

**PTC
COMMUNITY DEVELOPMENT DISTRICT
ADOPTED BUDGET
FISCAL YEAR 2026**

**PTC
COMMUNITY DEVELOPMENT DISTRICT
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**PTC
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET
FISCAL YEAR 2026**

	Fiscal Year 2025				Adopted Budget FY 2026
	Proposed Budget FY 2025	Actual through 2/28/2025	Projected through 9/30/2025	Total Actual & Projected	
REVENUES					
Assessment levy: on-roll - gross	\$ -				\$ 31,443
Allowable discounts (4%)	-				(1,258)
Assessment levy: on-roll - net	-	\$ -	\$ -	\$ -	30,185
Assessment levy: off-roll	-	-	-	-	338,847
Landowner contribution	316,903	38,656	243,112	281,768	-
Total revenues	316,903	38,656	243,112	281,768	369,032
EXPENDITURES					
Professional & administrative					
Supervisors	6,459	1,077	5,382	6,459	6,459
Management/admin/recording	48,000	20,000	28,000	48,000	48,000
Legal	25,000	6,846	18,154	25,000	25,000
Engineering	2,000	2,810	-	2,810	2,000
Audit	5,000	-	5,000	5,000	5,000
Arbitrage rebate calculation	500	-	500	500	500
Dissemination agent	7,500	3,125	4,375	7,500	7,500
Trustee - 1st series	5,500	-	5,500	5,500	5,500
DSF accounting - 1st series	5,500	2,292	3,208	5,500	5,500
Telephone	200	83	117	200	200
Postage	500	72	428	500	500
Printing & binding	500	208	292	500	500
Legal advertising	1,700	88	1,612	1,700	1,700
Annual special district fee	175	-	175	175	175
Insurance	5,800	5,408	392	5,800	5,800
Contingencies/bank charges	500	338	162	500	500
Website hosting & maintenance	705	-	705	705	705
Website ADA compliance	210	-	210	210	210
Tax collector	-	-	-	-	629
Total professional & administrative	115,749	42,347	74,212	116,559	116,378

**PTC
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET
FISCAL YEAR 2026**

	Fiscal Year 2025				Adopted Budget FY 2026
	Proposed Budget FY 2025	Actual through 2/28/2025	Projected through 9/30/2025	Total Actual & Projected	
Field operations (shared)					
Management	4,500	-	4,500	4,500	4,500
Landscape maint.					
Maintenance contract	100,000	10,982	89,018	100,000	140,000
Plant replacement	2,500	-	2,500	2,500	2,500
Annuals	2,000	-	2,000	2,000	2,000
Mulch	4,000	-	4,000	4,000	4,000
Irrigation repairs	1,500	-	1,500	1,500	1,500
Aquatic maintenance					
Maintenance contract	36,000	3,400	32,600	36,000	28,000
Lake/pond bank maintenance	2,500	-	2,500	2,500	6,000
Wetland mitigation buffer maintenance	5,000	-	5,000	5,000	5,000
Utility					
Reclaimed domestic irrigation	7,800	-	7,800	7,800	7,800
Electric service	4,200	212	3,988	4,200	4,200
Street lights- collector roads	12,434	-	12,434	12,434	12,434
Sidewalk repairs & maintenance	500	-	500	500	1,500
Street sign repair & replacement	1,200	-	1,200	1,200	1,200
Telephone fax & internet	1,020	-	1,020	1,020	1,020
Wildlife management services	2,500	-	2,500	2,500	2,500
Dog waste station supplies & service	2,250	-	2,250	2,250	2,250
Power washing	1,250	-	1,250	1,250	1,250
Miscellaneous	10,000	-	10,000	10,000	25,000
Total field operations	201,154	14,594	186,560	201,154	252,654
Total expenditures	316,903	56,941	260,772	317,713	369,032
Excess/(deficiency) of revenues over/(under) expenditures	-	(18,285)	(17,660)	(35,945)	-
Fund balance - beginning (unaudited)	-	35,945	17,660	35,945	-
Unassigned	-	17,660	-	-	-
Fund balance - ending (projected)	\$ -	\$ 17,660	\$ -	\$ -	\$ -

PTC
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES

Expenditures

Professional & administrative

Supervisors	\$ 6,459
Statutorily set at \$200 for each meeting of the Board of Supervisors not to exceed \$4,800	
Management/admin/recording	48,000
Wrathell, Hunt and Associates, LLC (WHA), specializes in managing community development districts by combining the knowledge, skills and experience of a team of professionals to ensure compliance with all of the District's governmental requirements. WHA develops financing programs, administers the issuance of tax exempt bond financings, operates and maintains the assets of the community.	
Legal	25,000
General counsel and legal representation, which includes issues relating to public finance, public bidding, rulemaking, open meetings, public records, real property dedications, conveyances and contracts.	
Engineering	2,000
The District's Engineer will provide construction and consulting services, to assist the District in crafting sustainable solutions to address the long term interests of the community while recognizing the needs of government, the environment and maintenance of the District's facilities.	
Audit	5,000
Statutorily required for the District to undertake an independent examination of its books, records and accounting procedures.	
Arbitrage rebate calculation	500
To ensure the District's compliance with all tax regulations, annual computations are necessary to calculate the arbitrage rebate liability.	
Dissemination agent	7,500
The District must annually disseminate financial information in order to comply with the requirements of Rule 15c2-12 under the Securities Exchange Act of 1934. Wrathell, Hunt & Associates serves as dissemination agent.	
Trustee - 1st series	5,500
Annual fee for the service provided by trustee, paying agent and registrar.	
DSF accounting - 1st series	5,500
Telephone	200
Telephone and fax machine.	
Postage	500
Mailing of agenda packages, overnight deliveries, correspondence, etc.	
Printing & binding	500
Letterhead, envelopes, copies, agenda packages, etc.	
Legal advertising	1,700
The District advertises for monthly meetings, special meetings, public hearings, public bids, etc.	
Annual special district fee	175
Annual fee paid to the Florida Department of Economic Opportunity.	
Insurance	5,800
The District will obtain public officials and general liability insurance.	
Contingencies/bank charges	500
Bank charges and other miscellaneous expenses incurred during the year.	
Website hosting & maintenance	705
Website ADA compliance	210
Tax collector	629

PTC
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES

Expenditures (continued)

Field operations (shared)

Management	4,500
Inspection & reporting	
Landscape maint.	
Maintenance contract	140,000
4 cuts for 8 months + 2 cuts for 4 months = 40 cuts \$2500 each	
Plant replacement	2,500
Annuals	2,000
Mulch	4,000
Irrigation repairs	1,500
Aquatic maintenance	28,000
10 times @ \$300 each month	
Lake/pond bank maintenance	6,000
Erosion repairs	
Wetland mitigation buffer maintenance	5,000
\$800 monthly	
Reclaimed domestic irrigation	7,800
Electric service	4,200
1 light signage, 1 irrigation	
Street lights- collector roads	12,434
30 @ \$28.85 + 17 @ 24.35 plus 10%	
Sidewalk repairs & maintenance	1,500
Street sign repair & replacement	1,200
Telephone fax & internet	1,020
Wildlife management services	2,500
Dog waste station supplies & service	2,250
Power washing	1,250
Miscellaneous	25,000
Total expenditures	<u><u>\$ 369,032</u></u>

**PTC
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND BUDGET - SERIES 2023A
FISCAL YEAR 2026**

	Fiscal Year 2024				
	Proposed Budget FY 2025	Actual through 2/28/2025	Projected through 9/30/2025	Total Actual & Projected	Adopted Budget FY 2026
REVENUES					
Assessment levy: on-roll	\$ -				\$ 332,962
Allowable discounts (4%)	-				(13,318)
Net assessment levy - on-roll	-	-	-	-	319,644
Assessment levy: off-roll	194,842	-	194,842	194,842	2,138,542
Interest	-	41,016	-	41,016	-
Unrealized gain/loss	-	47,470	-	47,470	-
Total revenues	194,842	88,486	194,842	235,858	2,458,186
EXPENDITURES					
Debt service					
Principal	-	-	-	-	360,000
Principal prepayment	-	60,000	-	60,000	-
Interest	2,101,450	1,050,725	1,048,775	2,099,500	2,097,550
Tax collector	-	-	-	-	6,659
Total debt service	2,101,450	1,110,725	1,048,775	2,159,500	2,464,209
Excess/(deficiency) of revenues over/(under) expenditures	(1,906,608)	(1,022,239)	(853,933)	(1,923,642)	(6,023)
Fund balance:					
Beginning fund balance (unaudited)	6,422,860	5,672,406	4,650,167	5,672,406	3,748,764
Ending fund balance (projected)	<u>\$ 4,516,252</u>	<u>\$ 4,650,167</u>	<u>\$ 3,796,234</u>	<u>\$ 3,748,764</u>	<u>\$ 3,742,741</u>
Use of fund balance:					
Debt service reserve account balance (required)					(2,452,188)
Interest expense - November 1, 2026					(1,037,075)
Projected fund balance surplus/(deficit) as of September 30, 2026					<u>\$ 253,478</u>

PTC
COMMUNITY DEVELOPMENT DISTRICT
SERIES 2023A AMORTIZATION SCHEDULE

	Principal	Coupon	Interest	Debt Service	Bond Balance	
08/10/23						
11/01/23			472,826.25	472,826.25	32,330,000.00	CAPI
05/01/24		6.500%	1,050,725.00	1,050,725.00	32,330,000.00	CAPI
11/01/24	60,000.00		1,050,725.00	1,110,725.00	32,270,000.00	CAPI
05/01/25		6.500%	1,048,775.00	1,048,775.00	32,270,000.00	CAPI
11/01/25			1,048,775.00	1,048,775.00	32,270,000.00	CAPI
05/01/26	360,000.00	6.500%	1,048,775.00	1,408,775.00	31,910,000.00	
11/01/26			1,037,075.00	1,037,075.00	31,910,000.00	
05/01/27	385,000.00	6.500%	1,037,075.00	1,422,075.00	31,525,000.00	
11/01/27			1,024,562.50	1,024,562.50	31,525,000.00	
05/01/28	410,000.00	6.500%	1,024,562.50	1,434,562.50	31,115,000.00	
11/01/28			1,011,237.50	1,011,237.50	31,115,000.00	
05/01/29	440,000.00	6.500%	1,011,237.50	1,451,237.50	30,675,000.00	
11/01/29			996,937.50	996,937.50	30,675,000.00	
05/01/30	465,000.00	6.500%	996,937.50	1,461,937.50	30,210,000.00	
11/01/30			981,825.00	981,825.00	30,210,000.00	
05/01/31	500,000.00	6.500%	981,825.00	1,481,825.00	29,710,000.00	
11/01/31			965,575.00	965,575.00	29,710,000.00	
05/01/32	530,000.00	6.500%	965,575.00	1,495,575.00	29,180,000.00	
11/01/32			948,350.00	948,350.00	29,180,000.00	
05/01/33	565,000.00	6.500%	948,350.00	1,513,350.00	28,615,000.00	
11/01/33	-		929,987.50	929,987.50	28,615,000.00	
05/01/34	605,000.00	6.500%	929,987.50	1,534,987.50	28,010,000.00	
11/01/34	-		910,325.00	910,325.00	28,010,000.00	
05/01/35	645,000.00	6.500%	910,325.00	1,555,325.00	27,365,000.00	
11/01/35	-		889,362.50	889,362.50	27,365,000.00	
05/01/36	690,000.00	6.500%	889,362.50	1,579,362.50	26,675,000.00	
11/01/36	-		866,937.50	866,937.50	26,675,000.00	
05/01/37	735,000.00	6.500%	866,937.50	1,601,937.50	25,940,000.00	
11/01/37	-		843,050.00	843,050.00	25,940,000.00	
05/01/38	785,000.00	6.500%	843,050.00	1,628,050.00	25,155,000.00	
11/01/38	-		817,537.50	817,537.50	25,155,000.00	
05/01/39	835,000.00	6.500%	817,537.50	1,652,537.50	24,320,000.00	
11/01/39	-		790,400.00	790,400.00	24,320,000.00	
05/01/40	890,000.00	6.500%	790,400.00	1,680,400.00	23,430,000.00	
11/01/40	-		761,475.00	761,475.00	23,430,000.00	
05/01/41	955,000.00	6.500%	761,475.00	1,716,475.00	22,475,000.00	
11/01/41	-		730,437.50	730,437.50	22,475,000.00	
05/01/42	1,015,000.00	6.500%	730,437.50	1,745,437.50	21,460,000.00	
11/01/42	-		697,450.00	697,450.00	21,460,000.00	
05/01/43	1,085,000.00	6.500%	697,450.00	1,782,450.00	20,375,000.00	
11/01/43	-		662,187.50	662,187.50	20,375,000.00	
05/01/44	1,160,000.00	6.500%	662,187.50	1,822,187.50	19,215,000.00	
11/01/44	-		624,487.50	624,487.50	19,215,000.00	
05/01/45	1,235,000.00	6.500%	624,487.50	1,859,487.50	17,980,000.00	
11/01/45	-		584,350.00	584,350.00	17,980,000.00	
05/01/46	1,320,000.00	6.500%	584,350.00	1,904,350.00	16,660,000.00	
11/01/46	-		541,450.00	541,450.00	16,660,000.00	
05/01/47	1,405,000.00	6.500%	541,450.00	1,946,450.00	15,255,000.00	
11/01/47	-		495,787.50	495,787.50	15,255,000.00	

PTC
COMMUNITY DEVELOPMENT DISTRICT
SERIES 2023A AMORTIZATION SCHEDULE

	Principal	Coupon	Interest	Debt Service	Bond Balance
05/01/48	1,500,000.00	6.500%	495,787.50	1,995,787.50	13,755,000.00
11/01/48	-		447,037.50	447,037.50	13,755,000.00
05/01/49	1,600,000.00	6.500%	447,037.50	2,047,037.50	12,155,000.00
11/01/49	-		395,037.50	395,037.50	12,155,000.00
05/01/50	1,710,000.00	6.500%	395,037.50	2,105,037.50	10,445,000.00
11/01/50	-		339,462.50	339,462.50	10,445,000.00
05/01/51	1,825,000.00	6.500%	339,462.50	2,164,462.50	8,620,000.00
11/01/51	-		280,150.00	280,150.00	8,620,000.00
05/01/52	1,950,000.00	6.500%	280,150.00	2,230,150.00	6,670,000.00
11/01/52	-		216,775.00	216,775.00	6,670,000.00
05/01/53	2,080,000.00	6.500%	216,775.00	2,296,775.00	4,590,000.00
11/01/53	-		149,175.00	149,175.00	4,590,000.00
05/01/54	2,220,000.00	6.500%	149,175.00	2,369,175.00	2,370,000.00
11/01/54	-		77,025.00	77,025.00	2,370,000.00
05/01/55	2,370,000.00	6.500%	77,025.00	2,447,025.00	-
11/01/55			-	-	-
Total	32,330,000.00		44,227,950.00	76,557,950.00	

**PTC
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND BUDGET - SERIES 2023B
FISCAL YEAR 2026**

	Fiscal Year 2024				
	Proposed Budget FY 2025	Actual through 2/28/2025	Projected through 9/30/2025	Total Actual & Projected	Adopted Budget FY 2026
REVENUES					
Assessment levy: on-roll	\$ -				\$ -
Allowable discounts (4%)	-				-
Net assessment levy - on-roll	-	\$ -	\$ -	\$ -	-
Assessment levy: off-roll	262,926	-	262,926	262,926	2,874,052
Developer contribution	-	-	-	-	-
Interest	-	85,361	-	85,361	-
Unrealized gain/loss	-	71,811	-	71,811	-
Total revenues	262,926	157,172	262,926	420,098	2,874,052
EXPENDITURES					
Debt service					
Principal prepayment	-	2,225,000	-	2,225,000	-
Interest	3,013,125	1,506,563	1,437,031	2,943,594	2,874,063
Tax collector	-	-	-	-	-
Total debt service	3,013,125	3,731,563	1,437,031	5,168,594	2,874,063
Excess/(deficiency) of revenues over/(under) expenditures	(2,750,199)	(3,574,391)	(1,174,105)	(4,748,496)	(11)
Fund balance:					
Beginning fund balance (unaudited)	9,656,384	10,651,883	7,077,492	10,651,883	5,903,387
Ending fund balance (projected)	<u>\$ 6,906,185</u>	<u>\$ 7,077,492</u>	<u>\$ 5,903,387</u>	<u>\$ 5,903,387</u>	<u>\$ 5,903,376</u>
Use of fund balance:					
Debt service reserve account balance (required)					(3,771,094)
Interest expense - November 1, 2026					(1,437,031)
Projected fund balance surplus/(deficit) as of September 30, 2026					<u>\$ 695,251</u>

PTC
COMMUNITY DEVELOPMENT DISTRICT
SERIES 2023B AMORTIZATION SCHEDULE

	Principal	Coupon	Interest	Debt Service	Bond Balance	
08/10/23						
11/01/23			677,953.13	677,953.13	48,210,000.00	CAPI
05/01/24		6.250%	1,506,562.50	1,506,562.50	48,210,000.00	CAPI
11/01/24	2,225,000.00		1,506,562.50	3,731,562.50	45,985,000.00	CAPI
05/01/25		6.250%	1,437,031.25	1,437,031.25	45,985,000.00	CAPI
11/01/25			1,437,031.25	1,437,031.25	45,985,000.00	CAPI
05/01/26		6.250%	1,437,031.25	1,437,031.25	45,985,000.00	
11/01/26			1,437,031.25	1,437,031.25	45,985,000.00	
05/01/27		6.250%	1,437,031.25	1,437,031.25	45,985,000.00	
11/01/27			1,437,031.25	1,437,031.25	45,985,000.00	
05/01/28		6.250%	1,437,031.25	1,437,031.25	45,985,000.00	
11/01/28			1,437,031.25	1,437,031.25	45,985,000.00	
05/01/29		6.250%	1,437,031.25	1,437,031.25	45,985,000.00	
11/01/29			1,437,031.25	1,437,031.25	45,985,000.00	
05/01/30		6.250%	1,437,031.25	1,437,031.25	45,985,000.00	
11/01/30			1,437,031.25	1,437,031.25	45,985,000.00	
05/01/31		6.250%	1,437,031.25	1,437,031.25	45,985,000.00	
11/01/31			1,437,031.25	1,437,031.25	45,985,000.00	
05/01/32		6.250%	1,437,031.25	1,437,031.25	45,985,000.00	
11/01/32			1,437,031.25	1,437,031.25	45,985,000.00	
05/01/33	925,000.00	6.250%	1,437,031.25	2,362,031.25	45,060,000.00	
11/01/33			1,408,125.00	1,408,125.00	45,060,000.00	
05/01/34	985,000.00	6.250%	1,408,125.00	2,393,125.00	44,075,000.00	
11/01/34			1,377,343.75	1,377,343.75	44,075,000.00	
05/01/35	1,045,000.00	6.250%	1,377,343.75	2,422,343.75	43,030,000.00	
11/01/35			1,344,687.50	1,344,687.50	43,030,000.00	
05/01/36	1,115,000.00	6.250%	1,344,687.50	2,459,687.50	41,915,000.00	
11/01/36			1,309,843.75	1,309,843.75	41,915,000.00	
05/01/37	1,185,000.00	6.250%	1,309,843.75	2,494,843.75	40,730,000.00	
11/01/37			1,272,812.50	1,272,812.50	40,730,000.00	
05/01/38	1,265,000.00	6.250%	1,272,812.50	2,537,812.50	39,465,000.00	
11/01/38			1,233,281.25	1,233,281.25	39,465,000.00	
05/01/39	1,345,000.00	6.250%	1,233,281.25	2,578,281.25	38,120,000.00	
11/01/39			1,191,250.00	1,191,250.00	38,120,000.00	
05/01/40	1,430,000.00	6.250%	1,191,250.00	2,621,250.00	36,690,000.00	
11/01/40			1,146,562.50	1,146,562.50	36,690,000.00	
05/01/41	1,525,000.00	6.250%	1,146,562.50	2,671,562.50	35,165,000.00	
11/01/41			1,098,906.25	1,098,906.25	35,165,000.00	
05/01/42	1,620,000.00	6.250%	1,098,906.25	2,718,906.25	33,545,000.00	
11/01/42			1,048,281.25	1,048,281.25	33,545,000.00	
05/01/43	1,725,000.00	6.250%	1,048,281.25	2,773,281.25	31,820,000.00	
11/01/43			994,375.00	994,375.00	31,820,000.00	
05/01/44	1,835,000.00	6.250%	994,375.00	2,829,375.00	29,985,000.00	
11/01/44			937,031.25	937,031.25	29,985,000.00	
05/01/45	1,955,000.00	6.250%	937,031.25	2,892,031.25	28,030,000.00	
11/01/45			875,937.50	875,937.50	28,030,000.00	
05/01/46	2,080,000.00	6.250%	875,937.50	2,955,937.50	25,950,000.00	
11/01/46			810,937.50	810,937.50	25,950,000.00	
05/01/47	2,215,000.00	6.250%	810,937.50	3,025,937.50	23,735,000.00	
11/01/47			741,718.75	741,718.75	23,735,000.00	

**PTC
COMMUNITY DEVELOPMENT DISTRICT
SERIES 2023B AMORTIZATION SCHEDULE**

	Principal	Coupon	Interest	Debt Service	Bond Balance
05/01/48	2,360,000.00	6.250%	741,718.75	3,101,718.75	21,375,000.00
11/01/48			667,968.75	667,968.75	21,375,000.00
05/01/49	2,510,000.00	6.250%	667,968.75	3,177,968.75	18,865,000.00
11/01/49			589,531.25	589,531.25	18,865,000.00
05/01/50	2,675,000.00	6.250%	589,531.25	3,264,531.25	16,190,000.00
11/01/50			505,937.50	505,937.50	16,190,000.00
05/01/51	2,845,000.00	6.250%	505,937.50	3,350,937.50	13,345,000.00
11/01/51			417,031.25	417,031.25	13,345,000.00
05/01/52	3,030,000.00	6.250%	417,031.25	3,447,031.25	10,315,000.00
11/01/52			322,343.75	322,343.75	10,315,000.00
05/01/53	3,225,000.00	6.250%	322,343.75	3,547,343.75	7,090,000.00
11/01/53			221,562.50	221,562.50	7,090,000.00
05/01/54	3,435,000.00	6.250%	221,562.50	3,656,562.50	3,655,000.00
11/01/54			114,218.75	114,218.75	3,655,000.00
05/01/55	3,655,000.00	6.250%	114,218.75	3,769,218.75	-
11/01/55			-	-	-
Total	48,210,000.00		65,195,468.75	113,405,468.75	

PTC
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND AND DEBT SERVICE FUND
ASSESSMENT SUMMARY
FISCAL YEAR 2026

Phase 1 - On-Roll Assessments

Number of Units	Unit Type	Assessment Unit	Projected Fiscal Year 2026			FY 25 Assessment
			GF	DSF	Total	
0	Townhomes	Res Unit	\$ 130.33	\$ 1,414.15	\$ 1,544.48	\$ 672.80
0	Multifamily	Res Unit	130.33	962.46	1,092.79	327.61
0	Retail	1,000 Sq Ft	117.30	1,627.74	1,745.04	704.28
0	Office	1,000 Sq Ft	117.30	1,265.52	1,382.82	534.80
0	Hotel	Hotel Room	65.16	719.37	784.53	245.34
0	Industrial	1,000 Sq Ft	65.16	998.05	1,063.21	448.95
482,553	Industrial-Reduced	1,000 Sq Ft	65.16	690.00	755.16	403.77

Phase 1 - Off-Roll Assessments

Number of Units	Unit Type	Assessment Unit	Projected Fiscal Year 2026			FY 25 Assessment
			GF	DSF	Total	
150	Townhomes	Res Unit	\$ 122.51	\$ 1,329.30	\$ 1,451.81	\$ 672.80
600	Multifamily	Res Unit	122.51	904.71	1,027.22	327.61
343,000	Retail	1,000 Sq Ft	110.26	1,530.07	1,640.33	704.28
100,000	Office	1,000 Sq Ft	110.26	1,189.59	1,299.85	534.80
120	Hotel	Hotel Room	61.26	676.20	737.46	245.34
1,991,745	Industrial	1,000 Sq Ft	61.26	938.17	999.43	448.95
0	Industrial-Reduced	1,000 Sq Ft	61.26	650.00	711.26	403.77

Phase 2 - Off-Roll Assessments

Number of Units	Unit Type	Assessment Unit	Projected Fiscal Year 2026			FY 25 Assessment
			GF	DSF	Total	
560	Townhomes	Res Unit	\$ 19.21	\$ 329.35	\$ 348.56	\$ 51.64
650	Multifamily	Res Unit	19.21	504.73	523.94	79.14
0	Retail	1,000 Sq Ft	17.29	-	17.29	-
0	Office	1,000 Sq Ft	17.29	-	17.29	-
0	Hotel	Hotel Room	9.61	-	9.61	-
2,099,850	Industrial	1,000 Sq Ft	9.61	288.19	297.80	45.19

Phase 3 - Off-Roll Assessments

Number of Units	Unit Type	Assessment Unit	Projected Fiscal Year 2026			FY 25 Assessment
			GF	DSF	Total	
730	Townhomes	Res Unit	\$ 19.21	\$ 329.35	\$ 348.56	\$ 51.64
350	Multifamily	Res Unit	19.21	504.73	523.94	79.14
100,000	Retail	1,000 Sq Ft	17.29	530.11	547.40	83.12
100,000	Office	1,000 Sq Ft	17.29	439.62	456.91	68.93
120	Hotel	Hotel Room	9.61	376.22	385.83	58.99
0	Industrial	1,000 Sq Ft	9.61	-	9.61	-