

Keys Cove II
Community Development District

**Amended Final Budget For
Fiscal Year 2018/2019
October 1, 2018 - September 30, 2019**

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AMENDED FINAL BUDGET
KEYS COVE II COMMUNITY DEVELOPMENT DISTRICT
OPERATING FUND
FISCAL YEAR 2018/2019
OCTOBER 1, 2018 - SEPTEMBER 30, 2019

	FISCAL YEAR 2018/2019 BUDGET 10/1/18 - 9/30/19	AMENDED FINAL BUDGET 10/1/18 - 9/30/19	YEAR TO DATE ACTUAL 10/1/18 - 9/29/19
REVENUES			
ADMINISTRATIVE ASSESSMENTS	88,820	89,862	89,862
MAINTENANCE ASSESSMENTS	637,234	637,238	637,238
DEBT ASSESSMENTS	389,318	389,318	389,318
OTHER REVENUES	0	25,666	25,666
INTEREST INCOME	720	1,625	1,595
TOTAL REVENUES	\$ 1,116,092	\$ 1,143,709	\$ 1,143,679
ADMINISTRATIVE EXPENDITURES			
MANAGEMENT	31,536	31,536	31,536
SECRETARIAL & FIELD OPERATIONS	8,400	8,400	8,400
LEGAL	9,000	10,000	8,309
ASSESSMENT ROLL	10,000	10,000	10,000
AUDIT FEES	3,400	3,400	3,400
ARBITRAGE REBATE FEE	650	650	650
INSURANCE	7,200	5,250	5,250
LEGAL ADVERTISING	1,000	800	368
MISCELLANEOUS	1,800	1,400	582
POSTAGE	500	300	282
OFFICE SUPPLIES	900	700	504
DUES & SUBSCRIPTIONS	175	175	175
TRUSTEE FEES	4,650	4,634	4,634
CONTINUING DISCLOSURE FEE	500	500	500
WEBSITE MANAGEMENT	1,500	1,500	1,500
ADMINISTRATIVE CONTINGENCY	3,000	500	0
TOTAL ADMINISTRATIVE EXPENDITURES	\$ 84,211	\$ 79,745	\$ 76,090
MAINTENANCE EXPENDITURES			
ENGINEERING/INSPECTIONS	3,000	2,085	2,085
LAWN & LANDSCAPE MAINTENANCE	168,000	168,000	143,123
MULCH	25,000	20,000	18,750
TREE SHRUBBERY MAINTENANCE/REPLACEMENT	20,000	7,500	4,310
PEST CONTROL/FERTILIZATION	12,000	14,000	12,734
IRRIGATION MAINTENANCE & UPKEEP	30,000	20,000	15,305
STREET/ROADWAY MAINTENANCE & UPKEEP	18,000	10,000	5,750
SECURITY SERVICES/ENTRANCE	135,000	135,000	109,349
GUARD HOUSE UTILITIES & GATE MAINTENANCE	55,000	30,000	17,587
FP&L POWER - STREET LIGHTS/IRRIGATION PUMP STATIONS	66,000	52,000	43,335
STREET LIGHT MAINTENANCE	30,000	23,000	19,511
PAVER RESTORATION & TREE ROOT REMOVAL	15,000	10,000	7,540
MISCELLANEOUS MAINTENANCE	12,000	17,500	14,113
MAINTENANCE CONTINGENCY	10,000	3,750	475
TOTAL MAINTENANCE EXPENDITURES	\$ 599,000	\$ 512,835	\$ 413,967
TOTAL EXPENDITURES	\$ 683,211	\$ 592,580	\$ 490,057
EXCESS/ (SHORTFALL)	\$ 432,881	\$ 551,129	\$ 653,622
BOND PAYMENTS	(365,959)	(370,519)	(370,519)
BALANCE	\$ 66,922	\$ 180,610	\$ 283,103
COUNTY APPRAISER & TAX COLLECTOR FEE	(22,307)	(10,719)	(10,719)
DISCOUNTS FOR EARLY PAYMENTS	(44,615)	(43,639)	(43,639)
EXCESS/ (SHORTFALL)	\$ -	\$ 126,252	\$ 228,745
CARRYOVER FROM PRIOR YEAR	0	0	0
NET EXCESS/ (SHORTFALL)	\$ -	\$ 126,252	\$ 228,745

FUND BALANCE AS OF 9/30/18	
FY 2018/2019 ACTIVITY	
FUND BALANCE AS OF 9/30/19	

\$307,822
\$126,252
\$434,074

AMENDED FINAL BUDGET
KEYS COVE II COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND
FISCAL YEAR 2018/2019
OCTOBER 1, 2018 - SEPTEMBER 30, 2019

	FISCAL YEAR 2018/2019 BUDGET 10/1/18 - 9/30/19	AMENDED FINAL BUDGET 10/1/18 - 9/30/19	YEAR TO DATE ACTUAL 10/1/18 - 9/29/19
REVENUES			
Interest Income	250	2,100	2,082
NAV Tax Collection	365,959	370,519	370,519
Prepaid Bond Collection	0	0	0
Total Revenues	\$ 366,209	\$ 372,619	\$ 372,601
EXPENDITURES			
Principal Payments	135,000	135,000	135,000
Interest Payments	224,400	222,613	222,613
Extraordinary Principal Payments	6,809	65,000	65,000
Total Expenditures	\$ 366,209	\$ 422,613	\$ 422,613
EXCESS/ (SHORTFALL)	\$ -	\$ (49,994)	\$ (50,012)

FUND BALANCE AS OF 9/30/18	\$447,161
FY 2017/2019 ACTIVITY	(\$49,994)
FUND BALANCE AS OF 9/30/19	\$397,167

Note*: Reserve Fund Balance = \$179,813. Revenue Fund Balance = \$213,250.

Prepayment Fund Balance = \$4,104.

Revenue Fund Balance To Be Used To Make 11/1/2019 Interest Payment Of \$106,700

And Extraordinary Principal Payment Of \$25,000.

* Approximate Amounts

Series 2005 Bond Information

Original Par Amount =	\$11,745,000	Annual Principal Payments Due =
Interest Rate =	5.50%	May 1st
Issue Date =	November 2005	Annual Interest Payments Due =
Maturity Date =	May 2036	May 1st & November 1st
Par Amount As Of 9/30/19 =	\$3,880,000	