

***Adopted Budget  
Fiscal Year 2024***



***Pine Ridge Plantation Community  
Development District***

***July 18, 2023***



# *Pine Ridge Plantation Community Development District*

## TABLE OF CONTENTS

<i>Summary Revenues and Expenditures</i>	<i>Page 1-2</i>
<i>Narrative - Administrative and Maintenance</i>	<i>Page 3-10</i>
<i>2020 A1 and A2 Debt Service Fund</i>	<i>Page 11-13</i>
<i>Capital Reserve</i>	<i>Page 14</i>

# Pine Ridge Plantation

## Community Development District

## General Fund

Description	Adopted Budget FY2023	Actual As of 6/30/2023	Projected Next 3 Months	Projected Thru 9/30/23	Adopted Budget FY2024
<b>Revenues</b>					
Assessments	\$681,433	\$682,864	\$0	\$682,864	\$750,976
Misc. Income/Facility Rental	\$3,000	\$6,925	\$2,525	\$9,450	\$3,000
Interest Earned	\$600	\$18,033	\$2,325	\$20,358	\$12,500
<b>Total Revenues</b>	<b>\$685,033</b>	<b>\$707,822</b>	<b>\$4,850</b>	<b>\$712,672</b>	<b>\$766,476</b>

## Expenditures

### Administrative

Supervisors Fees	\$9,600	\$5,800	\$2,000	\$7,800	\$8,000
FICA	\$734	\$444	\$153	\$597	\$612
Engineering	\$7,000	\$0	\$1,520	\$1,520	\$3,000
Attorney	\$20,000	\$7,271	\$6,000	\$13,271	\$20,000
Annual Audit	\$3,175	\$0	\$3,175	\$3,175	\$3,175
Assessment Roll	\$5,260	\$5,260	\$0	\$5,260	\$5,576
Arbitrage	\$1,200	\$600	\$0	\$600	\$600
Trustee	\$6,000	\$4,041	\$0	\$4,041	\$4,100
Dissemination	\$5,000	\$3,750	\$1,250	\$5,000	\$5,250
Management Fees	\$48,830	\$36,623	\$12,208	\$48,830	\$51,760
Information Technology	\$1,400	\$1,050	\$350	\$1,400	\$1,600
Telephone	\$500	\$159	\$191	\$350	\$500
Postage	\$1,000	\$588	\$377	\$965	\$1,000
Printing & Binding	\$1,200	\$1,042	\$602	\$1,644	\$1,500
Insurance	\$9,948	\$8,911	\$0	\$8,911	\$9,803
Legal Advertising	\$2,500	\$303	\$0	\$303	\$2,500
Other Current Charges	\$600	\$397	\$50	\$447	\$600
Website Maintenance	\$1,200	\$900	\$300	\$1,200	\$1,200
Office Supplies	\$300	\$11	\$30	\$41	\$300
Dues, Licenses & Subscriptions	\$175	\$175	\$0	\$175	\$175
<b>Administrative Expenses</b>	<b>\$125,622</b>	<b>\$77,323</b>	<b>\$28,206</b>	<b>\$105,529</b>	<b>\$121,250</b>

### Amenity Center

Insurance	\$12,310	\$14,398	\$0	\$14,398	\$24,161
General Facility Maintenance	\$17,000	\$7,306	\$9,884	\$17,190	\$18,700
Repairs & Replacements	\$25,000	\$13,475	\$11,525	\$25,000	\$27,500
Recreational Passes	\$500	\$0	\$500	\$500	\$500
Postage	\$100	\$0	\$0	\$0	\$0
Printing & Email Marketing	\$125	\$0	\$0	\$0	\$0
Office Supplies	\$700	\$205	\$295	\$500	\$500
Other Current Charges	\$250	\$0	\$0	\$0	\$0
Permit Fees	\$250	\$775	\$0	\$775	\$780
Contingency	\$5,000	\$459	\$0	\$459	\$1,000
Special Events	\$15,000	\$15,179	\$0	\$15,179	\$15,000
Refuse Service	\$9,600	\$7,774	\$2,568	\$10,342	\$10,787
Security	\$12,500	\$11,286	\$3,144	\$14,430	\$18,646
Gate Monitor	\$6,146	\$0	\$0	\$0	\$0

# Pine Ridge Plantation

Community Development District

General Fund

Description	Adopted Budget FY2023	Actual YTD As of 6/30/2023	Projected Next 3 Months	Projected Thru 9/30/23	Adopted Budget FY2024
<u>Utilities</u>					
Water & Sewer	\$4,500	\$3,447	\$1,050	\$4,497	\$5,400
Electric	\$23,000	\$15,332	\$5,070	\$20,402	\$25,000
Cable/Phone/Internet	\$4,200	\$3,424	\$1,161	\$4,585	\$5,111
<u>Management Contracts</u>					
Amenity Management	\$61,859	\$46,394	\$15,465	\$61,859	\$67,426
Facility Assistant	\$19,489	\$1,905	\$17,584	\$19,489	\$19,489
Field Management Services	\$24,179	\$18,134	\$6,045	\$24,179	\$25,630
Lifeguards	\$19,080	\$1,749	\$17,331	\$19,080	\$19,080
Pool Maintenance	\$13,500	\$10,125	\$3,375	\$13,500	\$14,310
Pool Chemicals	\$16,159	\$12,656	\$4,517	\$17,173	\$21,683
Janitorial Service	\$8,777	\$6,583	\$2,194	\$8,777	\$9,304
Janitorial Supplies	\$4,000	\$2,175	\$1,613	\$3,788	\$5,000
Holiday Decorations	\$0	\$72	\$0	\$72	\$0
<b>Amenity Center Expenses</b>	<b>\$303,225</b>	<b>\$192,854</b>	<b>\$103,321</b>	<b>\$296,175</b>	<b>\$335,007</b>
<u>Grounds Maintenance</u>					
Landscape Maintenance	\$126,000	\$95,510	\$34,987	\$130,497	\$154,236
Lake Maintenance	\$12,930	\$7,650	\$2,550	\$10,200	\$14,830
Electric	\$2,500	\$1,330	\$450	\$1,780	\$2,500
Water	\$26,000	\$10,934	\$4,800	\$15,734	\$26,000
Repairs and Maintenance	\$20,000	\$9,009	\$10,991	\$20,000	\$22,000
Irrigation Repairs	\$3,500	\$3,144	\$0	\$3,144	\$4,000
Contingencies	\$4,451	\$0	\$2,226	\$2,226	\$4,451
<b>Grounds Maintenance Expenses</b>	<b>\$195,381</b>	<b>\$127,577</b>	<b>\$56,004</b>	<b>\$183,581</b>	<b>\$228,017</b>
<b>Capital Reserve</b>	<b>\$60,805</b>	<b>\$60,805</b>	<b>\$0</b>	<b>\$60,805</b>	<b>\$82,202</b>
<b>Total Expenses</b>	<b>\$685,033</b>	<b>\$458,559</b>	<b>\$187,531</b>	<b>\$646,090</b>	<b>\$766,476</b>
<b>EXCESS REVENUES/(EXPENSES)</b>	<b>\$0</b>	<b>\$249,263</b>	<b>(\$182,681)</b>	<b>\$66,582</b>	<b>\$0</b>

	<u>FY2023</u>	<u>FY2024</u>	<u>\$ Increase</u>
Units	737	737	
Gross Assess per Unit	\$984	\$1,084	\$100
Net Assess per Unit	\$925	\$1,019	
Total Gross Assessment	\$724,930	\$798,912	<u>% Increase</u>
Less: Discounts & Collections (6%)	(\$43,496)	(\$50,971)	10%
Total Net Assessment **	<u>\$681,433</u>	<u>\$750,976</u>	

*Pine Ridge Plantation  
Community Development District  
General Fund Budget*

**REVENUES:**

*Assessments*

The District will levy a Non-Ad Valorem assessment on all the platted lots within the District to pay all of the operating expenses for the Fiscal Year in accordance with the adopted budget.

*Misc. Income/Facility Rental Fees*

Includes replacement key deposits and income from residents for rental of facilities for personal use.

*Interest Earned*

Maintenance Assessment income of the District will be invested in accordance with Florida Statutes and the investment guidelines approved by the Board of Supervisors.

---

**EXPENDITURES:**

**Administrative:**

*Supervisor Fees/FICA*

The Florida Statutes allows each board member to receive \$200 per meeting not to exceed \$4,800 in one year. The amount for the fiscal year is based upon all five supervisors attending the estimated 8 annual meetings. The FICA represents the Employer's share of Social Security and Medicare taxes withheld from Board of Supervisors checks.

*Engineering*

The District's engineering firm, England, Thims & Miller, Inc., will be providing general engineering services to the District, including attendance and preparation for monthly board meetings, review invoices, etc.

*Attorney*

The District's legal counsel, Kutak Rock LLP, will be providing general legal services to the District, including attendance and preparation for monthly meetings, preparation and review of agreements, resolutions, etc.

*Annual Audit*

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

*Assessment Roll*

The District contracts with Governmental Management Services, LLC for the certifications of the District's annual maintenance and debt service assessments to the Clay County Tax Collector.

# *Pine Ridge Plantation Community Development District General Fund Budget*

## Arbitrage

The District is required to have an Arbitrage Rebate Calculation on the District's Series 2020A1 and A2 Capital Improvement Revenue Bonds. Grau and Associates is contracted to provide annual report.

## Trustee

The District's Series 2020 A1 and A2 Capital Improvement Revenue Bonds are held by a Trustee at U.S. Bank. The amount represents the fee for the administration of the District's bond issue.

## Dissemination Agent

The District has contracted with Governmental Management Services, LLC, to act as the Dissemination Agent for the District to prepare the Annual Disclosure Report required by the Security and Exchange Commission in order to comply with Rule 15(c)(2)-12(b)(5), which relates to additional reporting requirements for unrated bond issues.

## Management Fees

The District receives Management, Accounting and Administrative services as part of a Management Agreement with Governmental Management Services, LLC.

## 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. Services as part of agreement with Governmental Management Services, LLC.

## Telephone

This item includes the cost of a telephone and fax machine.

## Postage

This item includes overnight deliveries, correspondence, and mailed checks to vendors.

## Printing & Binding

Printing of checks, stationary, envelopes etc.

## Insurance

The District's General Liability & Public Officials Liability Insurance policy is with Preferred Governmental Insurance Trust. PGIT specializes in providing insurance coverage to governmental agencies.

## Legal Advertising

The District is required to advertise various notices for monthly Board meetings, public hearings etc.

# *Pine Ridge Plantation Community Development District General Fund Budget*

## *Other Current Charges*

Bank charges and any other miscellaneous expenses incurred during the year. Also includes service fee to provide revised amortization schedule by Disclosure Services.

## *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. Maintained by Governmental Management Services

## *Office Supplies*

This item includes the cost of miscellaneous office supplies.

## *Dues, Licenses & Subscriptions*

The District is required to pay an annual fee to the Department of Economic Opportunity for \$175. This is the only expense under this category for the District.

## **Amenity Center**

### *Insurance*

The District's Property Insurance policy will be with Preferred Governmental Insurance Trust. PGIT specializes in providing insurance coverage to governmental agencies.

### *General Facility Maintenance*

Cost of routine repairs and maintenance of the District's common areas and Amenity Center.

### *Repairs and Replacements*

Represents any funds that will be used to make repairs and replacements to facility or equipment in the District Amenity Center

### *Recreation Passes*

Represents the estimated cost for access cards to the District's Amenity Center.

### *Postage*

This item includes mailing of newsletter to residents.

### *Printing & Email Marketing*

Includes costs of publishing newsletter and other mailings/emails associated with the amenity center.

# *Pine Ridge Plantation Community Development District General Fund Budget*

## Office Supplies

This item includes the cost of office supplies needed for the operation of the amenity center.

## Other Current Charges

Any unanticipated costs to the amenity center

## Permit Fees

Represents Permit Fees paid to the Department of Health for the swimming pool.

## Contingency

This item includes a contingency for any unanticipated and unscheduled cost to the District, postage for mailing of newsletter to residents, and costs of publishing newsletter and other mailings/emails associated with the amenity center.

## Amenity Management

Services provided by Riverside Management Services, Inc. to provide management services of amenity center.

<b>Vendor</b>	<b>Monthly</b>	<b>Annual</b>
Riverside Management Services	\$5,619	\$67,426

## Facility Assistant

Services provided by Riverside Management Services, Inc. to provide part time staffing of amenity center.

<b>Vendor</b>	<b>Monthly</b>	<b>Annual</b>
Riverside Management Services	\$1,624	\$19,489

## Special Events

This item represents the estimated cost for the District to host any special events for the community throughout the Fiscal Year.

## **Utilities:**

### Water

District currently has one account with CCUA for water at the Amenity Center. Budget includes growth for additional use and new accounts.

<b>Account #</b>	<b>Service Address</b>	<b>Monthly</b>	<b>Annual</b>
257235	4200 Pine Ridge Pkwy Amenity	\$409	\$4,908
	Contingency	\$41	\$492
		\$450	\$5,400



# *Pine Ridge Plantation Community Development District General Fund Budget*

## Electric

District currently has one account with Clay Electric for electric at the Amenity Center. Budget includes growth for additional use and new accounts.

<b>Account #</b>	<b>Service Address</b>	<b>Monthly</b>	<b>Annual</b>
7808611	4200 Pine Ridge/Amenity	\$1,600	\$19,200
	Contingency	\$483	\$5,800
		\$2,083	\$25,000

## Cable/Phone/Internet

Cost of cable, telephone and internet service provided by Comcast for the Amenity Center.

## **Management Contracts**

### Field Management Services

The District has contracted with Riverside Management Services, Inc. for the supervision and on-site management of Pine Ridge Plantation.

<b>Vendor</b>	<b>Monthly</b>	<b>Annual</b>
Riverside Management Services	\$2,136	\$25,630

### Lifeguards

The District has contracted with Riverside Management Services, Inc. to provide lifeguard services during pool operation season.

### Pool Maintenance

The District has contracted with Riverside Management Services, Inc. to provide pool cleaning and maintenance services. Monthly service is for two cleanings, plus the cost of chemicals. During summer months, cleanings may be increased to three times a week.

<b>Vendor</b>	<b>Monthly</b>	<b>Annual</b>
Riverside Management Services	\$1,193	\$14,310

### Pool Chemicals

Poolsure will provide the necessary chemicals for the Amenity Center pool.

<b>Vendor</b>	<b>Monthly</b>	<b>Annual</b>
Poolsure	\$1,506	\$18,069
Contingency	\$301	\$3,614
	\$1,807	\$21,683

# *Pine Ridge Plantation Community Development District General Fund Budget*

## Janitorial Service

The District has contracted with Riverside Management Services to provide janitorial services for the Amenity Center.

<b>Vendor</b>	<b>Monthly</b>	<b>Annual</b>
Riverside Management Services	\$775	\$9,304

## Janitorial Supplies

All supplies needed for janitorial services.

## Refuse Service

This item includes the cost of garbage disposal for the District contracted with Advanced Disposal.

## Security/Monitoring

The District employs off-duty officers through the Clay County Sheriff's Office to provide security services for the District. Also contracted with SafeTouch for security monitoring alarm, Keatings Communications for annual monitoring for security cameras and annual cloud storage, and Pye-Barker Fire and Safety for annual fire monitoring.

<b>Vendor</b>	<b>Monthly</b>	<b>Annual</b>
Clay County Sheriffs Officers	\$960	\$11,520
Safetouch	\$88	\$1,057
Keatings Communications		\$2,970
Keatings Communications		\$1,190
Pye-Barker Annual Monitoring		\$900
Contingency	\$84	\$1,009
	\$1,132	\$18,646

## Gate Monitor

Services provided by Riverside Management Services, Inc. to check people in and out at the pool gate.

<b>Vendor</b>	<b>Monthly</b>	<b>Annual</b>
Riverside Management Services	\$512	\$6,146

## **Grounds Maintenance:**

### Landscape Maintenance

The District has contracted with Brightview Landscape Services Inc to provide landscaping services to all the common areas within the District.

<b>Vendor</b>	<b>Monthly</b>	<b>Annual</b>
Brightview Landscape Svcs Inc	\$11,662	\$154,236

# *Pine Ridge Plantation Community Development District General Fund Budget*

## Lake Maintenance

The District has contracted with The Lake Doctors to perform monthly service to include inspections and treats as necessary for the control and prevention of aquatic weeds and algae and RMS for trash pickup.

<b>Vendor</b>	<b>Monthly</b>	<b>Annual</b>
The Lake Doctors	\$850	\$10,200
Fish Stocking		\$1,900
RMS	\$200	\$2,400
Contingency	\$28	\$330
	<b>\$1,078</b>	<b>\$14,830</b>

## Electric

The District currently has the following accounts with Clay Electric.

<b>Account #</b>	<b>Service Address</b>	<b>Monthly</b>	<b>Average</b>
8824799	4201-1 Pine Ridge Pkwy #1 Irrig Clock	\$30	\$360
8824808	1217-1 Camp Ridge Land	\$30	\$360
7371685	4392-1 Pine Ridge Park - Irrigation	\$30	\$360
8824805	1452-2 Tynes Blvd - Entrance	\$39	\$468
8837872	1484 Tynes Blvd #2 Irrig Clock/Sign	\$40	\$480
	Contingency	\$35	\$472
		<b>\$204</b>	<b>\$2,500</b>

## Water

The District currently has the following accounts with CCUA. Budget includes growth for additional use and new accounts.

<b>Account #</b>	<b>Service Address</b>	<b>Monthly</b>	<b>Average</b>
246892	1376-1 Tynes Blvd Reclaimed	\$150	\$1,800
246893	1475-1 Tyne Blvd Reclaimed	\$150	\$1,800
248250	4228-1 Pine Ridge Pkwy Reclaimed	\$450	\$5,400
248496	4354-1 Foggy Day Dr Reclaimed Irrigation	\$200	\$2,400
248497	4421-1 Pine Ridge Pkwy Reclaimed	\$220	\$2,640
248498	4688-1 Pine Lake Dr Reclaimed	\$25	\$300
248499	4201-2 Pine Ridge Pkwy Irrigation	\$64	\$768
257236	4200-1 Pine Ridge Pkwy Irrigation	\$200	\$2,400
260144	4200 Pine Ridge Pkwy Reclaimed	\$350	\$4,200
	Contingency	\$358	\$4,292
		<b>\$2,167</b>	<b>\$26,000</b>

## Repair & Maintenance

Regular maintenance and replacement.

## Contingencies

This item includes a contingency for any unanticipated and unscheduled cost to the District.

*Pine Ridge Plantation  
Community Development District  
General Fund Budget*

*Capital Reserve*

The District has established a Capital Reserve to fund renewal and replacement of the District's capital related facilities and equipment.

# Pine Ridge Plantation

Community Development District

**Debt Service Fund**  
Series 2006 A/2020A1 and A2

Description	Adopted Budget FY2023	Actual As of 6/30/2023	Projected Next 3 Months	Projected Thru 9/30/23	Adopted Budget FY2024
<b>Revenues</b>					
Assessments - Tax Roll	\$926,572	\$928,546	\$0	\$928,546	\$926,572
Interest Income	\$250	\$22,838	\$5,209	\$28,047	\$14,023
Fund Balance	\$161,970	\$163,496	\$0	\$163,496	\$181,040
<b>Total Revenues</b>	<b>\$1,088,792</b>	<b>\$1,114,879</b>	<b>\$5,209</b>	<b>\$1,120,088</b>	<b>\$1,121,635</b>
<b>Expenditures</b>					
<b>Series 2020A1</b>					
Interest 11/1	\$106,824	\$106,824	\$0	\$106,824	\$99,524
Interest 51	\$106,824	\$106,824	\$0	\$106,824	\$99,524
Principal 5/1	\$480,000	\$480,000	\$0	\$480,000	\$500,000
Prepayment 5/1	\$0	\$10,000	\$0	\$10,000	\$0
<b>Series 2020A2</b>					
Interest 11/1	\$45,200	\$45,200	\$0	\$45,200	\$43,181
Interest 51	\$45,200	\$45,200	\$0	\$45,200	\$43,181
Principal 5/1	\$140,000	\$140,000	\$0	\$140,000	\$140,000
Prepayment 5/1	\$0	\$5,000	\$0	\$5,000	\$0
<b>Total Expenses</b>	<b>\$924,049</b>	<b>\$939,049</b>	<b>\$0</b>	<b>\$939,049</b>	<b>\$925,411</b>
<b>EXCESS REVENUES / (EXPENDITURES)</b>	<b>\$164,743</b>	<b>\$175,831</b>	<b>\$5,209</b>	<b>\$181,040</b>	<b>\$196,224</b>

A1 Interest Expense - 11/1/24	\$92,024
A2 Interest Expense - 11/1/24	\$41,256
	<u>\$133,281</u>

Total Gross Assessment	\$985,715
Less: Discounts & Collections (6%)	(\$59,143)
Total Net Assessment	\$926,572
Units	737

***Pine Ridge Plantation  
Community Development District***

*Series 2020 A-1 Capital Improvement Revenue Refunding Bond Combined*

<i>DATE</i>	<i>BALANCE</i>	<i>RATE</i>	<i>PRINCIPAL</i>	<i>INTEREST</i>	<i>TOTAL</i>
11/1/23	\$ 8,120,000.00			\$ 99,524.38	\$ 99,524.38
5/1/24	\$ 8,120,000.00		\$ 500,000.00	\$ 99,524.38	
11/1/24	\$ 7,620,000.00			\$ 92,024.38	\$ 691,548.76
5/1/25	\$ 7,620,000.00		\$ 510,000.00	\$ 92,024.38	
11/1/25	\$ 7,110,000.00			\$ 86,924.38	\$ 688,948.76
5/1/26	\$ 7,110,000.00		\$ 520,000.00	\$ 86,924.38	
11/1/26	\$ 6,590,000.00			\$ 81,724.38	\$ 688,648.76
5/1/27	\$ 6,590,000.00		\$ 530,000.00	\$ 81,724.38	
11/1/27	\$ 6,060,000.00			\$ 76,424.38	\$ 688,148.76
5/1/28	\$ 6,060,000.00		\$ 545,000.00	\$ 76,424.38	
11/1/28	\$ 5,515,000.00			\$ 70,974.38	\$ 692,398.76
5/1/29	\$ 5,515,000.00		\$ 555,000.00	\$ 70,974.38	
11/1/29	\$ 4,960,000.00			\$ 65,424.38	\$ 691,398.76
5/1/30	\$ 4,960,000.00		\$ 565,000.00	\$ 65,424.38	
11/1/30	\$ 4,395,000.00			\$ 59,421.25	\$ 689,845.63
5/1/31	\$ 4,395,000.00		\$ 580,000.00	\$ 59,421.25	
11/1/31	\$ 3,815,000.00			\$ 51,808.75	\$ 691,230.00
5/1/32	\$ 3,815,000.00		\$ 595,000.00	\$ 51,808.75	
11/1/32	\$ 3,220,000.00			\$ 43,999.38	\$ 690,808.13
5/1/33	\$ 3,220,000.00		\$ 610,000.00	\$ 43,999.38	
11/1/33	\$ 2,610,000.00			\$ 35,993.13	\$ 689,992.51
5/1/34	\$ 2,610,000.00		\$ 625,000.00	\$ 35,993.13	
11/1/34	\$ 1,985,000.00			\$ 27,790.00	\$ 688,783.13
5/1/35	\$ 1,985,000.00		\$ 645,000.00	\$ 27,790.00	
11/1/35	\$ 1,340,000.00			\$ 18,760.00	\$ 691,550.00
5/1/36	\$ 1,340,000.00		\$ 660,000.00	\$ 18,760.00	
11/1/36	\$ 680,000.00			\$ 9,520.00	\$ 688,280.00
5/1/37	\$ 680,000.00		\$ 680,000.00	\$ 9,520.00	
					\$ 689,520.00
			<b>\$ 8,120,000.00</b>	<b>\$ 1,640,626.34</b>	<b>\$ 9,760,626.34</b>

***Pine Ridge Plantation***  
***Community Development District***  
*Series 2020 A-2 Capital Improvement Revenue Refunding Bond Combined*

<i>DATE</i>	<i>BALANCE</i>	<i>RATE</i>	<i>PRINCIPAL</i>	<i>INTEREST</i>	<i>TOTAL</i>
11/1/23	\$ 2,475,000.00			\$ 43,181.25	\$ 43,181.25
5/1/24	\$ 2,475,000.00		\$ 140,000.00	\$ 43,181.25	
11/1/24	\$ 2,335,000.00			\$ 41,256.25	\$ 224,437.50
5/1/25	\$ 2,335,000.00		\$ 145,000.00	\$ 41,256.25	
11/1/25	\$ 2,190,000.00			\$ 39,262.50	\$ 225,518.75
5/1/26	\$ 2,190,000.00		\$ 150,000.00	\$ 39,262.50	
11/1/26	\$ 2,040,000.00			\$ 36,787.50	\$ 226,050.00
5/1/27	\$ 2,040,000.00		\$ 155,000.00	\$ 36,787.50	
11/1/27	\$ 1,885,000.00			\$ 34,230.00	\$ 226,017.50
5/1/28	\$ 1,885,000.00		\$ 160,000.00	\$ 34,230.00	
11/1/28	\$ 1,725,000.00			\$ 31,590.00	\$ 225,820.00
5/1/29	\$ 1,725,000.00		\$ 165,000.00	\$ 31,590.00	
11/1/29	\$ 1,560,000.00			\$ 28,867.50	\$ 225,457.50
5/1/30	\$ 1,560,000.00		\$ 170,000.00	\$ 28,867.50	
11/1/30	\$ 1,390,000.00			\$ 26,062.50	\$ 224,930.00
5/1/31	\$ 1,390,000.00		\$ 175,000.00	\$ 26,062.50	
11/1/31	\$ 1,215,000.00			\$ 22,781.25	\$ 223,843.75
5/1/32	\$ 1,215,000.00		\$ 185,000.00	\$ 22,781.25	
11/1/32	\$ 1,030,000.00			\$ 19,312.50	\$ 227,093.75
5/1/33	\$ 1,030,000.00		\$ 190,000.00	\$ 19,312.50	
11/1/33	\$ 840,000.00			\$ 15,750.00	\$ 225,062.50
5/1/34	\$ 840,000.00		\$ 200,000.00	\$ 15,750.00	
11/1/34	\$ 640,000.00			\$ 12,000.00	\$ 227,750.00
5/1/35	\$ 640,000.00		\$ 205,000.00	\$ 12,000.00	
11/1/35	\$ 435,000.00			\$ 8,156.25	\$ 225,156.25
5/1/36	\$ 435,000.00		\$ 215,000.00	\$ 8,156.25	
11/1/36	\$ 220,000.00			\$ 4,125.00	\$ 227,281.25
5/1/37	\$ 220,000.00		\$ 220,000.00	\$ 4,125.00	
					\$ 224,125.00
			<b>\$ 2,475,000.00</b>	<b>\$ 726,725.00</b>	<b>\$ 3,201,725.00</b>

# Pine Ridge Plantation

Community Development District

Capital Reserve

Description	Adopted Budget FY2023	Actual YTD As of 6/30/2023	Projected Next 3 Months	Projected Thru 9/30/23	Adopted Budget FY2024
<b>Revenues</b>					
Capital Reserve - Transfer In	\$60,805	\$60,805	\$0	\$60,805	\$82,202
Interest	\$500	\$4,931	\$1,080	\$6,011	\$3,200
Carry Forward Surplus	\$273,556	\$261,908	\$0	\$261,908	\$115,252
<b>Total Revenues</b>	<b>\$334,861</b>	<b>\$327,645</b>	<b>\$1,080</b>	<b>\$328,725</b>	<b>\$200,654</b>
<b>Expenditures</b>					
Other Current	\$0	\$30	\$0	\$30	\$100
Capital Outlay*	\$30,000	\$44,507	\$2,309	\$46,816	\$0
Culture/Recreation	\$30,000	\$0	\$0	\$0	\$0
Repair and Maintenance**	\$0	\$31,224	\$40,376	\$71,600	\$54,148
<b>Total Expenses</b>	<b>\$60,000</b>	<b>\$75,761</b>	<b>\$42,685</b>	<b>\$118,446</b>	<b>\$54,248</b>
<b>Other Sources and (Uses)</b>					
Interfund Transfer In/(Out)	\$0	(\$95,027)	\$0	(\$95,027)	\$0
<b>Total Other Financial Sources/(Uses)</b>	<b>\$0</b>	<b>(\$95,027)</b>	<b>\$0</b>	<b>(\$95,027)</b>	<b>\$0</b>
<b>EXCESS REVENUES / (EXPENDITURES)</b>	<b>\$274,861</b>	<b>\$156,856</b>	<b>(\$41,605)</b>	<b>\$115,252</b>	<b>\$146,406</b>

\*\$46,816 Landscape sod and hydro seed for new areas and related Professional invoices.

\*\*\$53,200 Slide Tower Repairs and Fence Relocation Project