

SUMMER WOODS COMMUNITY DEVELOPMENT DISTRICT

FISCAL YEAR 2019-2020 DEBT SERVICE AND O&M ASSESSMENT SCHEDULE

ALLOCATION OF O&M ASSESSMENT

<u>UNITS ASSESSED</u>			<u>ALLOCATION OF O&M ASSESSMENT</u>				<u>PER UNIT ASSESSMENTS</u>							
<u>LOT SIZE</u>	<u>O&M</u>	<u>SERIES 2018A-1 (AA1) DEBT SERVICE ⁽¹⁾</u>	<u>TOTAL O&M BUDGET</u>		<u>COLLECTION COSTS & EPD @ 3.0%</u>		<u>EARLY PAYMENT DISCOUNT @ 4.0%</u>		<u>PER UNIT ASSESSMENTS</u>					
			<u>TOTAL EAU</u>	<u>% TOTAL EAU</u>	<u>ADMIN PER PARCEL</u>	<u>ADMIN PER LOT</u>	<u>O&M ^{(2) (3)}</u>	<u>SERIES 2018A-1 (AA1) DEBT SERVICE ⁽⁴⁾</u>	<u>2018A-2 DEBT (AA1) DEBT SERVICE</u>	<u>TOTAL ⁽⁵⁾</u>				
Platted Parcels - Phase 1A/1B														
Assessment Area One														
Single Family 40'	22	22	22.00	24.18%	\$20,107.53	\$913.98	\$913.98	\$1,073.88	\$582.07	\$2,569.93				
Single Family 40' gated	40	40	40.00	43.96%	\$36,559.14	\$913.98	\$913.98	\$1,181.27	\$554.35	\$2,649.60				
Single Family 50'	29	29	29.00	31.87%	\$26,505.38	\$913.98	\$913.98	\$1,181.27	\$776.09	\$2,871.34				
Total Platted	91	91	91.00	100.00%	\$83,172.04									
Unplatted Parcels														
Assessment Area One														
Single Family 40'	18	18	0.00	0.00%	\$0.00	\$0.00	\$0.00	\$1,073.88	\$582.07	\$1,655.95				
Single Family 40' gated	103	103	0.00	0.00%	\$0.00	\$0.00	\$0.00	\$1,181.27	\$554.35	\$1,735.62				
Single Family 50'	12	12	0.00	0.00%	\$0.00	\$0.00	\$0.00	\$1,181.27	\$776.09	\$1,957.36				
Future Assessment Areas														
Single Family 40'	167	0	0.00	0.00%	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00				
Single Family 50'	171	0	0.00	0.00%	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00				
Total Unplatted	471	133	0.00	0.00%	\$0.00									
Total Planned	562	224	91.00	100.00%	\$83,172.04									
LESS: Manatee County Collection Costs (3%) and Early Payment Discounts (4%):					(\$5,822.04)									
Net Revenue to be Collected					\$77,350.00									

(1) Reflects the number of total lots with Series 2018A-1 (AA1) debt outstanding.

(2) Net Assessment, exclusive of collection costs and early payment discounts, for Platted Phase 1A /1B lots is \$850.00 / lot.

(3) Administrative expenses, and any operational expenses above the levied gross assessment of \$924.02 per platted unit, will be funded via a Developer Funding Agreement. The proposed operational assessment is based on an assumption of 91 platted units, but such assumption is subject to change, and the final assessments will be based on the number of platted units existing at the time of submission of the assessment roll to the Manatee County Tax Collector.

(4) Annual debt service assessment per lot adopted in connection with the Series 2018A-1 (AA1) bond issue. Annual assessment includes principal, interest, Manatee County collection costs and early payment discounts.

(5) The annual debt service assessment per lot adopted in connection with the Series 2018A-2 (AA1) bond issue are expected to be directly collected by the District; therefore, these amounts do not include Pasco County collection costs or early payment discounts.