

*Amelia Concourse  
Community Development District  
Workshop Agenda*

Tuesday  
April 19, 2022  
11:00 a.m.

Amelia Concourse Amenity Center  
85200 Amaryllis Court  
Fernandina Beach, Florida 32034  
**Call In #1-800-264-8432 Code 988243**  
[www.ameliaconcoursecdd.com](http://www.ameliaconcoursecdd.com)

- I. Roll Call
- II. Discussion of the Fiscal Year 2023 Budget
- III. Adjournment

# Amelia Concourse

## Community Development District

## General Fund

Description	Adopted Budget FY 2022	Actual Thru 3/31/22	Projected Next 6 Months	Total Projected 9/30/22	Proposed Budget FY 2023
<b>Revenues</b>					
Assessments - Tax Roll	\$348,677	\$327,314	\$21,363	\$348,677	\$348,677
Interest Income	\$50	\$9	\$10	\$19	\$50
Rental Revenue/Miscellaneous Revenue	\$500	\$150	\$200	\$350	\$500
<b>TOTAL REVENUES</b>	<b>\$349,227</b>	<b>\$327,472</b>	<b>\$21,573</b>	<b>\$349,045</b>	<b>\$349,227</b>
<b>Expenditures</b>					
<b>Administrative</b>					
Supervisors	\$6,000	\$1,800	\$3,000	\$4,800	\$6,000
FICA Expense	\$459	\$138	\$230	\$367	\$459
Travel	\$300	\$0	\$150	\$150	\$300
Engineering	\$13,000	\$5,103	\$7,400	\$12,503	\$13,000
Attorney Fees	\$25,000	\$12,582	\$12,418	\$25,000	\$25,000
Annual Audit	\$4,050	\$0	\$4,050	\$4,050	\$4,050
Dissemination	\$10,100	\$5,100	\$5,000	\$10,100	\$10,100
Assessment Roll	\$7,500	\$7,500	\$0	\$7,500	\$7,500
Property Appraiser	\$2,400	\$2,175	\$0	\$2,175	\$2,175
Trustee Fees	\$10,000	\$2,813	\$6,000	\$8,813	\$10,000
Arbitrage	\$1,800	\$0	\$1,800	\$1,800	\$1,800
Management Fees	\$45,000	\$22,500	\$3,750	\$26,250	\$47,250
Information Technology	\$1,875	\$938	\$938	\$1,875	\$1,875
Website Maintenance	\$750	\$375	\$375	\$750	\$750
Telephone	\$500	\$100	\$250	\$350	\$500
Postage	\$800	\$403	\$597	\$1,000	\$1,000
Insurance	\$10,055	\$9,461	\$0	\$9,461	\$11,353
Printing and Binding	\$1,500	\$541	\$945	\$1,486	\$1,500
Legal Advertising	\$4,500	\$446	\$3,639	\$4,085	\$4,500
Other Current Charges	\$550	\$202	\$345	\$547	\$550
Office Supplies	\$150	\$39	\$85	\$124	\$150
Dues, Licenses & Subscriptions	\$175	\$175	\$0	\$175	\$175
<b>TOTAL ADMINISTRATIVE</b>	<b>\$146,464</b>	<b>\$72,390</b>	<b>\$50,971</b>	<b>\$123,361</b>	<b>\$149,987</b>
<b>FIELD:</b>					
<b>Contract Services:</b>					
Landscape Maintenance	\$25,000	\$8,811	\$10,811	\$19,622	\$25,000
Lake Maintenance	\$6,686	\$3,328	\$3,547	\$6,876	\$7,046
Management Company	\$7,140	\$3,570	\$3,570	\$7,140	\$7,140
<b>Subtotal Contract Services</b>	<b>\$38,826</b>	<b>\$15,709</b>	<b>\$17,928</b>	<b>\$33,638</b>	<b>\$39,186</b>
<b>Repairs &amp; Maintenance:</b>					
Repairs & Maintenance	\$16,800	\$7,939	\$8,861	\$16,800	\$16,800
Irrigation Repairs	\$800	\$255	\$545	\$800	\$1,000
Landscape Contingency	\$10,000	\$2,584	\$7,416	\$10,000	\$10,000
<b>Subtotal Repairs and Maintenance</b>	<b>\$27,600</b>	<b>\$10,778</b>	<b>\$16,822</b>	<b>\$27,600</b>	<b>\$27,800</b>

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## General Fund

Description	Adopted Budget FY 2022	Actual Thru 3/31/22	Projected Next 6 Months	Total Projected 9/30/22	Proposed Budget FY 2023
<b>Utilities:</b>					
Electric	\$28,000	\$13,524	\$14,476	\$28,000	\$30,800
Water & Sewer	\$17,500	\$5,958	\$11,542	\$17,500	\$19,250
<b>Subtotal Utilities</b>	<b>\$45,500</b>	<b>\$19,481</b>	<b>\$26,019</b>	<b>\$45,500</b>	<b>\$50,050</b>
<b>Amenity Center:</b>					
Insurance	\$14,310	\$13,463	\$0	\$13,463	\$16,156
Pool Maintenance	\$14,400	\$7,200	\$7,200	\$14,400	\$15,840
Pool Chemicals	\$12,480	\$3,588	\$6,240	\$9,828	\$13,728
Pool Permits	\$530	\$0	\$530	\$530	\$530
Cable	\$1,500	\$670	\$830	\$1,500	\$1,650
Janitorial	\$5,000	\$2,772	\$2,828	\$5,600	\$5,600
Facility Maintenance	\$10,000	\$660	\$8,160	\$8,820	\$10,000
Pest Control	\$1,500	\$462	\$784	\$1,246	\$1,650
Refuse	\$362	\$206	\$206	\$412	\$550
Holiday Decorations	\$4,000	\$5,095	\$0	\$5,095	\$5,500
<b>Subtotal Amenity Center</b>	<b>\$64,082</b>	<b>\$34,116</b>	<b>\$26,778</b>	<b>\$60,894</b>	<b>\$71,204</b>
<b>Reserves:</b>					
Capital Outlay	\$0	\$8,788	\$8,500	\$17,288	\$0
Capital Reserve Fund	\$26,754	\$0	\$0	\$26,754	\$11,000
<b>Subtotal Reserves</b>	<b>\$26,754</b>	<b>\$8,788</b>	<b>\$8,500</b>	<b>\$44,042</b>	<b>\$11,000</b>
<b>TOTAL FIELD EXPENDITURES</b>	<b>\$202,762</b>	<b>\$88,873</b>	<b>\$96,047</b>	<b>\$211,674</b>	<b>\$199,240</b>
<b>TOTAL EXPENDITURES</b>	<b>\$349,226</b>	<b>\$161,262</b>	<b>\$147,018</b>	<b>\$335,034</b>	<b>\$349,227</b>
<b>EXCESS REVENUE</b>	<b>\$0</b>	<b>\$166,210</b>	<b>(\$125,445)</b>	<b>\$14,011</b>	<b>\$0</b>

	FY 2022		FY 2023	
Net Assessment	\$	348,677	\$	348,677
Collection & Discounts (7%)	\$	26,245	\$	26,245
Gross Assessment	\$	374,922	\$	374,922
No. of Units		458		458
<b>Gross Per Unit Assessment</b>	<b>\$</b>	<b>819</b>	<b>\$</b>	<b>819</b>