

VERANDA II COMMUNITY DEVELOPMENT DISTRICT  
FISCAL YEAR 2024/2025 O&M AND DEBT SERVICE ASSESSMENT SCHEDULE

2024/2025 O&M Budget:		\$583,073.00	2023/2024 O&M Budget:	\$582,714.00
Collection Costs:	2.0%	\$12,405.81	2024/2025 O&M Budget:	\$583,073.00
Early Payment Discounts:	4.0%	\$24,811.62		
2024/2025 Total:		<u>\$620,290.43</u>	Total Difference:	<u>\$359.00</u>

Lot Size	Assessment Breakdown	Per Unit Annual Assessment Comparison		Proposed Increase / Decrease	
		2023/2024	2024/2025	\$	%
VERANDA GARDEN EAST <sup>(2)</sup>					
SINGLE FAMILY 52'	Series 2018AA1 Debt Service	\$1,473.21	\$1,473.21	\$0.00	0.00%
	Operations/Maintenance	\$393.34	\$393.34	\$0.00	0.00%
	Total	\$1,866.55	\$1,866.55	\$0.00	0.00%
SINGLE FAMILY 62'	Series 2018AA1 Debt Service	\$1,579.51	\$1,579.51	\$0.00	0.00%
	Operations/Maintenance	\$393.34	\$393.34	\$0.00	0.00%
	Total	\$1,972.85	\$1,972.85	\$0.00	0.00%
VERANDA PRESERVES WEST <sup>(2)</sup>					
SINGLE FAMILY 47'	Series 2018AA2 Debt Service	\$1,526.36	\$1,526.36	\$0.00	0.00%
	Operations/Maintenance	\$393.34	\$393.34	\$0.00	0.00%
	Total	\$1,919.70	\$1,919.70	\$0.00	0.00%
SINGLE FAMILY 52'	Series 2018AA2 Debt Service	\$1,526.36	\$1,526.36	\$0.00	0.00%
	Operations/Maintenance	\$393.34	\$393.34	\$0.00	0.00%
	Total	\$1,919.70	\$1,919.70	\$0.00	0.00%
SINGLE FAMILY 62'	Series 2018AA2 Debt Service	\$1,526.36	\$1,526.36	\$0.00	0.00%
	Operations/Maintenance	\$393.34	\$393.34	\$0.00	0.00%
	Total	\$1,919.70	\$1,919.70	\$0.00	0.00%
VERANDA OAKS <sup>(2)</sup>					
SINGLE FAMILY 52' (Partial)	Series 2021AA4 Debt Service	\$1,913.27	\$1,913.27	\$0.00	0.00%
	Operations/Maintenance	\$393.34	\$393.34	\$0.00	0.00%
	Total	\$2,306.61	\$2,306.61	\$0.00	0.00%
VERANDA ESTATES <sup>(2)</sup>					
SINGLE FAMILY 52' (Partial)	Series 2021AA5 Debt Service	\$1,913.27	\$1,913.27	\$0.00	0.00%
	Operations/Maintenance	\$393.34	\$393.34	\$0.00	0.00%
	Total	\$2,306.61	\$2,306.61	\$0.00	0.00%
SINGLE FAMILY 62' (Partial)	Series 2021AA5 Debt Service	\$1,913.27	\$1,913.27	\$0.00	0.00%
	Operations/Maintenance	\$393.34	\$393.34	\$0.00	0.00%
	Total	\$2,306.61	\$2,306.61	\$0.00	0.00%
VERANDA PRESERVE EAST <sup>(2)</sup>					
SINGLE FAMILY 36'	Series 2024AA3 Debt Service <sup>(1)</sup>	\$1,193.02	\$2,206.84	\$1,013.82	84.98%
	Operations/Maintenance	\$393.34	\$393.34	\$0.00	0.00%
	Total	\$1,586.36	\$2,600.18	\$1,013.82	63.91%
SINGLE FAMILY 52'	Series 2024AA3 Debt Service <sup>(1)</sup>	\$1,193.02	\$2,206.84	\$1,013.82	84.98%
	Operations/Maintenance	\$393.34	\$393.34	\$0.00	0.00%
	Total	\$1,586.36	\$2,600.18	\$1,013.82	63.91%
SINGLE FAMILY 62'	Series 2024AA3 Debt Service <sup>(1)</sup>	\$1,193.02	\$2,206.84	\$1,013.82	84.98%
	Operations/Maintenance	\$393.34	\$393.34	\$0.00	0.00%
	Total	\$1,586.36	\$2,600.18	\$1,013.82	63.91%
VERANDA OAKS <sup>(2)</sup>					

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Early Payment Discounts:	4.0%	\$24,811.62		
2024/2025 Total:		<u>\$620,290.43</u>	Total Difference:	<u>\$359.00</u>

Lot Size	Assessment Breakdown	Per Unit Annual Assessment Comparison		Proposed Increase / Decrease	
		2023/2024	2024/2025	\$	%
SINGLE FAMILY 52'	Series 2021AA4 Debt Service	\$2,297.44	\$2,297.44	\$0.00	0.00%
	Operations/Maintenance	\$393.34	\$393.34	\$0.00	0.00%
	Total	\$2,690.78	\$2,690.78	\$0.00	0.00%
VERANDA ESTATES - UNPLATTED <sup>(2)</sup>					
SINGLE FAMILY 52'	Series 2024AA5 Debt Service <sup>(1)</sup>	\$0.00	\$3,426.69	\$3,426.69	N/A
	Operations/Maintenance	\$393.34	\$393.34	\$0.00	0.00%
	Total	\$393.34	\$3,820.03	\$3,426.69	871.18%
SINGLE FAMILY 62'	Series 2024AA5 Debt Service <sup>(1)</sup>	\$0.00	\$4,085.67	\$4,085.67	N/A
	Operations/Maintenance	\$393.34	\$393.34	\$0.00	0.00%
	Total	\$393.34	\$4,479.01	\$4,085.67	1038.71%

<sup>(1)</sup> The Series 2024AA3 and Series 2024AA5 Bonds were issued January 25, 2024 and fully refunded and defeased the Series 2018B Bonds. The Series 2024AA3 FY 2023-2024 debt service covered interest only due May 1, 2024 and November 1, 2024. Interest was capitalized through November 1, 2024 for the Series 2024AA5 Bonds, therefore Series 2024AA5 debt service assessments will be levied beginning FY 2024-2025.

<sup>(2)</sup> Assessment Areas represent the following phases:

Assessment Area 1 - Veranda Gardens East	- Assessment Area 4 - Veranda Oaks
Assessment Area 2 - Veranda Preserve West	- Assessment Area 5 - Veranda Estates
Assessment Area 3 - Veranda Preserve East	