

NEW RIVER

Community Development District

Debt Service

Fiscal Year 2017/2018

	2010 A-1	2010 A-2	Total
<u>Revenues</u>			
Debt Service Assessment	\$ 266,637	\$ 692,393	\$ 959,030
<u>Expenditures</u>			
Debt Service Payments	\$ 266,637	\$ 692,393	\$ 959,030
Excess Revenue over Expenditures	\$ -	\$ -	\$ -

Pasco County Collection Costs and Early Payment Discounts: 6%

Gross Assessment			
2010 A-1		\$	283,656
2010 A-2		\$	736,588

2010 A-1 Assessments: Max Annual \$283,656, which includes 6% Pasco Collection costs.

2010 A-2 Assessments: Max Annual \$736,588, which includes 6% Pasco Collection costs.

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Debt Service				
Fiscal Year 2017/2018				
	2010 B-1	2010 B-2	Total	
<u>Revenues</u>				
Debt Service Assessment	\$ 243,250	\$ 370,125	\$ 613,375	
<u>Expenditures</u>				
Debt Service Payments	\$ 243,250	\$ 370,125	\$ 613,375	
Excess Revenue over Expenditures	\$ -	\$ -	\$ -	

2010 B-1 Assessments: Max Annual \$243,250, (which is an interest only payment) and does not include Pasco County collection costs as these assessments are direct billed by the District to the Landowners.

2010 B-2 Assessments: Max Annual \$370,125 (which is an interest only payment) and does not include Pasco County collection costs as these assessments are directed billed by the District to the Landowners.

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Schedule of Annual Assessments ⁽¹⁾

Phase D							
					Fiscal Year 2017		
Lot Size	EAU Value			Unit Count	Debt Service Per Unit	Operation and Maintenance	Total Fiscal Year 2016 Assessment
Single Family 45'	0.81			96	\$ 755	\$ 758	\$ 1,513
Single Family 55'	0.95			165	\$ 891	\$ 895	\$ 1,786
Single Family 65'	1.23			56	\$ 1,146	\$ 1,151	\$ 2,297
Total				317			

"(1)" CDD Assessments adjusted to 6% to account for county fees associated with collection and discounts offered for early payment.

OPERATIONS FY 2018

Lot Size	EAU Value	Platted Units		Total EAUs		Total EAUs	% of Total	Per Unit	Per Product
		D	E-F	D	E-F				
Townhome	0.73	0	0	0	0	0		\$547.43*	
Single Family 45'	1	96	0	96.0	0	96	14%	\$787.21	\$75,571.96
Single Family 55'	1.18	165	0	194.7	0	195	29%	\$928.91	\$153,269.38
Single Family 65'	1.52	56	0.00	85.0	0	85	12%	\$1,195.39	\$66,941.83
Gross Acreage	0.9					340.2	45%	\$708.49	\$241,027.32
Grand Total						682		**	\$536,810.50

Note:

* If townhomes are platted during the year, the operations assessment will be \$547.43. At the time of proposed budget none are platted, it is assumed that there will be units platted during the budget year.

** CDD Assessments adjusted to 6% to account for county fees associated with collection and discounts offered for early payment.

Debt Service 2018

Lot Size	Parcel D, Series 2010A1		Parcel E,F, Series 2010A2	
	Unit Count	DS / Unit	Unit Count	DS / Unit
Townhome	0		50	\$675.00
Single Family 45'	96	\$755.00	394	\$925.00
Single Family 55'	165	\$891.00	310	\$1,092.00
Single Family 65'	56	\$1,146.00	0	\$0.00
	317		754	