

**VERANDAH EAST & VERANDAH WEST
COMMUNITY DEVELOPMENT DISTRICTS
PROPOSED BUDGETS
FISCAL YEAR 2023**

**VERANDAH EAST & VERANDAH WEST
COMMUNITY DEVELOPMENT DISTRICTS
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**VERANDAH EAST & VERANDAH WEST
COMMUNITY DEVELOPMENT DISTRICTS
COMBINED GENERAL FUND BUDGETS
FISCAL YEAR 2023**

	Fiscal Year 2022				Proposed Budget FY 2023
	Adopted Budget FY 2022	Actual through 3/31/2022	Projected through 9/30/2022	Total Actual & Projected	
REVENUES					
Assessment levy: on-roll - gross	\$ 382,644				\$ 414,231
Allowable discounts (4%)	(15,306)				(16,569)
Assessment levy: on-roll - net	367,338	\$ 355,935	\$ 11,403	\$ 367,338	397,662
Assessment levy: off-roll	19,154	7,981	11,173	19,154	20,743
Interest and miscellaneous	600	30	570	600	600
Total revenues	387,092	363,946	23,146	387,092	419,005
EXPENDITURES					
Professional & admin					
Supervisors	7,000	4,000	3,000	7,000	7,000
Management and accounting	124,960	62,480	62,480	124,960	124,960
Audit	14,900	-	14,900	14,900	14,900
Legal	10,000	9,128	872	10,000	10,000
Field management	21,163	10,581	10,582	21,163	21,163
Engineering	5,000	26,114	11,500	37,614	5,000
Trustee	10,000	5,375	4,625	10,000	10,000
Dissemination agent	8,280	4,140	4,140	8,280	8,280
Arbitrage rebate calculation	3,000	-	3,000	3,000	3,000
Assessment roll preparation	24,000	24,000	-	24,000	24,000
Telephone	775	388	387	775	775
Postage	500	651	-	651	500
Insurance	13,300	13,539	-	13,539	15,200
Printing & binding	1,614	807	807	1,614	1,614
Legal advertising	1,500	763	737	1,500	1,500
Office expenses & supplies	250	-	250	250	250
Website	1,410	-	1,410	1,410	1,410
ADA website compliance	400	-	400	400	400
Contingencies	1,500	676	824	1,500	1,500
Annual district filing fee	350	273	-	273	350
Total professional & admin	249,902	162,915	119,914	282,829	251,802
Water management					
Contractual services	115,000	48,929	66,071	115,000	123,050
Aquascaping/pipe cleanout	5,000	351	4,649	5,000	5,000
Utilities	3,000	458	742	1,200	1,200
Contingencies	5,000	-	5,000	5,000	5,000
Total water management	128,000	49,738	76,462	126,200	134,250

**VERANDAH EAST & VERANDAH WEST
COMMUNITY DEVELOPMENT DISTRICTS
COMBINED GENERAL FUND BUDGETS
FISCAL YEAR 2023**

	Fiscal Year 2022				Proposed Budget FY 2023
	Adopted Budget FY 2022	Actual through 3/31/2022	Projected through 9/30/2022	Total Actual & Projected	
Other fees and charges					
Property appraiser	1,740	1,211	529	1,740	1,740
Tax collector	5,740	2,785	2,955	5,740	6,213
Total other fees and charges	<u>7,480</u>	<u>3,996</u>	<u>3,484</u>	<u>7,480</u>	<u>7,953</u>
Total expenditures	<u>385,382</u>	<u>216,649</u>	<u>199,860</u>	<u>416,509</u>	<u>394,005</u>
Net increase/(decrease) of fund balance	1,710	147,297	(176,714)	(29,417)	25,000
Fund balance - beginning (unaudited)	147,319	162,520	309,817	162,520	133,103
Fund balance - ending (projected)	<u>\$ 149,029</u>	<u>\$ 309,817</u>	<u>\$ 133,103</u>	<u>\$ 133,103</u>	<u>\$ 158,103</u>

Combined Assessment Summary				
Description	Units	FY 2022	Proposed Assessment	Total Revenue
On-roll	1,642.00	\$ 233.04	\$ 252.27	\$ 414,227.34
Off-roll	87.40	219.16	237.34	20,743.52
Total units:	<u>1,729.40</u>		Total revenue:	<u>434,970.86</u>

**VERANDAH EAST & VERANDAH WEST
COMMUNITY DEVELOPMENT DISTRICTS
DEFINITIONS OF GENERAL FUND EXPENDITURES**

EXPENDITURES

Supervisors	\$ 7,000
<p>Statutorily set at \$200 for each meeting of the Board of Supervisors not to exceed \$4,800 for each fiscal year. The District anticipates four (4) meetings and all five (5) Board Members receiving fees.</p>	
Management and accounting	124,960
<p>Wrathell, Hunt and Associates, LLC specializes in managing Community Development Districts in the State of Florida by combining the knowledge, skills and experience of a team of professionals to ensure compliance with all governmental requirements of the Districts, develop financing programs, oversee the issuance of tax exempt bonds, and operate and maintain the assets of the community.</p>	
Audit Fees	14,900
<p>The Districts are required to complete annual, independent examinations of their accounting records and procedures. These audits are conducted pursuant to Florida law and the rules of the Florida Auditor General.</p>	
Legal	10,000
<p>The District's attorney provides on-going general counsel and legal representation. He handles issues relating to public finance, public bidding, rulemaking, open meetings, public records, real property dedications, conveyances and contracts.</p>	
Field management	21,163
<p>Wrathell, Hunt & Associates, LLC is responsible for day-to-day field operations. These responsibilities include, but are not limited to, preparing and bidding services, contract administration, hiring and maintaining qualified personnel, preparing operating schedules and policies, ensuring compliance with operating permits, preparing and implementing field operating budgets, providing District-related information to the public and attending board meetings.</p>	
Engineering	5,000
<p>Johnson Engineering provides an array of engineering and consulting services to the Districts, assisting in developing infrastructure and improvement-related solutions for them in addition to advising the Districts on facility maintenance.</p>	
Trustee	10,000
<p>Annual fees paid to U.S. Bank for acting as trustee, paying agent and registrar.</p>	
Dissemination agent	8,280
<p>The Districts must annually disseminate financial information in order to comply with the requirements of Rule 15c2-12 under the Securities & Exchange Act of 1934.</p>	
Arbitrage rebate calculation	3,000
<p>To ensure the Districts' compliance with all tax regulations, annual computations are necessary to calculate arbitrage rebate liability.</p>	
Assessment roll preparation	24,000
<p>The Districts have contracts with AJC Associates, Inc., to prepare the annual assessment rolls.</p>	
Telephone	775
<p>Telephone and fax machine services.</p>	
Postage	500
<p>Mailing of agenda packages, overnight deliveries, correspondence, etc.</p>	
Insurance	15,200
<p>The Districts carry public officials liability and general liability insurance. Each District has a general liability insurance limit of \$1,000,000 (\$2,000,000 general aggregate) and a public officials liability limit of \$1,000,000.</p>	

**VERANDAH EAST & VERANDAH WEST
COMMUNITY DEVELOPMENT DISTRICTS
DEFINITIONS OF GENERAL FUND EXPENDITURES**

EXPENDITURES (continued)	
Printing & binding	1,614
Letterhead, envelopes, copies, etc.	
Legal advertising	1,500
Required advertisements for monthly meetings, special meetings, public hearings, bidding, etc.	
Office expenses & supplies	250
Administrative and accounting supplies.	
Website	1,410
ADA website compliance	400
Contingencies	1,500
Bank charges and miscellaneous expenses incurred throughout the year.	
Annual district filing fee	350
Annual fee paid to the Department of Economic Opportunity.	
Contractual services	123,050
Contracts entered into by the Districts for water management related professional services.	
Aquascaping/pipe cleanout	5,000
Expenses incurred relating to supplemental lake littoral plantings and lake interconnect pipe cleanout.	
Utilities	1,200
Covers the costs of Electricity for CDD aerators.	
Contingencies	5,000
Miscellaneous water management expenses incurred throughout the year.	
Property appraiser	1,740
The property appraiser's fee is \$1.00 per parcel.	
Tax collector	6,213
The tax collector's fee is 1.5% of assessments collected.	
Total expenditures	<u><u>394,005</u></u>

**VERANDAH EAST
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET
FISCAL YEAR 2023**

	Fiscal Year 2022				Proposed Budget FY 2023
	Adopted Budget FY 2022	Actual through 3/31/2022	Projected through 9/30/2022	Total Actual & Projected Revenue & Expenditures	
REVENUES					
Assessment levy: on-roll - gross	\$ 176,409				\$ 191,027
Allowable discounts (4%)	(7,056)				(7,641)
Assessment levy: on-roll - net	169,353	\$ 166,339	\$ 3,014	\$ 169,353	183,386
Interest and miscellaneous	263	15	248	263	263
Total revenues	169,616	166,354	3,262	169,616	183,649
EXPENDITURES					
Professional & admin					
Supervisors	3,064	1,758	1,306	3,064	3,064
Management and accounting	54,698	27,349	27,349	54,698	54,698
Audit	6,522	-	6,522	6,522	6,522
Legal	4,377	3,614	763	4,377	4,377
Field management	9,264	4,632	4,632	9,264	9,264
Engineering	2,189	11,593	5,000	16,593	2,189
Trustee	4,377	2,372	2,005	4,377	4,377
Dissemination agent	3,624	1,812	1,812	3,624	3,624
Arbitrage rebate calculation	1,313	-	1,313	1,313	1,313
Assessment roll preparation	10,505	10,591	-	10,591	10,505
Telephone	339	170	169	339	339
Postage	219	286	-	286	219
Insurance	5,822	6,018	-	6,018	6,653
Printing & binding	706	353	353	706	706
Legal advertising	657	335	322	657	657
Office expenses & supplies	109	-	109	109	109
Website	617	-	617	617	617
ADA website compliance	175	-	175	175	175
Contingencies	657	352	305	657	657
Annual district filing fee	153	77	-	77	153
Total professional & admin	109,387	71,312	52,752	124,064	110,218
Water management					
Contractual services	50,338	21,653	28,685	50,338	53,862
Aquascaping/Pipe Cleanout	2,189	351	1,838	2,189	2,189
Utilities	1,313	201	324	525	525
Contingencies	2,189	-	2,189	2,189	2,189
Total water management	56,029	22,205	33,036	55,241	58,765

**VERANDAH EAST
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET
FISCAL YEAR 2023**

	Fiscal Year 2022				Proposed Budget FY 2023
	Adopted Budget FY 2022	Actual through 3/31/2022	Projected through 9/30/2022	Total Actual & Projected Revenue & Expenditures	
Other fees and charges					
Property appraiser	802	720	82	802	802
Tax collector	2,646	1,090	1,556	2,646	2,864
Total other fees and charges	<u>3,448</u>	<u>1,810</u>	<u>1,638</u>	<u>3,448</u>	<u>3,666</u>
Total expenditures	<u>168,864</u>	<u>95,327</u>	<u>87,426</u>	<u>182,753</u>	<u>172,649</u>
 Net increase/(decrease) of fund balance	 752	 71,027	 (84,164)	 (13,137)	 11,000
Fund balance - beginning (unaudited)	32,928	39,044	110,071	39,044	25,907
Fund balance - ending (projected)	<u>\$ 33,680</u>	<u>\$ 110,071</u>	<u>\$ 25,907</u>	<u>\$ 25,907</u>	<u>\$ 36,907</u>

Assessment Summary

Description	FY 2022		Proposed Assessment	Total Revenue
	Units	Assessment		
On-roll	757.00	\$ 233.04	\$ 252.35	\$ 191,028.95
Off-roll	0.00	219.16	237.41	0.00
Total units:	<u>757.00</u>		Total revenue:	<u>\$ 191,028.95</u>

**VERANDAH WEST
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET
FISCAL YEAR 2023**

	Fiscal Year 2022			Total Actual & Projected Revenue & Expenditures	Proposed Budget FY 2023
	Adopted Budget FY 2022	Actual through 3/31/2022	Projected through 9/30/2022		
REVENUES					
Assessment levy: on-roll - gross	\$ 206,234				\$ 223,209
Allowable discounts (4%)	(8,249)				(8,928)
Assessment levy: on-roll - net	197,985	\$ 189,596	\$ 8,389	\$ 197,985	214,281
Assessment levy: off-roll	19,154	7,981	11,173	19,154	20,738
Interest and miscellaneous	337	15	322	337	337
Total revenues	<u>217,476</u>	<u>197,592</u>	<u>19,884</u>	<u>217,476</u>	<u>235,356</u>
EXPENDITURES					
Professional & admin					
Supervisors	3,936	2,242	1,694	3,936	3,936
Management and accounting	70,262	35,131	35,131	70,262	70,262
Audit	8,378	-	8,378	8,378	8,378
Legal	5,623	5,514	109	5,623	5,623
Field management	11,899	5,949	5,950	11,899	11,899
Engineering	2,811	14,521	6,500	21,021	2,811
Trustee	5,623	3,003	2,620	5,623	5,623
Dissemination agent	4,656	2,328	2,328	4,656	4,656
Arbitrage rebate calculation	1,687	-	1,687	1,687	1,687
Assessment roll preparation	13,495	13,409	-	13,409	13,495
Telephone	436	218	218	436	436
Postage	281	365	-	365	281
Insurance	7,478	7,521	-	7,521	8,547
Printing & binding	908	454	454	908	908
Legal advertising	843	428	415	843	843
Office expenses & supplies	141	-	141	141	141
Website	793	-	793	793	793
ADA website compliance	225	-	225	225	225
Contingencies	843	324	519	843	843
Annual district filing fee	197	196	-	196	197
Total professional & admin fees	<u>140,515</u>	<u>91,603</u>	<u>67,162</u>	<u>158,765</u>	<u>141,584</u>
Water management					
Contractual services	64,662	27,276	37,386	64,662	69,188
Aquascaping/Pipe Cleanout	2,811	-	2,811	2,811	2,811
Utilities	1,687	257	418	675	675
Contingencies	2,811	-	2,811	2,811	2,811
Total water management	<u>71,971</u>	<u>27,533</u>	<u>43,426</u>	<u>70,959</u>	<u>75,485</u>

**VERANDAH WEST
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET
FISCAL YEAR 2023**

	Fiscal Year 2022			Total Actual & Projected Revenue & Expenditures	Proposed Budget FY 2023
	Adopted Budget FY 2022	Actual through 3/31/2022	Projected through 9/30/2022		
Other fees and charges					
Property appraiser	938	491	447	938	938
Tax collector	3,094	1,695	1,399	3,094	3,349
Total other fees and charges	<u>4,032</u>	<u>2,186</u>	<u>1,846</u>	<u>4,032</u>	<u>4,287</u>
Total expenditures	<u>216,518</u>	<u>121,322</u>	<u>112,434</u>	<u>233,756</u>	<u>221,356</u>
 Net Increase/(decrease) of fund balance	 958	 76,270	 (92,550)	 (16,280)	 14,000
 Fund balance - beginning (unaudited)	 114,391	 123,476	 199,746	 123,476	 107,196
Fund balance - ending (projected)	<u><u>\$ 115,349</u></u>	<u><u>\$ 199,746</u></u>	<u><u>\$ 107,196</u></u>	<u><u>\$ 107,196</u></u>	<u><u>\$ 121,196</u></u>

Assessment Summary

Description	Units	FY 2022 Assessment	Proposed Assessment	Total Revenue
On-roll	885.00	\$ 233.04	\$ 252.21	\$ 223,205.85
Off-roll	87.40	219.16	237.28	20,738.27
Total units:	<u><u>972.40</u></u>		Total revenue:	<u><u>\$ 243,944.12</u></u>

**VERANDAH EAST
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND - SERIES 2016 BONDS
FISCAL YEAR 2023**

	Fiscal Year 2022				Proposed Budget FY 2023
	Adopted Budget FY 2022	Actual through 3/31/2022	Projected through 9/30/2022	Total Actual & Projected Revenue & Expenditures	
REVENUES					
Assessment levy: on-roll - gross	\$ 1,507,189				\$ 1,507,189
Allowable discounts (4%)	(60,288)				(60,288)
Assessment levy: on-roll - net	1,446,901	\$ 1,411,548	\$ 35,353	\$ 1,446,901	1,446,901
Interest	-	34	-	34	-
Total revenues	1,446,901	1,411,582	35,353	1,446,935	1,446,901
EXPENDITURES					
Debt service					
Principal	785,000	-	785,000	785,000	815,000
Interest	684,844	342,422	342,422	684,844	655,406
Total debt service	1,469,844	342,422	1,127,422	1,469,844	1,470,406
Excess/(deficiency) of revenues over/(under) expenditures	(22,943)	1,069,160	(1,092,069)	(22,909)	(23,505)
Fund balance:					
Net increase/(decrease) in fund balance	(22,943)	1,069,160	(1,092,069)	(22,909)	(23,505)
Beginning fund balance (unaudited)	875,975	879,209	1,948,369	879,209	856,300
Ending fund balance (projected)	<u>\$ 853,032</u>	<u>\$ 1,948,369</u>	<u>\$ 856,300</u>	<u>\$ 856,300</u>	<u>832,795</u>
Use of fund balance					
Debt service reserve account balance (Required)					(375,000)
Interest expense - November 1, 2023					(312,422)
Projected fund balance surplus/(deficit) as of September 30, 2023					<u>\$ 145,373</u>

Verandah East
 Community Development District
 Series 2016
 \$20,615,000

Debt Service Schedule

Date	Principal	Coupon	Interest	Total P+
11/01/2022	-	-	327,703.13	327,703.13
05/01/2023	815,000.00	3.750%	327,703.13	1,142,703.13
11/01/2023	-	-	312,421.88	312,421.88
05/01/2024	845,000.00	3.750%	312,421.88	1,157,421.88
11/01/2024	-	-	296,578.13	296,578.13
05/01/2025	880,000.00	3.750%	296,578.13	1,176,578.13
11/01/2025	-	-	280,078.13	280,078.13
05/01/2026	910,000.00	3.750%	280,078.13	1,190,078.13
11/01/2026	-	-	263,015.63	263,015.63
05/01/2027	950,000.00	4.000%	263,015.63	1,213,015.63
11/01/2027	-	-	244,015.63	244,015.63
05/01/2028	985,000.00	4.000%	244,015.63	1,229,015.63
11/01/2028	-	-	224,315.63	224,315.63
05/01/2029	1,025,000.00	4.000%	224,315.63	1,249,315.63
11/01/2029	-	-	203,815.63	203,815.63
05/01/2030	1,065,000.00	4.000%	203,815.63	1,268,815.63
11/01/2030	-	-	182,515.63	182,515.63
05/01/2031	1,105,000.00	4.000%	182,515.63	1,287,515.63
11/01/2031	-	-	160,415.63	160,415.63
05/01/2032	1,155,000.00	4.125%	160,415.63	1,315,415.63
11/01/2032	-	-	136,593.75	136,593.75
05/01/2033	1,200,000.00	4.125%	136,593.75	1,336,593.75
11/1/2033	-	-	111,843.75	111,843.75
5/1/2034	1,250,000.00	4.125%	111,843.75	1,361,843.75
11/1/2034	-	-	86,062.50	86,062.50
5/1/2035	1,305,000.00	4.250%	86,062.50	1,391,062.50
11/1/2035	-	-	58,331.25	58,331.25
5/1/2036	1,355,000.00	4.250%	58,331.25	1,413,331.25
11/1/2036	-	-	29,537.50	29,537.50
5/1/2037	1,390,000.00	4.250%	29,537.50	1,419,537.50
Total	\$17,020,000.00	-	\$6,519,331.36	\$23,539,331.36

**VERANDAH WEST
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND - SERIES 2013 BONDS**

	Fiscal Year 2022				Proposed Budget FY 2023
	Adopted Budget FY 2022	Actual through 3/31/2022	Projected through 9/30/2022	Total Actual & Projected Revenue & Expenditures	
REVENUES					
Assessment levy: on-roll - gross	\$ 950,902				\$ 945,391
Allowable discounts (4%)	(38,036)				(37,816)
Assessment levy: on-roll - net	912,866	\$ 866,702	\$ 46,164	\$ 912,866	907,575
Assessment levy: off-roll	334,046	72,637	261,409	334,046	332,699
Assessment prepayments	-	41,944	-	41,944	-
Interest	-	28	-	28	-
Total revenues	<u>1,246,912</u>	<u>981,311</u>	<u>307,573</u>	<u>1,288,884</u>	<u>1,240,274</u>
EXPENDITURES					
Debt service					
Principal	700,000	-	700,000	700,000	720,000
Interest	538,700	269,350	269,350	538,700	507,300
Prepayment	-	5,000	-	5,000	-
Total expenditures	<u>1,238,700</u>	<u>274,350</u>	<u>969,350</u>	<u>1,243,700</u>	<u>1,227,300</u>
Excess/(deficiency) of revenues over/(under) expenditures	8,212	706,961	(661,777)	45,184	12,974
Fund balance:					
Net increase/(decrease) in fund balance	8,212	706,961	(661,777)	45,184	12,974
Beginning fund balance (unaudited)	666,248	674,558	1,381,519	674,558	719,742
Ending fund balance (projected)	<u>\$ 674,460</u>	<u>\$ 1,381,519</u>	<u>\$ 719,742</u>	<u>\$ 719,742</u>	<u>732,716</u>
Use of fund balance					
Debt service reserve account balance (required)					(448,350)
Interest expense - November 1, 2023					(239,250)
Projected fund balance surplus/(deficit) as of September 30, 2023					<u>\$ 45,116</u>

Verandah West

Community Development District

Series 2013

\$15,920,000

Debt Service Schedule

Date	Principal	Coupon	Interest	Total P+I
11/01/2022	-	-	253,650.00	253,650.00
05/01/2023	720,000.00	4.000%	253,650.00	973,650.00
11/01/2023	-	-	239,250.00	239,250.00
05/01/2024	755,000.00	5.000%	239,250.00	994,250.00
11/01/2024	-	-	220,375.00	220,375.00
05/01/2025	795,000.00	5.000%	220,375.00	1,015,375.00
11/01/2025	-	-	200,500.00	200,500.00
05/01/2026	835,000.00	5.000%	200,500.00	1,035,500.00
11/01/2026	-	-	179,625.00	179,625.00
05/01/2027	880,000.00	5.000%	179,625.00	1,059,625.00
11/01/2027	-	-	157,625.00	157,625.00
05/01/2028	925,000.00	5.000%	157,625.00	1,082,625.00
11/01/2028	-	-	134,500.00	134,500.00
05/01/2029	970,000.00	5.000%	134,500.00	1,104,500.00
11/01/2029	-	-	110,250.00	110,250.00
05/01/2030	1,020,000.00	5.000%	110,250.00	1,130,250.00
11/01/2030	-	-	84,750.00	84,750.00
05/01/2031	1,075,000.00	5.000%	84,750.00	1,159,750.00
11/01/2031	-	-	57,875.00	57,875.00
05/01/2032	1,130,000.00	5.000%	57,875.00	1,187,875.00
11/01/2032	-	-	29,625.00	29,625.00
05/01/2033	1,185,000.00	5.000%	29,625.00	1,214,625.00
Total	\$10,990,000.00	-	\$3,874,500.00	\$14,864,500.00

**Verandah East
Community Development District
Projected Assessments
Fiscal Year 2022-2023
2016 Series Bonds**

PRELIMINARY

**Lee County
14 years remaining**

Neighborhoods	Parcel #	# Units	Bond Designation	Debt Service Assessment	O & M Assessment	Total Assessment	Outstanding Principal after 2022-2023 tax payment
Arlington Oaks	119	31	SF 100-1	\$ 3,755.00	\$ 252.27	\$ 4,007.27	\$ 38,422.97
Brantley Oaks	117	23	SF 100-2	3,500.00	252.27	3,752.27	35,808.40
Whispering Oaks	118	31	SF-100-2	3,500.00	252.27	3,752.27	35,808.40
Torey Pines	127S	26	SF-85-1	2,963.00	252.27	3,215.27	30,295.62
Cedar Hammock	124	38	SF 85-2	2,600.00	252.27	2,852.27	26,600.52
Edgewater Trace	127N	23	SF 75	2,662.85	252.27	2,915.12	27,226.67
Palmetto Grove	120	34	SF 70-2	2,000.00	252.27	2,252.27	20,447.30
Sabal Point	121	29	SF 70-3	1,400.00	252.27	1,652.27	14,323.36
Otter Bend	123	45	Villa 60-1	1,600.00	252.27	1,852.27	16,369.55
Citrus Creek	122	30	Villa 60-2	1,300.00	252.27	1,552.27	13,300.17
Woodhaven	126	72	Villa 60-3	2,000.00	252.27	2,252.27	20,447.30
Willow Bend	128	26	SF 50	1,616.00	252.27	1,868.27	16,539.22
Ambleswind Cove	132	54	SF 50	1,616.00	252.27	1,868.27	16,539.22
Heritage Preserve	131	108	SF 50	1,616.00	252.27	1,868.27	16,539.22
Magnolia Pointe	129/130	51	SF 50	1,616.00	252.27	1,868.27	16,539.22
Willow Ridge	132	43	SF 50	1,616.00	252.27	1,868.27	16,539.22
Fairway Cove	125	93	SF 50	1,616.00	252.27	1,868.27	16,539.22

757

Fiscal Year 2021 - 2022 assessments:							
			SF 100-1	\$ 3,755.00	\$ 233.05	\$ 3,988.05	\$ 40,453.75
			SF 100-2	3,500.00	233.05	3,733.05	37,701.00
			SF 85-1	2,963.00	233.05	3,196.05	31,896.84
			SF 85-2	2,600.00	233.05	2,833.05	28,006.45
			SF 75	2,662.85	233.05	2,895.90	28,665.69
			SF 70-2	2,000.00	233.05	2,233.05	21,528.01
			SF 70-3	1,400.00	233.05	1,633.05	15,080.40
			Villa 60-1	1,600.00	233.05	1,833.05	17,234.74
			Villa 60-2	1,300.00	233.05	1,533.05	14,003.13
			Villa 60-3	2,000.00	233.05	2,233.05	21,528.01
			SF 50	1,616.00	233.05	1,849.05	17,413.37

**Verandah West
Community Development District
Projected Assessments
Fiscal Year 2022-2023
2013 Series**

*****PRELIMINARY*****

**Lee County
10 years remaining**

Neighborhoods	Bond Designation	Debt Service Assessment	O & M Assessment	Total Assessment	Outstanding Principal after 2022-2023 tax payment
Hammock Creek	River Village	\$ 2,245.81	\$ 252.27	\$ 2,498.08	\$ 16,577.10
Oak Bend	River Village	2,245.81	252.27	2,498.08	16,577.10
Sanctuary Pointe	Custom SF 100	2,245.81	252.27	2,498.08	16,577.10
Shadetree Pointe	Custom SF 100	2,245.81	252.27	2,498.08	16,577.10
Mossy Oak	Custom SF 100	2,245.81	252.27	2,498.08	16,577.10
Cypress Marsh	Custom SF 85	1,641.22	252.27	1,893.49	12,114.42
River Point	Custom SF 85	1,641.22	252.27	1,893.49	12,114.42
Winding River West	Production 70-1 (NO BUYDOWN)	1,628.14	252.27	1,880.41	12,480.10
Shady Bend	Production 70-2	1,122.91	252.27	1,375.18	8,288.55
Royal Palm (Lots 1-11, 22-25)	Single Family 65	1,042.70	252.27	1,294.97	7,696.51
Royal Palm (Lots 12-21)	Single Family 50	777.43	252.27	1,029.70	5,738.44
Orange Tree Bend	SF 60/Villa 55	950.17	252.27	1,202.44	7,013.49
Bramble Cove	Villa 50	777.43	252.27	1,029.70	5,738.44
Lakeview	Villa 50	777.43	252.27	1,029.70	5,738.44
Preserves Edge	Villa 50	777.43	252.27	1,029.70	5,738.44
Idlewild	Coach Home - L	580.46	252.27	832.73	4,284.54
Pebblebrook	Coach Home - L	580.46	252.27	832.73	4,284.54
Cottonwood Bend	Town Homes	518.32	252.27	770.59	3,825.86

Fiscal year 2021 - 2022 assessments:	River Village	\$ 2,245.81	\$ 233.04	\$ 2,478.85	\$ 17,865.84
	Custom SF 100	2,245.81	233.04	\$ 2,478.85	\$ 17,865.84
	Custom SF 85	1,641.22	233.04	\$ 1,874.26	\$ 13,056.21
	Production 70-1	1,628.14	233.04	\$ 1,861.18	\$ 13,450.33
	Production 70-2	1,122.91	233.04	\$ 1,355.95	\$ 8,932.92
	Single Family 65	1,042.70	233.04	\$ 1,275.74	\$ 8,294.85
	Single Family 50	777.43	233.04	\$ 1,010.47	\$ 6,184.56
	SF 60/Villa 55	950.17	233.04	\$ 1,183.21	\$ 7,558.74
	Villa 50	777.43	233.04	\$ 1,010.47	\$ 6,184.56
	Coach Home - L	580.46	233.04	\$ 813.50	\$ 4,617.63
	Town Homes	518.32	233.04	\$ 751.36	\$ 4,123.29