

# *Amelia Concourse*

*Community Development District*

*Approved Budget  
FY 2025*

*Presented by:*



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**Amelia Concourse**  
**Community Development District**  
**Approved Budget**  
**General Fund**

Description	Adopted Budget FY2024	Actuals Thru 4/30/24	Projected Next 5 Months	Projected Thru 9/30/24	Approved Budget FY 2025
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**REVENUES:**

Special Assessments - Tax Roll	\$ 439,044	\$ 443,941	\$ -	\$ 443,941	\$ 459,139
Interest income	5,000	10,768	3,500	14,268	5,000
Rental Revenue/Miscellaneous Revenue	500	825	-	825	500
Carry Forward Surplus	-	-	-	-	23,188

<b>TOTAL REVENUES</b>	<b>\$ 444,544</b>	<b>\$ 455,534</b>	<b>\$ 3,500</b>	<b>\$ 459,034</b>	<b>\$ 487,827</b>
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**EXPENDITURES:**

***Administrative***

Supervisors	\$ 6,000	\$ 2,600	\$ 3,400	\$ 6,000	\$ 6,000
FICA Expense	459	199	260	459	459
Travel	300	-	300	300	300
Engineering	7,500	2,498	5,003	7,500	7,500
Attorney Fees	30,000	11,522	18,478	30,000	30,000
Annual Audit	4,350	-	4,350	4,350	4,350
Dissemination	11,130	6,993	4,138	11,130	11,798
Assessment Roll Administration	7,950	7,950	-	7,950	8,427
Property Appraiser	5,000	4,481	-	4,481	5,000
Trustee Fees	10,000	13,588	-	13,588	13,588
Arbitrage Rebate	1,800	600	1,200	1,800	1,800
Management Fees	50,085	29,216	20,869	50,085	51,588
Information Technology	2,120	1,237	883	2,120	2,247
Website Maintenance	1,060	618	442	1,060	1,124
Telephone	500	104	396	500	500
Postage	1,000	62	938	1,000	1,000
Insurance General Liability	11,189	10,527	-	10,527	11,580
Printing & Binding	750	254	496	750	750
Legal Advertising	2,500	572	1,928	2,500	2,500
Other Current Charges	1,000	500	500	1,000	1,000
Office Supplies	100	2	98	100	100
Dues, Licenses & Subscriptions	175	175	-	175	175

<b>TOTAL ADMINISTRATIVE</b>	<b>\$ 154,968</b>	<b>\$ 93,697</b>	<b>\$ 63,677</b>	<b>\$ 157,374</b>	<b>\$ 161,785</b>
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**Amelia Concourse**  
**Community Development District**  
**Approved Budget**  
**General Fund**

Description	Adopted Budget FY2024	Actuals Thru 4/30/24	Projected Next 5 Months	Projected Thru 9/30/24	Approved Budget FY 2025
<b>Operations &amp; Maintenance</b>					
<b><u>Contract Services:</u></b>					
Landscape Maintenance	\$ 32,988	\$ 18,850	\$ 14,138	\$ 32,988	\$ 45,000
Lake Maintenance	7,000	2,208	4,792	7,000	7,000
Management Company	30,000	16,333	-	16,333	-
Field Operations Management	-	-	-	-	16,800
<b><u>Repairs &amp; Maintenance</u></b>					
Repairs & Maintenance	\$ 18,000	\$ 8,904	\$ 9,096	\$ 18,000	\$ 18,000
Irrigation Repairs	4,000	-	4,000	4,000	4,000
Landscape Contingency	10,000	6,603	3,397	10,000	10,000
<b><u>Utilities</u></b>					
Electric	\$ 35,000	\$ 14,400	\$ 20,600	\$ 35,000	\$ 35,000
Water & Sewer	19,000	5,941	9,059	15,000	15,000
<b>TOTAL OPERATIONS &amp; MAINTENANCE</b>	<b>\$ 155,988</b>	<b>\$ 73,239</b>	<b>\$ 65,082</b>	<b>\$ 138,321</b>	<b>\$ 150,800</b>
<b>Amenity Center</b>					
Insurance	\$ 21,822	\$ 19,652	\$ -	\$ 19,652	\$ 22,207
Facility Management	-	-	-	-	16,800
Pool Maintenance	16,000	10,351	5,649	16,000	18,318
Pool Chemicals	13,000	6,489	6,511	13,000	13,000
Pool Permits	530	515	15	530	530
Cable	2,000	649	1,351	2,000	2,200
Janitorial	6,300	5,390	910	6,300	9,841
Facility Maintenance	5,000	7,226	6,370	13,596	13,596
Pest Control	1,000	898	102	1,000	1,000
Refuse	660	414	395	809	750
Holiday Decorations	2,000	769	1,231	2,000	2,000
<b>TOTAL AMENITY CENTER</b>	<b>\$ 68,312</b>	<b>\$ 52,355</b>	<b>\$ 22,532</b>	<b>\$ 74,887</b>	<b>\$ 100,242</b>
<b>Reserves</b>					
Capital Reserve Fund	\$ 65,276	\$ -	\$ 65,276	\$ 65,276	\$ 75,000
<b>TOTAL RESERVES</b>	<b>\$ 65,276</b>	<b>\$ -</b>	<b>\$ 65,276</b>	<b>\$ 65,276</b>	<b>\$ 75,000</b>
<b>TOTAL EXPENDITURES</b>	<b>\$ 444,544</b>	<b>\$ 219,291</b>	<b>\$ 216,568</b>	<b>\$ 435,859</b>	<b>\$ 487,827</b>
<b>Other Sources/(Uses)</b>					
Interlocal Transfer In/(Out)	\$ -	\$ 12	\$ -	\$ 12	\$ -
<b>TOTAL OTHER SOURCES/(USES)</b>	<b>\$ -</b>	<b>\$ 12</b>	<b>\$ -</b>	<b>\$ 12</b>	<b>\$ -</b>
<b>EXCESS REVENUES (EXPENDITURES)</b>	<b>\$ -</b>	<b>\$ 236,255</b>	<b>\$ (213,068)</b>	<b>\$ 23,188</b>	<b>\$ (0)</b>

**Amelia Concourse**  
**Community Development District**  
**Budget Narrative**  
**Fiscal Year 2025**

**REVENUES**

**Special Assessments-Tax Roll**

The District will levy a non ad-valorem special assessment on all taxable property within the District to fund all of the General Operating Expenditures for the fiscal year. The assessment may either be invoiced directly to the property owner or placed on the Nassau County Tax Roll.

**Interest Income**

The District earns interest on the monthly average collected balance for each of their investment accounts.

**Rental Revenue/Miscellaneous Revenue**

Income received from residents for rental of clubroom or patio and other miscellaneous revenue.

**Expenditures - Administrative**

**Supervisors Fees**

Chapter 190 of the Florida Statutes allows for members of the Board of Supervisors to be compensated \$200 per meeting in which they attend. The amount for the fiscal year is based upon four supervisors attending an estimated 6 annual meetings.

**FICA Taxes**

FICA expense represents the Employer's (District's) share of Social Security and Medicare taxes withheld from the fee paid to the Board of Supervisors.

**Travel**

Expenses the Board of Supervisors may incur due to attending a CDD meeting or other District related travel expenses.

**Engineering**

The District's engineer Yuro & Associates will be providing general engineering services to the District including attendance and preparation for board meetings, etc.

**Attorney**

The District's legal counsel Kilinski Van Wyk, PLLC will be providing general legal services to the District, i.e., attendance and preparation for monthly meetings, review operating and maintenance contracts, etc.

**Dissemination Agent**

The District is required by the Security and Exchange Commission to comply with Rule 15(c)(2)-12(b)(5), which relates to additional reporting requirements for un-rated bond issues.

**Annual Audit**

The District is required annually to conduct an audit of its financial records by Berger, Toombs, Elam, Gaines & Frank, an Independent Certified Public Accounting Firm.

**Assessment Roll Administration**

The District's assessment roll administration, Governmental Management Services, LLC will provide services to prepare assessment rolls to district property owners, prepare estoppel letters, administration of optional principal prepayments, and maintain lien book for Series 2007, Series 2016, and Series 2019A Bonds.

**Property Appraiser**

The Nassau County Board of Commissioners provides the District with a listing of the legal description of each property parcel within the District boundaries, and the names and addresses of the owners of such property. The District reimburses the Board of Commissioners for necessary administrative costs incurred to provide this service. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The budget for Board of Commissioners costs was based on a unit price per parcel.

**Trustee Fees**

The District issued Series 2007, 2016, & 2019A Capital Improvement Revenue Bonds which are held with a Trustee at US Bank. The amount of the trustee fees is based on the agreement between US Bank and the District.

**Arbitrage Rebate**

The District is required to annually have an arbitrage rebate calculation on the District's Series 2007, 2016, & 2019A Capital Improvement Revenue Bonds.

**Management Fees**

The District receives Management, Accounting and Administrative services as part of a Management Agreement with Governmental Management Services, LLC. The budgeted amount for the fiscal year is based on the contracted fees outlined in Exhibit "A" of the Management Agreement.

**Amelia Concourse**  
**Community Development District**  
**Budget Narrative**  
**Fiscal Year 2025**

**Expenditures - Administrative (continued)**

**Information Technology**

Represents costs related to the District’s information systems, which include but are not limited to video conferencing services, cloud storage services and servers, security, accounting software, etc.

**Website Maintenance**

Represents the costs associated with monitoring and maintaining the District’s website created in accordance with Chapter 189, Florida Statutes. These services include site performance assessments, security and firewall maintenance, updates, document uploads, hosting and domain renewals, website backups, etc.

**Telephone**

The cost of telephone and fax machine service.

**Postage and Delivery**

Mailing of agenda packages, overnight deliveries, correspondence, etc.

**Insurance General Liability**

The District’s General Liability & Public Officials Liability Insurance policy is with Florida Insurance Alliance. Florida Insurance Alliance specializes in providing insurance coverage to governmental agencies.

**Printing and Binding**

Printing and Binding agenda packages for board meetings, printing of computerized checks, stationary, envelopes etc.

**Legal Advertising**

The District is required to advertise various notices for monthly Board meetings and other public hearings in a newspaper of general circulation.

**Other Current Charges**

This includes monthly bank charges and any other miscellaneous expenses that incur during the year.

**Office Supplies**

Supplies used in the preparation and binding of agenda packages, required mailings, and other special projects.

**Due, Licenses & Subscriptions**

The District is required to pay an annual fee to the Florida Department of Commerce for \$175.

**Expenditures - Field (Contract Services)**

**Landscape Maintenance**

The District has contracted with Bright View Landscaping Services to provide landscaping and irrigation maintenance services to all the common areas within the District. Includes plant maintenance at the Social Hall.

<b>Vendor</b>	<b>Description</b>	<b>Monthly</b>	<b>Annual</b>
Bright View	Landscape Maintenance	\$ 3,750	\$ 45,000

**Lake Maintenance**

The District has contracted with Solitude Lake Maintenance. to provide monthly water management services to all the lakes throughout the District.

<b>Vendor</b>	<b>Description</b>	<b>Monthly</b>	<b>Annual</b>
Solitude	Lake Maintenance	\$ 493	\$ 5,916
	Contingency		1,084
<b>Total</b>			<b>\$ 7,000</b>

**Field Operations Management**

The District is contracted with Governmental Management Services, LLC to provide onsite field management of contracts for District Services such as landscape and lake maintenance. Services to include weekly site inspections, meetings with contractors, monitoring of utility accounts, attend Board meetings and receive and respond to property owner phone calls and emails.

<b>Vendor</b>	<b>Description</b>	<b>Monthly</b>	<b>Annual</b>
GMS, LLC	Management Fees	\$ 1,400	\$ 16,800

**Amelia Concourse**  
**Community Development District**  
**Budget Narrative**  
**Fiscal Year 2025**

**Expenditures – Field (Repairs & Maintenance)**

**Repairs & Maintenance**

Represents any funds that will be used to make repairs, replacements and maintenance to facility or equipment in the District.

**Irrigation Repairs**

Represents any funds that are paid for repairs to the irrigation system of the District.

**Landscape Contingency**

Represents additional landscape services not provided in contracted services. Services include, but are not limited to, installing mulch, remove trees, and seasonal flower rotation.

**Expenditures – Field (Utilities)**

**Electric**

The cost of electricity for Amelia Concourse CDD for the following accounts with FPL:

<u>Location</u>	<u>Meter Number</u>	<u>Monthly</u>	<u>Annual</u>
85200 Amaryllis Ct	66164-80262	\$ 731	\$ 8,773
85200 Amaryllis Ct St Lights	69397-29510	759	9,109
95016 Daisy Ln # Entry Light	47823-07021	33	391
100 Amaryllis Ct	10995-48073	1,242	14,908
Contingency			<u>1,819</u>
<b>Total</b>			<b>\$ 35,000</b>

**Water & Sewer**

The cost of water, sewer, and irrigation services for Amelia Concourse CDD for the following accounts with JEA:

<u>Location</u>	<u>Meter Number</u>	<u>Monthly</u>	<u>Annual</u>
85190 Amaryllis Ct	67891789	\$ 342	\$ 4,107
85200 Amaryllis Ct	67891709	313	3,760
85200 Amaryllis Ct - Sewer	67891712	109	1,307
85200 Amaryllis Ct - Water	67891712	64	767
Contingency			<u>5,059</u>
<b>Total</b>			<b>\$ 15,000</b>

**Expenditures – Amenity Center**

**Insurance**

The District has issued a Property Insurance policy with Florida Insurance Alliance. FIA specializes in providing insurance coverage to governmental agencies.

**Facility Management**

Represents the cost to staff the Amenity Center, oversee maintenance contracts related to the Amenity Center such as janitorial and pool maintenance, conduct various special events throughout the year, administer rental program, issue access cards to new residents, respond to resident requests, etc.

<u>Vendor</u>	<u>Description</u>	<u>Monthly</u>	<u>Annual</u>
GMS, LLC	Management Fees	\$ 1,400	\$ 16,800

**Pool Maintenance**

The District has contracted with GMS, LLC for pool cleaning, water testing, treatment, checking chemicals and back washing of the Amenity Center pool.

<u>Vendor</u>	<u>Description</u>	<u>Monthly</u>	<u>Annual</u>
GMS, LLC	Pool Maintenance	\$ 1,527	\$ 18,318

**Amelia Concourse**  
**Community Development District**  
**Budget Narrative**  
**Fiscal Year 2025**

**Expenditures – Amenity Center (Continued)**

**Pool Chemicals**

The District has contracted with Hawkins Inc. for chemicals needed to maintain Amenity Center pool.

<b>Vendor</b>	<b>Description</b>	<b>Monthly</b>	<b>Annual</b>
Hawkins Inc.	Pool Chemicals	\$ 1,083	\$ 13,000

**Pool Permits**

Represents the estimated cost for pool permits.

**Cable**

The District has contracted with AT&T for cable and internet services.

<b>Vendor</b>	<b>Description</b>	<b>Monthly</b>	<b>Annual</b>
AT&T	Cable & Internet	\$ 165	\$ 1,980
	Contingency		220
<b>Total</b>			<b>\$ 2,200</b>

**Janitorial**

The District will contract with GMS, LLC to provide janitorial services for the Amenity Center.

<b>Vendor</b>	<b>Description</b>	<b>Monthly</b>	<b>Annual</b>
GMS, LLC	Janitorial Services	\$ 820	\$ 9,841

**Facility Maintenance**

The cost of routine repairs and maintenances of the District’s common areas and Amenity Center.

**Pest Control**

The estimated costs for Nadar’s Pest Control to provide monthly pest control services.

**Refuse**

Garbage disposal services provided by Meridian Waste.

<b>Vendor</b>	<b>Description</b>	<b>Monthly</b>	<b>Annual</b>
Meridian Waste	Refuse	\$ 63	\$ 750

**Holiday Decorations**

The cost to install holiday lights around the CDD.

**Expenditures – Reserves**

**Capital Reserve Fund**

Money set aside for future replacements of capital related items



# Amelia Concourse

## Community Development District

### Approved Budget Debt Service Series 2007 Capital Improvement Revenue Bonds

Description	Amended Budget FY2024	Actuals Thru 4/30/24	Projected Next 5 Months	Projected Thru 9/30/24	Approved Budget FY 2025
<b>REVENUES:</b>					
Special Assessments-On Roll	\$ 111,295	\$ 112,536	\$ -	\$ 112,536	\$ 111,295
Interest Earnings	500	7,908	3,000	10,908	5,000
Carry Forward Surplus <sup>(1)</sup>	93,152	102,142	-	102,142	96,629
<b>TOTAL REVENUES</b>	<b>\$ 204,947</b>	<b>\$ 222,586</b>	<b>\$ 3,000</b>	<b>\$ 225,586</b>	<b>\$ 212,924</b>
<b>EXPENDITURES:</b>					
Interest - 11/1	\$ 31,769	\$ 31,769	\$ -	\$ 31,769	\$ 29,900
Interest - 5/1	31,769	-	31,769	31,769	29,900
Principal - 5/1	50,000	-	50,000	50,000	50,000
Principal Prepayment - 5/1	-	-	15,000	15,000	-
<b>TOTAL EXPENDITURES</b>	<b>\$ 113,538</b>	<b>\$ 31,769</b>	<b>\$ 96,769</b>	<b>\$ 128,538</b>	<b>\$ 109,800</b>
<b>Other Sources/(Uses)</b>					
Interfund transfer (Out)	\$ (100)	\$ (327)	\$ -	\$ (327)	\$ -
Interfund transfer In	-	1,044	-	1,044	-
Property Appraiser	(1,200)	(1,136)	-	(1,136)	1,200
<b>TOTAL OTHER SOURCES/(USES)</b>	<b>\$ (1,300)</b>	<b>\$ (419)</b>	<b>\$ -</b>	<b>\$ (419)</b>	<b>\$ 1,200</b>
<b>TOTAL EXPENDITURES</b>	<b>\$ 114,838</b>	<b>\$ 32,188</b>	<b>\$ 96,769</b>	<b>\$ 128,957</b>	<b>\$ 108,600</b>
<b>EXCESS REVENUES (EXPENDITURES)</b>	<b>\$ 90,110</b>	<b>\$ 190,398</b>	<b>\$ (93,769)</b>	<b>\$ 96,629</b>	<b>\$ 104,324</b>

<sup>(1)</sup> Carry Forward is Net of Reserve Requirement

Interest Due 11/1/25 \$ 28,463

# Amelia Concourse

## Community Development District

### AMORTIZATION SCHEDULE

#### Debt Service Series 2007 Capital Improvement Revenue Bonds

Period	Outstanding Balance	Coupons	Principal	Interest	Annual Debt Service
11/01/24	\$ 1,040,000	5.750%	-	\$ 29,900	29,900
05/01/25	990,000	5.750%	50,000	29,900	
11/01/25	990,000	5.750%	-	28,463	108,363
05/01/26	940,000	5.750%	50,000	28,463	
11/01/26	940,000	5.750%	-	27,025	105,488
05/01/27	885,000	5.750%	55,000	27,025	
11/01/27	885,000	5.750%	-	25,444	107,469
05/01/28	825,000	5.750%	60,000	25,444	
11/01/28	825,000	5.750%	-	23,719	109,163
05/01/29	765,000	5.750%	60,000	23,719	
11/01/29	765,000	5.750%	-	21,994	105,713
05/01/30	700,000	5.750%	65,000	21,994	
11/01/30	700,000	5.750%	-	20,125	107,119
05/01/31	630,000	5.750%	70,000	20,125	
11/01/31	630,000	5.750%	-	18,113	108,238
05/01/32	555,000	5.750%	75,000	18,113	
11/01/32	555,000	5.750%	-	15,956	109,069
05/01/33	475,000	5.750%	80,000	15,956	
11/01/33	475,000	5.750%	-	13,656	109,613
05/01/34	390,000	5.750%	85,000	13,656	
11/01/34	390,000	5.750%	-	11,213	109,869
05/01/35	300,000	5.750%	90,000	11,213	
11/01/35	300,000	5.750%	-	8,625	109,838
05/01/36	205,000	5.750%	95,000	8,625	
11/01/36	205,000	5.750%	-	5,894	109,519
05/01/37	105,000	5.750%	100,000	5,894	
11/01/37	105,000	5.750%	-	3,019	108,913
05/01/38	-	5.750%	105,000	3,019	
11/01/38	-	5.750%	-	-	108,019
<b>Total</b>			<b>\$ 1,040,000</b>	<b>\$ 506,288</b>	<b>\$ 1,546,288</b>

# Amelia Concourse

## Community Development District

### Approved Budget

#### Debt Service Series 2016 Capital Improvement Revenue Bonds

Description	Amended Budget FY2024	Actuals Thru 4/30/24	Projected Next 5 Months	Projected Thru 9/30/24	Approved Budget FY 2025
<b>REVENUES:</b>					
Special Assessments-On Roll	\$ 146,859	\$ 148,497	\$ -	\$ 148,497	\$ 146,859
Interest Earnings	2,000	6,113	3,500	9,613	5,000
Carry Forward Surplus <sup>(1)</sup>	82,502	85,562	-	85,562	89,573
<b>TOTAL REVENUES</b>	<b>\$ 231,361</b>	<b>\$ 240,172</b>	<b>\$ 3,500</b>	<b>\$ 243,672</b>	<b>\$ 241,432</b>
<b>EXPENDITURES:</b>					
Interest - 11/1	\$ 53,850	\$ 53,850	\$ -	\$ 53,850	\$ 52,500
Principal Prepayment - 11/1	5,000	5,000	-	5,000	-
Interest - 5/1	53,700	-	53,700	53,700	52,500
Principal - 5/1	35,000	-	35,000	35,000	35,000
Principal Prepayment - 5/1	-	-	5,000	5,000	-
<b>TOTAL EXPENDITURES</b>	<b>\$ 147,550</b>	<b>\$ 58,850</b>	<b>\$ 93,700</b>	<b>\$ 152,550</b>	<b>\$ 140,000</b>
<b>Other Sources/(Uses)</b>					
Interfund transfer (Out)	\$ (50)	\$ -	\$ (50)	\$ (50)	\$ -
Interfund transfer In	-	-	-	-	-
Property Appraiser	(1,500)	(1,499)	-	(1,499)	(1,500)
<b>TOTAL OTHER SOURCES/(USES)</b>	<b>\$ (1,550)</b>	<b>\$ (1,499)</b>	<b>\$ (50)</b>	<b>\$ (1,549)</b>	<b>\$ (1,500)</b>
<b>TOTAL EXPENDITURES</b>	<b>\$ 149,100</b>	<b>\$ 60,349</b>	<b>\$ 93,750</b>	<b>\$ 154,099</b>	<b>\$ 141,500</b>
<b>EXCESS REVENUES (EXPENDITURES)</b>	<b>\$ 82,261</b>	<b>\$ 179,823</b>	<b>\$ (90,250)</b>	<b>\$ 89,573</b>	<b>\$ 99,932</b>

<sup>(1)</sup> Carry Forward is Net of Reserve Requirement

Interest Due 11/1/25 \$ 51,450

# Amelia Concourse

## Community Development District

### AMORTIZATION SCHEDULE

#### Debt Service Series 2016 Capital Improvement Revenue Bonds

Period	Outstanding Balance	Coupons	Principal	Interest	Annual Debt Service
11/01/24	\$ 1,750,000	6.000%	-	\$ 52,500	\$ 52,500
05/01/25	1,750,000	6.000%	35,000	52,500	
11/01/25	1,715,000	6.000%	-	51,450	138,950
05/01/26	1,715,000	6.000%	40,000	51,450	
11/01/26	1,675,000	6.000%	-	50,250	141,700
05/01/27	1,675,000	6.000%	40,000	50,250	
11/01/27	1,635,000	6.000%	-	49,050	139,300
05/01/28	1,635,000	6.000%	45,000	49,050	
11/01/28	1,590,000	6.000%	-	47,700	141,750
05/01/29	1,590,000	6.000%	45,000	47,700	
11/01/29	1,545,000	6.000%	-	46,350	139,050
05/01/30	1,545,000	6.000%	50,000	46,350	
11/01/30	1,495,000	6.000%	-	44,850	141,200
05/01/31	1,495,000	6.000%	50,000	44,850	
11/01/31	1,445,000	6.000%	-	43,350	138,200
05/01/32	1,445,000	6.000%	55,000	43,350	
11/01/32	1,390,000	6.000%	-	41,700	140,050
05/01/33	1,390,000	6.000%	60,000	41,700	
11/01/33	1,330,000	6.000%	-	39,900	141,600
05/01/34	1,330,000	6.000%	65,000	39,900	
11/01/34	1,265,000	6.000%	-	37,950	142,850
05/01/35	1,265,000	6.000%	65,000	37,950	
11/01/35	1,200,000	6.000%	-	36,000	138,950
05/01/36	1,200,000	6.000%	70,000	36,000	
11/01/36	1,130,000	6.000%	-	33,900	139,900
05/01/37	1,130,000	6.000%	75,000	33,900	
11/01/37	1,055,000	6.000%	-	31,650	140,550
05/01/38	1,055,000	6.000%	80,000	31,650	
11/01/38	975,000	6.000%	-	29,250	140,900
05/01/39	975,000	6.000%	85,000	29,250	
11/01/39	890,000	6.000%	-	26,700	140,950
05/01/40	890,000	6.000%	90,000	26,700	
11/01/40	800,000	6.000%	-	24,000	140,700
05/01/41	800,000	6.000%	95,000	24,000	
11/01/41	705,000	6.000%	-	21,150	140,150
05/01/42	705,000	6.000%	100,000	21,150	
11/01/42	605,000	6.000%	-	18,150	139,300
05/01/43	605,000	6.000%	105,000	18,150	
11/01/43	500,000	6.000%	-	15,000	138,150
05/01/44	500,000	6.000%	115,000	15,000	
11/01/44	385,000	6.000%	-	11,550	141,550
05/01/45	385,000	6.000%	120,000	11,550	
11/01/45	265,000	6.000%	-	7,950	139,500
05/01/46	265,000	6.000%	130,000	7,950	
11/01/46	135,000	6.000%	-	4,050	142,000
05/01/47	135,000	6.000%	135,000	4,050	139,050
<b>Total</b>			<b>\$ 1,750,000</b>	<b>\$ 1,528,800</b>	<b>\$ 3,278,800</b>

# Amelia Concourse

## Community Development District

### Approved Budget Debt Service Series 2019A Capital Improvement Revenue Bonds

Description	Amended Budget FY2024	Actuals Thru 4/30/24	Projected Next 5 Months	Projected Thru 9/30/24	Approved Budget FY 2025
<b>REVENUES:</b>					
Special Assessments-On Roll	\$ 179,916	\$ 181,922	\$ (2,006)	\$ 179,916	\$ 179,916
Interest Earnings	2,500	7,016	3,000	10,016	5,000
Carry Forward Surplus <sup>(1)</sup>	77,058	75,223	-	75,223	73,772
<b>TOTAL REVENUES</b>	<b>\$ 259,474</b>	<b>\$ 264,161</b>	<b>\$ 994</b>	<b>\$ 265,155</b>	<b>\$ 258,688</b>
<b>EXPENDITURES:</b>					
Interest - 11/1	\$ 67,941	\$ 67,941	\$ -	\$ 67,941	\$ 66,529
Principal Prepayment - 11/1	5,000	5,000	-	5,000	-
Interest - 5/1	67,800	-	67,659	67,659	66,529
Principal - 5/1	40,000	-	40,000	40,000	45,000
Principal Prepayment - 5/1	-	-	5,000	5,000	-
<b>TOTAL EXPENDITURES</b>	<b>\$ 180,741</b>	<b>\$ 72,941</b>	<b>\$ 112,659</b>	<b>\$ 185,600</b>	<b>\$ 178,058</b>
<b>Other Sources/(Uses)</b>					
Interfund transfer (Out)	\$ (1,700)	\$ (3,947)	\$ -	\$ (3,947)	\$ -
Interfund transfer In	-	-	-	-	-
Property Appraiser	(1,900)	(1,836)	-	(1,836)	(1,900)
<b>TOTAL OTHER SOURCES/(USES)</b>	<b>\$ (3,600)</b>	<b>\$ (5,783)</b>	<b>\$ -</b>	<b>\$ (5,783)</b>	<b>\$ (1,900)</b>
<b>TOTAL EXPENDITURES</b>	<b>\$ 184,341</b>	<b>\$ 78,724</b>	<b>\$ 112,659</b>	<b>\$ 191,383</b>	<b>\$ 179,958</b>
<b>EXCESS REVENUES (EXPENDITURES)</b>	<b>\$ 75,133</b>	<b>\$ 185,437</b>	<b>\$ (111,665)</b>	<b>\$ 73,772</b>	<b>\$ 78,731</b>

<sup>(1)</sup> Carry Forward is Net of Reserve Requirement

Interest Due 11/1/25 \$ 65,258

# Amelia Concourse

## Community Development District

### AMORTIZATION SCHEDULE

#### Debt Service Series 2019A Capital Improvement Revenue Bonds

Period	Outstanding Balance	Coupons	Principal	Interest	Annual Debt Service
11/01/24	\$ 2,315,000	5.650%	-	\$ 66,529	\$ 66,529
05/01/25	2,315,000	5.650%	45,000	66,529	
11/01/25	2,270,000	5.650%	-	65,258	176,786
05/01/26	2,270,000	5.650%	45,000	65,258	
11/01/26	2,225,000	5.650%	-	63,986	174,244
05/01/27	2,225,000	5.650%	50,000	63,986	
11/01/27	2,175,000	5.650%	-	62,574	176,560
05/01/28	2,175,000	5.650%	55,000	62,574	
11/01/28	2,120,000	5.650%	-	61,020	178,594
05/01/29	2,120,000	5.650%	55,000	61,020	
11/01/29	2,065,000	5.650%	-	59,466	175,486
05/01/30	2,065,000	5.650%	60,000	59,466	
11/01/30	2,005,000	5.650%	-	57,771	177,238
05/01/31	2,005,000	5.650%	60,000	57,771	
11/01/31	1,945,000	5.650%	-	56,076	173,848
05/01/32	1,945,000	5.650%	65,000	56,076	
11/01/32	1,880,000	5.650%	-	54,240	175,316
05/01/33	1,880,000	5.650%	70,000	54,240	
11/01/33	1,810,000	5.650%	-	52,263	176,503
05/01/34	1,810,000	5.650%	75,000	52,263	
11/01/34	1,735,000	5.650%	-	50,144	177,406
05/01/35	1,735,000	5.650%	80,000	50,144	
11/01/35	1,655,000	5.650%	-	47,884	178,028
05/01/36	1,655,000	5.650%	80,000	47,884	
11/01/36	1,575,000	5.650%	-	45,624	173,508
05/01/37	1,575,000	5.650%	85,000	45,624	
11/01/37	1,490,000	5.650%	-	43,223	173,846
05/01/38	1,490,000	5.650%	90,000	43,223	
11/01/38	1,400,000	5.650%	-	40,680	173,903
05/01/39	1,400,000	5.650%	95,000	40,680	
11/01/39	1,305,000	5.650%	-	37,996	173,676
05/01/40	1,305,000	5.650%	105,000	37,996	
11/01/40	1,200,000	5.650%	-	35,030	178,026
05/01/41	1,200,000	5.650%	110,000	35,030	
11/01/41	1,090,000	5.650%	-	31,923	176,953
05/01/42	1,090,000	5.650%	115,000	31,923	
11/01/42	975,000	5.650%	-	28,674	175,596
05/01/43	975,000	5.650%	120,000	28,674	
11/01/43	855,000	5.650%	-	25,284	173,958
05/01/44	855,000	5.650%	130,000	25,284	
11/01/44	725,000	5.650%	-	21,611	176,895
05/01/45	725,000	5.650%	135,000	21,611	
11/01/45	590,000	5.650%	-	17,798	174,409
05/01/46	590,000	5.650%	145,000	17,798	
11/01/46	445,000	5.650%	-	13,701	176,499
05/01/47	445,000	5.650%	155,000	13,701	
11/01/47	290,000	5.650%	-	9,323	178,024
05/01/48	290,000	5.650%	160,000	9,323	
11/01/48	130,000	5.650%	-	4,803	174,125
05/01/49	130,000	5.650%	170,000	4,803	174,803
<b>Total</b>			<b>\$ 2,355,000</b>	<b>\$ 2,105,755</b>	<b>\$ 4,460,755</b>

**Amelia Concourse**  
**Community Development District**  
**Proposed Budget**  
**Capital Reserve Fund**

Description	Adopted Budget FY2024	Actuals Thru 4/30/24	Projected Next 5 Months	Projected Thru 9/30/24	Approved Budget FY 2025
<b>REVENUES:</b>					
Interest Income	\$ 2,500	\$ 5,419	\$ 2,000	\$ 7,419	\$ 5,000
Capital Reserve Funding - Transfer In	65,276	-	65,276	65,276	75,000
Carry Forward Balance	133,830	166,066	-	166,066	203,761
<b>TOTAL REVENUES</b>	<b>\$ 201,606</b>	<b>\$ 171,485</b>	<b>\$ 67,276</b>	<b>\$ 238,761</b>	<b>\$ 283,761</b>
<b>EXPENDITURES:</b>					
Capital Outlay	\$ 20,000	-	\$ 10,000	\$ 10,000	\$ 20,000
Repair and Replacements	50,000	-	25,000	25,000	50,000
<b>TOTAL EXPENDITURES</b>	<b>\$ 70,000</b>	<b>\$ -</b>	<b>\$ 35,000</b>	<b>\$ 35,000</b>	<b>\$ 70,000</b>
<b>Other Sources/(Uses)</b>					
Transfer in/(Out)	\$ -	-	-	-	-
<b>TOTAL OTHER SOURCES/(USES)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>
<b>TOTAL EXPENDITURES</b>	<b>\$ 70,000</b>	<b>\$ -</b>	<b>\$ 35,000</b>	<b>\$ 35,000</b>	<b>\$ 70,000</b>
<b>EXCESS REVENUES (EXPENDITURES)</b>	<b>\$ 131,606</b>	<b>\$ 171,485</b>	<b>\$ 32,276</b>	<b>\$ 203,761</b>	<b>\$ 213,761</b>

**Amelia Concourse**  
**Community Development District**  
**Non-Ad Valorem Assessments Comparison**  
**2024-2025**

Neighborhood	O&M Units	Bonds 2007 Units	Bonds 2016 Units	Bonds 2019A Units	Annual Maintenance Assessments				Annual Debt Assessments						
					FY 2025	FY2024	Increase/(decrease)	Increase/(decrease)	FY 2025			FY2024			Increase/(decrease)
									Series 2007	Series 2016	Series 2019A	Series 2007	Series 2016	Series 2019A	
SF	458	82	10	141	\$1,077.94	\$1,030.77	\$47.17	4.58%	\$1,212.47	\$1,729.57	\$1,329.10	\$1,212.47	\$1,729.57	\$1,329.10	\$0.00
SF-payoffs	0	1	28	1	\$0.00	\$0.00	\$0.00	0.00%	\$571.74	\$1,334.41	\$1,251.60	\$571.74	\$1,334.41	\$1,251.60	\$0.00
SF-payoffs	0	2	40	1	\$0.00	\$0.00	\$0.00	0.00%	\$748.10	\$1,329.03	\$1,028.75	\$748.10	\$1,329.03	\$1,028.75	\$0.00
SF-payoffs	0	24	33	1	\$0.00	\$0.00	\$0.00	0.00%	\$757.58	\$1,324.66	\$948.20	\$757.58	\$1,324.66	\$948.20	\$0.00
SF-payoffs	0	0	3	3	\$0.00	\$0.00	\$0.00	0.00%	\$0.00	\$1,200.00	\$942.18	\$0.00	\$1,200.00	\$942.18	\$0.00
SF-payoffs	0	0	1	0	\$0.00	\$0.00	\$0.00	0.00%	\$0.00	\$103.74	\$0.00	\$0.00	\$103.74	\$0.00	\$0.00
SF-payoffs	0	0	1	0	\$0.00	\$0.00	\$0.00	0.00%	\$0.00	\$795.60	\$0.00	\$0.00	\$795.60	\$0.00	\$0.00
SF-payoffs	0	0	1	0	\$0.00	\$0.00	\$0.00	0.00%	\$0.00	\$818.89	\$0.00	\$0.00	\$818.89	\$0.00	\$0.00
SF-payoffs	0	0	1	0	\$0.00	\$0.00	\$0.00	0.00%	\$0.00	\$1,060.69	\$0.00	\$0.00	\$1,060.69	\$0.00	\$0.00
<b>Total</b>	<b>458</b>	<b>109</b>	<b>118</b>	<b>147</b>											