5. ASSESSMENT ROLL AMENDMENT. The District Manager shall keep apprised of all updates made to the Pasco County property roll by the County 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. After any amendment of the Assessment Roll, the District Manager shall file the updates to the tax roll in the District records.

SECTION 6. 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 7. EFFECTIVE DATE. This Resolution shall take effect upon the passage and adoption of this Resolution by the Board of Supervisors of the Ballantrae Community Development District.

PASSED AND ADOPTED this 6th day of August, 2018.

ATTEST:

**BALLANTRAE COMMUNITY
DEVELOPMENT DISTRICT**

By:


Ray Lofito
Secretary

By:

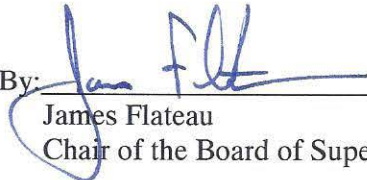

James Flateau
Chair of the Board of Supervisors

Exhibit "A" – Fiscal Year 2018/2019 Budget
Exhibit "B" – Assessment Roll

**BALLANTRAE CDD - STATEMENT 1
FY 2019 PROPOSED BUDGET
GENERAL FUND (O&M)**

	FY 2014 ACTUAL	FY 2015 ACTUAL	FY 2016 ACTUAL	FY 2017 ACTUAL	FY 2018 ADOPTED	FY 2018 YTD - FEB	FY 2019 PROPOSED	VARIANCE 2018-2019
O&M REVENUES:								
LANDOWNER ASSESSMENTS (NET)	\$ 914,879	\$ 912,049	\$ 1,031,399	\$ 1,028,461	\$ 1,024,660	\$ 995,650	\$ 1,024,660	\$ -
EXCESS FEES CARRYFORWARD PREVIOUS YEARS	-	-	2,791	1,822	2,791	-	2,812	21
CARRYOVER FROM PREVIOUS YEARS (FUND BALANCE FORWARD)	-	-	-	-	79,516	-	111,648	32,132
OTHER INCOME	7,912	7,411	9,272	10,042	-	4,730	-	-
O&M TOTAL REVENUES:	922,791	919,460	1,043,462	1,040,325	1,106,967	1,000,380	1,139,120	32,153
O&M ADMINISTRATIVE EXPENDITURES:								
BOARD OF SUPERVISORS								
SUPERVISOR STIPENDS	10,675	11,600	15,000	10,400	14,000	5,800	14,000	-
NEWSLETTER - PRINT & MAILING	965	1,291	1,612	3,618	10,000	4,421	10,000	-
WEBSITE SERVER & NAME	-	-	168	686	880	300	880	-
PUBLIC OFFICIALS LIABILITY INSURANCE	5,369	2,500	2,658	2,500	3,300	2,500	3,300	-
MANAGEMENT SERVICES								
ADMINISTRATIVE SERVICES	5,000	5,000	2,938	-	-	-	-	-
DISTRICT MANAGEMENT	30,000	30,000	34,908	43,950	53,200	22,165	53,200	-
FINANCIAL CONSULTING SERVICES	5,000	5,000	10,121	-	-	-	-	-
ACCOUNTING SERVICES	15,000	15,000	5,439	-	-	-	-	-
ENGINEERING & LEGAL SERVICES								
DISTRICT ENGINEER	29,985	11,637	15,949	14,775	18,000	1,400	18,000	-
DISTRICT COUNSEL	16,220	15,745	37,433	12,113	17,300	2,992	17,300	-
ADMINISTRATIVE: OTHER								
ANNUAL FINANCIAL AUDIT	3,200	3,400	3,600	3,500	3,600	-	3,700	100
DISCLOSURE REPORT	1,100	1,000	-	-	1,000	-	1,000	-
TRUSTEES FEES	3,771	2,200	3,771	3,771	3,775	-	3,772	(3)
PROPERTY APPRAISER FEE	150	150	150	150	150	-	150	-
LEGAL ADVERTISING	1,133	953	2,033	645	750	167	750	-
ARBITRAGE REBATE CALCULATION	650	650	650	-	650	-	650	-
DUES, LICSENS AND FEES	1,088	1,057	225	609	1,200	189	1,200	-
ADMINISTRATIVE CONTINGENCY	-	-	685	-	5,000	-	5,000	-
O&M ADMINISTRATIVE TOTAL:	129,306	107,183	137,340	96,717	132,805	39,934	132,902	97
INSURANCE								
GENERAL LIABILITY	6,856	5,724	5,000	10,449	3,025	6,003	3,177	152
PROPERTY CASUALTY	4,188	5,354	3,519	-	5,077	6,277	9,709	4,632
INSURANCE TOTAL	11,044	11,078	8,519	10,449	8,102	12,280	12,886	4,784
UTILITY SERVICES								
ELECTRIC UTILITY SERVICES	20,920	20,221	20,651	22,580	21,000	7,247	23,000	2,000
ELECTRIC UTILITY - RECREATION FACILITIES	14,543	14,591	12,302	10,345	15,500	3,955	15,500	-
ELECTRIC STREET LIGHTING	102,180	102,449	100,576	99,289	103,500	34,376	103,500	-
UTILITY - WATER - CLUBHOUSE & POOLS	7,484	8,610	13,527	12,947	10,500	2,061	14,000	3,500
STORMWATER ASSESSMENT	911	866	1,105	1,128	2,200	1,751	2,200	-
UTILITY SERVICES SUBTOTAL	146,038	146,737	148,161	146,289	152,700	49,390	158,200	5,500
LAKES/PONDS & LANDSCAPE								
LAKES/PONDS: CONTRACTS								
AQUATIC CONTRACT	22,800	22,800	22,800	22,800	22,800	9,500	22,800	-
LAKES/PONDS: OTHER								
FOUNTAIN REPAIRS & MAINTNANCE	-	7,591	905	1,249	1,500	5,897	3,000	1,500
MITIGATION AREAS: MONITOR & MAINTAIN	1,570	-	-	-	1,500	-	1,500	-
LAKE/POND REPAIRS	8,850	2,400	15,150	-	10,000	-	10,000	-
INSTALL/REPLACE AQUATIC PLANTS	-	-	4,750	-	5,000	-	5,000	-
LANDSCAPING: CONTRACTS								
LANDSCAPE MAINTENANCE CONTRACT	247,385	174,507	154,246	149,856	144,240	48,077	144,240	-
LANDSCAPE - SECONDARY CONTRACTS	-	-	-	-	-	-	31,212	-
LANDSCAPE OVERSIGHT/MANAGEMENT	6,000	6,000	-	-	-	-	-	-
LANDSCAPING: OTHER								
IRRIGATION REPAIRS AND MAINTENANCE	9,313	12,897	9,493	14,424	12,000	7,588	14,000	2,000
REPLACE PLANTS, MULCH & TREES	15,395	25,946	24,567	33,955	77,712	26,824	36,500	(41,212)
SOD & SEED REPLACEMENT	-	400	1,259	1,540	10,000	-	10,000	-
LANDSCAPE ENHANCEMENT	-	-	12,305	-	10,000	5,924	-	(10,000)
EXTRA MOWINGS DURING RAINY SEASON	-	-	-	-	5,000	-	5,000	-
RUST PREVENTION FOR IRRIGATION SYSTEM	9,600	10,400	10,185	10,380	10,380	3,460	10,380	-
FIELD MISCELLANEOUS (INCLUSIVE OF TRAPPER)	-	-	2,441	13,568	13,000	50	13,000	-
LAKES/PONDS & LANDSCAPE TOTAL	320,913	262,941	258,101	247,772	323,132	107,320	306,632	(47,712)
STREETS, SIDEWALKS, MAINTENANCE & OPERATIONS								
STREETS & SIDEWALKS								
ENTRY & WALLS MAINTENANCE	-	350	-	2,118	2,000	-	2,000	-
STREET/DECORATIVE LIGHT MAINTENANCE	-	-	-	-	1,000	-	1,000	-
SIDEWALK REPAIR & MAINTENANCE	2,600	-	-	-	1,500	-	1,500	-
MAINTENANCE STAFF								
EMPLOYEE - SALARIES	55,555	70,289	73,503	72,535	79,480	27,824	79,480	-
EMPLOYEE - P/R TAXES	4,437	5,938	8,698	6,343	6,083	3,723	6,833	750
EMPLOYEE - WORKERS COMP	3,612	3,243	3,300	4,959	3,960	536	3,960	-
PAYROLL PROCESSING FEES	-	-	820	1,505	1,900	652	1,900	-
EMPLOYEE- HEALTH & PHONE STIPENDS	4,800	10,000	7,200	7,052	9,600	4,000	9,600	-
MILEAGE	1,267	847	580	556	1,100	228	1,100	-
STREETS, SIDEWALKS, MAINTENANCE & OPERATIONS	72,271	90,667	94,101	95,068	106,623	36,963	107,373	750
CLUBHOUSE & SAFETY & SECURITY								
CLUBHOUSE & MISCELLANEOUS								
PARK/FIELD REPAIRS	-	2,094	3,365	362	2,000	8,668	2,000	-
CLUBHOUSE FACILITY MAINTENANCE	9,598	6,969	2,256	4,672	9,000	134	9,000	-
CLUBHOUSE TELEPHONE/INTERNET/FAX	3,816	3,933	4,028	3,908	4,200	1,796	4,200	-
MISCELLANEOUS SUPPLIES (INCLUSIVE OF DEBIT CARD)	3,419	2,153	1,031	5,854	3,500	779	3,500	-
POOL/FOUNTAIN/SPALSH PAD MAINTENANCE	10,067	10,169	8,163	19,325	7,200	3,311	10,000	2,800
POOL PERMITS	-	-	705	705	750	-	750	-

**BALLANTRAE CDD - STATEMENT 1
FY 2019 PROPOSED BUDGET
GENERAL FUND (O&M)**

	FY 2014 ACTUAL	FY 2015 ACTUAL	FY 2016 ACTUAL	FY 2017 ACTUAL	FY 2018 ADOPTED	FY 2018 YTD - FEB	FY 2019 PROPOSED	VARIANCE 2018-2019
90 SEASONAL LIGHTING	8,000	9,000	26,200	10,700	10,000	19,078	20,000	10,000
91 PEST CONTROL	-	-	755	955	520	200	520	-
92 CLUBHOUSE EXTERIOR FURNISHINGS	-	-	-	3,255	-	-	-	-
93 CLUBHOUSE CLEANING	-	-	-	66	-	-	-	-
94 CLUBHOUSE MISCELLANEOUS	6,877	10,712	7,297	635	17,500	204	7,500	(10,000)
95 SAFETY & SECURITY								
96 PART-TIME LAW ENFORCEMENT DETAILS	38,590	35,760	41,960	35,120	50,000	9,240	50,000	-
97 SALARY FOR SUMMER MONITOR AT BOTH POOLS	14,978	13,420	16,911	19,741	23,500	-	23,500	-
98 EMPLOYEE P/R TAXES	1,215	1,128	1,388	1,882	2,000	-	2,000	-
99 EMPLOYEE WORKER'S COMP	1,226	1,030	1,111	-	1,300	-	1,300	-
100 VIDEO SURVEILLANCE	95	-	185	-	-	-	-	-
101 SECURITY - OTHER (GATE SERVICE)	-	-	3,974	2,497	1,000	842	1,000	-
102 CLUBHOUSE & SAFETY & SECURITY	97,881	96,368	119,329	109,677	132,470	44,252	135,270	2,800
103								
104 O&M CONTINGENCY								
105 O&M Contingency	25,318	6,618	13,997	-	34,257	-	44,257	10,000
106 O&M CONTINGENCY TOTAL	25,318	6,618	13,997	-	34,257	-	44,257	10,000
107								
108 TOTAL EXPENDITURES BEFORE OTHER FINANCING SOURCES (USES)	802,771	721,592	779,548	705,972	890,089	290,139	897,520	7,431
109								
110 EXCESS (DEFICIENCY) OF REVENUES OVER (UNDER) EXPEND.	120,020	197,868	263,914	334,353	216,878	710,241	241,600	24,722
111								
112 OTHER FINANCING SOURCES AND (USES)								
113 RESERVES TRANSFERS OUT-OTHER FINANCING USES								
114 EMERGENCY RESERVE	100,000	25,000	-	-	-	-	20,000	20,000
115 ASSET RESERVE	69,458	50,000	-	50,000	41,878	-	46,600	4,722
116 BILL PAYMENT RESERVE	100,000	-	-	-	-	-	-	-
117 PARK DEVELOPMENT RESERVE	110,150	110,150	175,000	140,150	175,000	-	175,000	-
118 TOTAL OTHER FINANCING SOURCES AND (USES)	379,608	185,150	175,000	190,150	216,878	-	241,600	24,722
119								
120 O&M TOTAL EXPENDITURES	1,959,832	1,621,716	954,548	896,122	1,106,967	290,139	1,139,120	32,153
121								
122 NET CHANGE IN FUND BALANCE	(259,588)	12,718	88,914	144,203	-	710,241	(0)	(0)

BALLANTRAE CDD - STATEMENT 2

FY 2019 PROPOSED BUDGET

RESERVES

	FY 2016	FY 2017	FY 2018	FY 2019	VARIANCE
	ACTUAL	ACTUAL	ADOPTED	PROPOSED	2018-2019
1 REVENUES:					
2 INTEREST REVENUE					
3 PARK DEVELOPMENT	\$ 388	\$ -	\$ -	\$ -	-
4 ASSET RESERVE	564	-	-	-	-
5 EMERGENCY RESERVE	381	-	-	-	-
6 BILL PAYMENT RESERVE	256	-	-	-	-
7 INTEREST - PRIOR DM	648	4,421	-	-	-
8 TOTAL REVENUE	2,237	4,421	-	-	-
9					
10 RESERVES EXPENDITURES:					
11 ASSET RESERVE	6,413	8	-	-	-
12 PARK DEVELOPMENT RESERVE	12,294	-	-	-	-
13 PROJECTS	927	-	-	-	-
14 TOTAL RESERVE EXPENDITURES	19,634	8	-	-	-
15					
16 EXCESS OF REVENUE OVER(UNDER)EXPENDITURES	(17,397)	4,413	-	-	-
17					
18 OTHER FINANCING SOURCES SOURCES (USES)					
19 TRANSFER IN - PARK DEVELOPMENT	175,000	140,150	175,000	175,000	-
20 TRANSFER IN - ASSET RESERVE	-	50,000	41,878	46,600	4,722
21 TRANSFER IN - EMERGENCY RESERVE	-	-	-	20,000	-
21 TOTAL OTHER FINANCING SOURCES SOURCES (USES)	175,000	190,150	216,878	241,600	4,722
22					
23 NET CHANGE IN FUND BALANCE	157,603	194,563	216,878	241,600	4,722
24 FUND BALANCE BEGINNING	990,087	1,147,690	1,342,253	1,559,131	
25 FUND BALANCE ENDING	1,147,690	1,342,253	1,559,131	1,800,731	

	FY 2017	FY 2018 Adopted	TOTAL FY 2018	FY 2019 Proposed	Total FY 2019
27 RESERVE BALANCE SUMMARY					
28 PARK DEVELOPMENT	610,035	175,000	785,035	175,000	960,035
29 ASSET RESERVE	354,676	41,878	396,554	46,600	443,154
30 EMERGENCY RESERVE	226,864	-	226,864	20,000	246,864
31 BILL PAYMENT RESERVE	150,678	-	150,678	-	150,678
32	1,342,253	216,878	1,559,131	241,600	1,800,731

Note: FY 2017 Amounts include interest earned for the Fiscal Year FY 2017.

	FINANCIAL STATEMENT CATEGORY	VENDOR	ANNUAL AMOUNT OF CONTRACT	COMMENTS/SCOPE OF SERVICE
8	O&M ADMINISTRATIVE EXPENDITURES:			
9	BOARD OF SUPERVISORS			
10	Supervisor Stipends		\$ 14,000.00	Assumes 5 supervisor to be paid for 14 meetings (workshops, etc.) - \$200 per meeting
11	Newsletter	Express Press	\$ 10,000.00	Newsletter - printing and mailing cost
12	Website Server & Name	Steve White & Google Office	\$ 880.00	Google services is \$60 per month + \$160 website services
13	Public officials liability insurance	Stahl Insurance	\$ 3,300.00	Pursuant to agent confirmation
14	MANAGEMENT SERVICES			
15	Administrative Services	Not applicable	\$ -	No longer utilized
16	District Management	DPPG - Three Year Contract	\$ 53,200.00	Expires 4/3/2020
17	Financial Consulting Services	Not applicable	\$ -	No longer utilized
18	Accounting Services	Not applicable	\$ -	No longer utilized
19	ENGINEERING & LEGAL SERVICES			
20	District Engineer	Stantec-Tonja Stewart	\$ 18,000.00	Pursuant to contract and based on need
21	District Counsel	Strayley & Robin	\$ 17,300.00	
22	ADMINISTRATIVE OTHER			
23	Annual Financial Audit	FY 2019: \$3,700, FY 2020 & FY 2021 it is \$3,800	\$ 3,700.00	Dibartolomeo.
24	Disclosure Report		\$ 1,000.00	
25	Trustee Fees	US Bank - Series 2015	\$ 3,772.00	Confirmed with trustee
26	Property Appraiser Fee	Pasco County	\$ 150.00	
27	Legal Advertising	local newspaper	\$ 750.00	Estimated public notice for 3 public hearings, 1 yearly meeting schedule
28	Arbitrage Rebate Calculation	LLS Tax Solutions	\$ 650.00	
29	Dues Licenses & Fees		\$ 1,200.00	Includes \$175 required by State Statute, Pasco Alliance renewal and other mics.
30	Administrative Contingency		\$ 5,000.00	
31	O&M ADMINISTRATIVE TOTAL		\$ 137,302.00	

32

	FINANCIAL STATEMENT CATEGORY	VENDOR	ANNUAL AMOUNT OF CONTRACT	COMMENTS/SCOPE OF SERVICE
33	INSURANCE			
34	General Liability Insurance	Egis Insurance	\$ 3,177.00	Pursuant to agent
35	Property Casualty	Egis Insurance	\$ 9,709.00	Pursuant to agent
36	INSURANCE TOTAL		\$ 12,886.00	
37				
38	UTILITY SERVICES			
39	Electric Utility Services	Progress Energy	\$ 23,000.00	Average billing
40	Electric Utility Services - Recreation	Progress Energy	\$ 15,500.00	Average billing
41	Electric Streetlighting	Progress Energy	\$ 103,500.00	Average billing
42	Utility-Water-Clubhouse & pools	Pasco County	\$ 14,000.00	Average billing
43	Stormwater Assessment	Pasco County Tax Collector	\$ 2,200.00	To account for increase
44	UTILITY SERVICES SUBTOTAL		\$ 158,200.00	
45				
46	LAKES/PONDS & LANDSCAPE			
47	LAKES/PONDS:CONTRACTS			
48	Aquatic Contract	American Ecosystems	\$ 22,800.00	Pursuant to contract
49	LAKES/PONDS:OTHER			
50	Fountain Repairs & Maintenance	Misc	\$ 3,000.00	Estimated, as needed
51	Mitigation Areas: Monitor & Maintain	Misc	\$ 1,500.00	Estimated, as needed
52	Lake/Pond Repairs	Misc	\$ 10,000.00	Earmarked as needed for minor erosion repairs, etc.
53	Install/Replace Aquatic Plants	American Ecosystems	\$ 5,000.00	Install plants as needed
54	LANDSCAPING:CONTRACTS			
55	Landscape Maintenance Contract	Yellowstone	\$ 144,240.00	Pursuant to contract addendum - \$12,020 monthly.
56	Landscape Secondary Contracts	Yellowstone	\$ 31,212.00	1x yearly mulch-\$16,000, annuals \$3,803 per rotation (4 rotations) Mulch and annuals total \$31,212.
57	Landscape Oversight/Management	Not applicable	\$ -	No longer utilized
58	LANDSCAPING:OTHER			
59	Irrigation Repairs & Maintenance	Yellowstone	\$ 14,000.00	As needed
60	Replace Plants, Mulch & Trees	Yellowstone	\$ 36,500.00	Misc. replacement as needed
61	Sod & Seed Replacement	Yellowstone	\$ 10,000.00	As needed
62	Landscape Enhancement	Yellowstone - TBD	\$ -	Projects that come up
63	Extra Mowings During Rainy Season	Yellowstone	\$ 5,000.00	As needed
64	Rust Prevention for Irrigation System	Suncoast Rust	\$ 10,380.00	Contract charge of \$865. Contract states monthly rates will not exceed \$920 (15% higher than original rate)
65	Field Miscellaneous Inclusive of Trapper		\$ 13,000.00	Misc. Repairs ; inclusive of trapper
66	LAKES/PONDS & LANDSCAPE TOTAL		\$ 506,632.00	
67				

	FINANCIAL STATEMENT CATEGORY	VENDOR	ANNUAL AMOUNT OF CONTRACT	COMMENTS/SCOPE OF SERVICE
68	STREETS, SIDEWALKS, MAINTENANCE & OPERATIONS			
69	STREETS & SIDEWALKS			
70	Entry & Walls Maintenance	various	\$ 2,000.00	Estimated, as needed
71	Street/Decorative Light Maintenance	various	\$ 1,000.00	Estimated, as needed
72	Sidewalk Repair & Maintenance	various	\$ 1,500.00	Estimated, as needed
73	MAINTENANCE STAFF			
74	Employee-Salaries		\$ 79,480.00	Maintenance supervisor - \$20.02 per hour. Assistant maintenance- \$14.20 per hour. Both employees work 40 hours. Plus overtime hours for meeting attendance & misc.
75	Employee-P/R Taxes		\$ 6,833.40	7.65% of payroll, additional \$750 added
76	Employee - Workers Comp	Stahl Insurance	\$ 3,960.00	Add 10% to PY actual per insurance agent.
77	Payroll processing fees	Paychex	\$ 1,900.00	Prior DM included as part of salaries. Prior amount was \$190 per month. Year end of processing at \$105
78	Employee-Health & Phone Stipends		\$ 9,600.00	
79	Mileage	various	\$ 1,100.00	Estimated, as needed
80	STREETS, SIDEWALKS, MAINTENANCE & OPERATIONS		\$ 107,373.40	
81				
82	CLUBHOUSE & SAFETY & SECURITY			
83	CLUBHOUSE & MISCELLANEOUS			
84	Park & Field Repairs	various	\$ 2,000.00	Estimated, as needed
85	Clubhouse Facility Maintenance	various	\$ 9,000.00	Estimated, as needed (includes swipe cards, signage, pest control, etc.).
86	Clubhouse, Telephone & Internet	Brighthouse	\$ 4,200.00	
87	Miscellaneous Supplies (Inclusive of Debit Card)	various	\$ 3,500.00	Estimated, as needed
88	Pool/Fountain/Splashpad Maintenance	Poolsure	\$ 10,000.00	Effective 12/1/2017: base rate of \$867 for a total of \$8,244. Additional \$2,800 for repairs. Contract includes 1 auto-renew ending 12/2018.
89	Pool Permits		\$ 750.00	as required by Statute
90	Seasonal Lighting		\$ 20,000.00	
91	Pest Control	Tropicare Termite	\$ 520.00	\$40 monthly
92	Clubhouse Exterior Furnishings		\$ -	
93	Clubhouse Cleaning		\$ -	
94	Clubhouse Miscellaneous	To Be Determined	\$ 7,500.00	Additional misc expenditures as needed
95	SAFETY & SECURITY			
96	Part-Time Law Enforcement Details	FHP	\$ 50,000.00	Paid at \$40 per hour - Approximately 1,125 hours
97	Salary for Summer Monitor at Both Pools		\$ 23,500.00	Paid at \$10 per hour
98	Employee P/R Taxes		\$ 2,000.00	7.65% of gross payroll
99	Employee Workers Comp			
100	Video Surveillance		\$ 1,300.00	
101	Security - Other (Gate Service)		\$ 1,000.00	
102	CLUBHOUSE & SAFETY & SECURITY		\$ 135,270.00	

	FINANCIAL STATEMENT CATEGORY	VENDOR	ANNUAL AMOUNT OF CONTRACT	COMMENTS/SCOPE OF SERVICE
103				
104	O&M CONTINGENCY			
105	O&M Contingency		\$ 44,257.00	
106	O&M Contingency Total		\$ 44,257.00	
107				
108	TOTAL EXPENDITURES BEFORE OTHER FINANCING SOURCES (USES)		\$ 497,529.40	
109				
110	EXCESS (DEFICIENCY) OF REVENUES OVER (UNDER) EXPEND.		\$ 141,599.00	
111				
112	OTHER FINANCING SOURCES AND (USES)			
113	RESERVES TRANSFERS OUT - OTHER FINANCING USES		\$ -	
114	Emergency Reserve		\$ 20,000.00	
115	Asset Reserve		\$ 46,600.00	Based on Custom reserves Study
116	Bill Payment Reserve		\$ -	Pursuant to GASB; Bill payment reserve should represent 3 months of expenditures before other financing uses (transfers)
117	Park Development Reserve		\$ 175,000.00	
118	TOTAL OTHER FINANCING SOURCES AND (USES)		\$ 241,600.00	
119				
120	O&M TOTAL EXPENDITURES		\$ 510,129.40	

STATEMENT 4
BALLANTRAE CDD
PROPOSED FY 2019 BUDGET - SERIES 2015
DEBT SERVICE ASSESSMENT

	FY 2019 PROPOSED BUDGET
REVENUE	
ASSESSMENTS ON-ROLL	\$ 557,776
INTEREST--INVESTMENT	-
TOTAL REVENUE	557,776
EXPENDITURES	
DEBT SERVICE OBLIGATION	557,776
TOTAL EXPENDITURES	557,776
EXCESS OF REVENUE OVER (UNDER) EXPENDITURES	-

TOTAL DS BUDGET	\$ 557,776.18
COLLECTION COST @ 6%	\$ 35,098.34
TOTAL	<u>\$ 592,874.52</u>

**BALLANTRAE
STATEMENT 3**

FISCAL YEAR 2018/2019 O&M & DEBT SERVICE ASSESSMENT SCHEDULE

TOTAL O&M BUDGET	\$ 1,024,660	TOTAL DS BUDGET	\$ 557,421
COLLECTION COSTS @ 6%	\$ 65,404	COLLECTION COST @ 6%	\$ 35,580
TOTAL O&M ASSESSMENT	<u>\$ 1,090,064</u>	TOTAL	<u>\$ 593,001</u>

UNITS ASSESSED

LOT SIZE	O&M	DEBT SERVICE
Townhomes	182	182
Single Family 40'	179	179
Single Family 45'	139	139
Single Family 50'	302	302
Single Family 65'	157	156
Single Family 70'	9	9
Single Family 75'	1	1
Commercial	2	2
	<u>971</u>	<u>970</u>

ALLOCATION OF O&M ASSESSMENT

EAU FACTOR	TOTAL EAU's	% TOTAL EAU's	TOTAL O&M BUDGET	TOTAL DS BUDGET
0.56	101.92	11.16%	\$ 121,701	\$ 66,206
1	179	19.61%	\$ 213,740	\$ 116,276
1	139	15.23%	\$ 165,977	\$ 90,293
1	302	33.08%	\$ 360,612	\$ 196,175
1.13	177.41	19.43%	\$ 211,842	\$ 115,243
1.13	10.17	1.11%	\$ 12,144	\$ 6,606
1.13	1.13	0.12%	\$ 1,349	\$ 734
1.13	2.26	0.25%	\$ 2,699	\$ 1,468
	<u>912.89</u>	<u>100.00%</u>	<u>\$ 1,090,064</u>	<u>\$ 593,001</u>

PER LOT ANNUAL ASSESSMENT

O&M	DEBT SERVICE	TOTAL
\$ 669	\$ 364	\$ 1,032
\$ 1,194	\$ 650	\$ 1,844
\$ 1,194	\$ 650	\$ 1,844
\$ 1,194	\$ 650	\$ 1,844
\$ 1,349	\$ 739	\$ 2,088
\$ 1,349	\$ 734	\$ 2,083
\$ 1,349	\$ 734	\$ 2,083
\$ 1,349	\$ 734	\$ 2,083

LESS: Pasco County Collection Costs
Net Revenue to be Collected

\$ 65,404
\$ 1,024,660