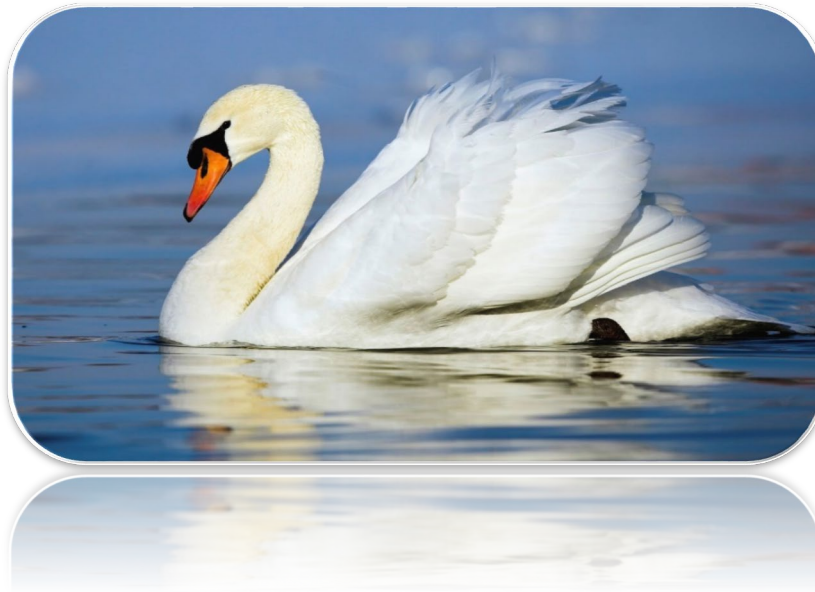


CURRENTS COMMUNITY DEVELOPMENT DISTRICT



ADOPTED BUDGET

FISCAL YEAR 2021

PREPARED BY:

JPWARD & ASSOCIATES, LLC, 2900 NORTHEAST 12TH TERRACE, SUITE 1, OAKLAND PARK, FL 33334

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Currents Community Development District
General Fund - Budget
Fiscal Year 2021

Description	FY 2020 Adopted Budget	Actual at 01/31/2020	Anticipated at 09/30/2020	FULL BUILDOUT ESTIMATES	FY 2021 Budget
Revenues and Other Sources					
Carryforward	\$ -	\$ -	\$ -	\$ -	
Interest Income - General Account	\$ -	\$ -	\$ -	\$ -	
Assessment Revenue					
Assessments - On-Roll	\$ -	\$ -	\$ -		\$ 36,512
Assessments - Off-Roll	\$ -	\$ -	\$ -		\$ 134,599
Contributions - Private Sources					
Taylor Morrison	\$ 113,555	\$ -	\$ -	\$ 640,461	
Total Revenue & Other Sources	\$ 113,555	\$ -	\$ -	\$ 640,461	\$ 171,111
Appropriations					
Legislative					
Board of Supervisor's Fees	\$ -	\$ -	\$ -	\$ -	\$ -
Board of Supervisor's - FICA	\$ -	\$ -	\$ -	\$ -	\$ -
Executive					
Professional - Management	\$ 40,000	\$ -	\$ -	\$ 40,000	\$ 40,000
Financial and Administrative					
Audit Services	\$ 4,500	\$ -	\$ -	\$ 4,500	\$ 4,500
Accounting Services	\$ 16,000	\$ -	\$ -	\$ 16,000	\$ 16,000
Assessment Roll Preparation	\$ 8,000	\$ -	\$ -	\$ 8,000	\$ 8,000
Arbitrage Rebate Fees	\$ 500	\$ -	\$ -	\$ 500	\$ 500
Other Contractual Services					
Recording and Transcription	\$ -	\$ -	\$ -	\$ -	\$ -
Legal Advertising	\$ 5,000	\$ -	\$ -	\$ 5,000	\$ 5,000
Trustee Services	\$ 8,250	\$ -	\$ -	\$ 8,250	\$ 8,250
Dissemination Agent Services	\$ 500	\$ -	\$ -	\$ 500	\$ 500
Property Appraiser Fees	\$ -	\$ -	\$ -	\$ -	\$ -
Bank Service Fees	\$ 350	\$ -	\$ -	\$ 350	\$ 350
Travel and Per Diem					
					\$ -
Communications and Freight Services					
Telephone	\$ -	\$ -	\$ -	\$ -	\$ -
Postage, Freight & Messenger	\$ 750	\$ -	\$ -	\$ 750	\$ 750
Rentals and Leases					
Miscellaneous Equipment	\$ -	\$ -	\$ -	\$ -	\$ -
Computer Services (Web Site)	\$ 1,500	\$ -	\$ -	\$ 1,500	\$ 1,500
Insurance					
	\$ 5,200	\$ -	\$ -	\$ 5,200	\$ 5,200
Subscriptions and Memberships					
	\$ 175	\$ -	\$ -	\$ 175	\$ 175
Printing and Binding					
	\$ 330	\$ -	\$ -	\$ 330	\$ 330
Office Supplies					
	\$ -	\$ -	\$ -	\$ -	\$ -
Legal Services					
General Counsel	\$ 15,000	\$ -	\$ -	\$ 15,000	\$ 15,000
Boundary Amendment	\$ -	\$ -	\$ -	\$ -	\$ -
Other General Government Services					
Engineering Services	\$ 7,500	\$ -	\$ -	\$ 7,500	\$ 7,500
Contingencies	\$ -	\$ -	\$ -	\$ -	\$ -
Capital Outlay	\$ -	\$ -	\$ -	\$ -	\$ -
Stormwater Management Services					
Professional - Management	\$ -	\$ -	\$ -	\$ 35,000	\$ 5,000
Field Operations					\$ -
Mitigation Monitoring	\$ -	\$ -	\$ -	\$ -	\$ -
Utility Services					\$ -
Electric	\$ -	\$ -	\$ -	\$ -	\$ -
Repairs & Maintenance					\$ -
Lake System					
Aquatic Week Control	\$ -	\$ -	\$ -	\$ 415,800	\$ 50,000
Lake Bank Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -
Slope Survey Monitoring	\$ -	\$ -	\$ -	\$ 5,000	\$ -
Water Quality Reporting/Testing	\$ -	\$ -	\$ -	\$ 7,500	\$ -
Preserve Services					
Repairs & Maintenance	\$ -	\$ -	\$ -	\$ 49,050	\$ -

**Currents Community Development District
General Fund - Budget
Fiscal Year 2021**

Description	FY 2020 Adopted Budget	Actual at 01/31/2020	Anticipated at 09/30/2020	FULL BUILDOUT ESTIMATES	FY 2021 Budget
Capital Outlay					
Aeration Systems	\$ -	\$ -	\$ -	\$ -	\$ -
Littoral Shelf Plantings	\$ -	\$ -	\$ -	\$ -	\$ -
Erosion Restoration	\$ -	\$ -	\$ -	\$ -	\$ -
Contingencies	\$ -	\$ -	\$ -	\$ -	\$ -
Contingencies - OVERALL	\$ -	\$ -	\$ -	12,000	\$ -
Landscaping					
Repairs & Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -
Reserves					
Operational Reserve (Future Years)	\$ -	\$ -	\$ -	\$ -	\$ -
Other Fees and Charges					
Discounts/Collection Fees	\$ -	\$ -	\$ -	2,556	\$ 2,556
Total Appropriations	\$ 113,555	\$ -	\$ -	\$ 640,461	\$ 171,111

Fund Balances:

	\$ -	\$ -	\$ -	\$ -	\$ -
Fund Balance - Beginning					
Restricted for Future Operations	\$ -	\$ -	\$ -	\$ -	\$ -
Unassigned	\$ -	\$ -	\$ -	\$ -	\$ -
Total Fund Balance	\$ -	\$ -	\$ -	\$ -	\$ -

Assessment Rate - FULL BUILDOUT

Product Type	EAU Factor	# of Units	FY 2020	FULL BUILDOUT
Single Family 30' - 39'	0.65	170	N/A	\$ 116.48
Single Family 50' - 59'	0.85	299	N/A	\$ 152.32
Single Family 60' - 69'	1.00	245	N/A	\$ 179.20
Single Family 70' - 79'	1.10	160	N/A	\$ 197.12
Multi-Family	0.45	376	N/A	\$ 80.64
Totals:		1250		
			At ONE RATE FOR ALL UNITS	\$ 136.89
			At ONE RATE FOR PHASE 1 ONLY	\$ 650.61

Assessment Rate - PHASE I

Product Type	EAU Factor	# of Units	FY 2020	FY 2021	TOTAL REVENUE
Single Family 30' - 39'	0.65	44	N/A	\$ 116.48	\$ 5,125.18
Single Family 50' - 59'	0.85	49	N/A	\$ 152.32	\$ 7,463.77
Single Family 60' - 69'	1.00	67	N/A	\$ 179.20	\$ 12,006.55
Single Family 70' - 79'	1.10	31	N/A	\$ 197.12	\$ 6,110.80
Multi-Family	0.45	72	N/A	\$ 80.64	\$ 5,806.15
Totals:		263			\$ 36,512.46

Currents Community Development District

**Debt Service Fund - Series 2019 A-1 Bonds - Budget
Fiscal Year 2021**

Description	Fiscal Year 2020 Budget	Actual at 01/31/2020	Anticipated Year End 09/30/2020	Fiscal Year 2021 Budget
Revenues and Other Sources				
Carryforward	\$ -	\$ -	\$ -	\$ -
Interest Income				
Revenue Account	\$ -	\$ -	\$ -	\$ -
Reserve Account	\$ -	\$ -	\$ -	\$ -
Interest Account	\$ -	\$ -	\$ -	\$ -
Prepayment Account	\$ -	\$ -	\$ -	\$ -
Capitalized Interest Account	\$ -	\$ -	\$ -	\$ -
Special Assessment Revenue				
Special Assessment - On-Roll	\$ -	\$ -	\$ -	\$ 2,032,552
Special Assessment - Off-Roll	\$ -	\$ -	\$ -	\$ -
Special Assessment - Prepayment	\$ -	\$ -	\$ -	\$ -
Debt Proceeds				
Series 2019 Issuance Proceeds	\$ -	\$ 937,252	\$ 937,252	\$ -
Total Revenue & Other Sources	\$ -	\$ 937,252	\$ 937,252	\$ 2,032,552
Expenditures and Other Uses				
Debt Service				
Principal Debt Service - Mandatory	\$ -	\$ -	\$ -	\$ 275,000
Principal Debt Service - Early Redemptions	\$ -	\$ -	\$ -	\$ -
Interest Expense	\$ -	\$ -	\$ -	\$ -
Other Fees and Charges				
Discounts for Early Payment	\$ -	\$ -	\$ -	\$ 132,970
Total Expenditures and Other Uses	\$ -	\$ -	\$ -	\$ 407,970
Net Increase/(Decrease) in Fund Balance	\$ -	\$ 937,252	\$ 937,252	\$ 1,624,582
Fund Balance - Beginning	\$ -	\$ -	\$ -	\$ 937,252
Fund Balance - Ending	\$ -	\$ 937,252	\$ 937,252	\$ 2,561,834

Restricted Fund Balance:

Reserve Account Requirement	\$ 432,147
Restricted for November 1, 2021	
Principal Due	\$ 275,000
Interest Due	\$ 292,344
Total - Restricted Fund Balance:	\$ 999,491

Product Type	Number of Units	FY 2020 Rate	FY 2021 Rate
Single Family 30' - 39'	170	N/A	\$ 1,214.82
Single Family 50' - 59'	299	N/A	\$ 1,290.74
Single Family 60' - 69'	245	N/A	\$ 1,366.67
Single Family 70' - 79'	160	N/A	\$ 1,518.52
Multi-Family	376	N/A	\$ 1,670.37
LANDS TO BE ANNEXED			
Single Family 50' - 59'	#REF!	N/A	\$ 1,290.74
Single Family 60' - 69'	#REF!	N/A	\$ 1,366.67
Total:	#REF!		

Currents Community Development District

Debt Service Fund - Series 2019 A-1 Bonds - Budget

Description	Principal Prepayments	Principal	Coupon Rate	Interest	Annual Debt Service (Calendar)
Par Amount Issued:		\$ 14,840,000	Varies		
5/1/2020				\$ 212,761.28	
11/1/2020				\$ 292,343.75	\$ 505,105.03
5/1/2021				\$ 292,343.75	
11/1/2021	\$ 275,000		3.250%	\$ 292,343.75	\$ 859,687.50
5/1/2022				\$ 287,875.00	
11/1/2022	\$ 285,000		3.250%	\$ 287,875.00	\$ 860,750.00
5/1/2023				\$ 283,243.75	
11/1/2023	\$ 295,000		3.250%	\$ 283,243.75	\$ 861,487.50
5/1/2024				\$ 278,450.00	
11/1/2024	\$ 305,000		3.250%	\$ 278,450.00	\$ 861,900.00
5/1/2025				\$ 273,493.75	
11/1/2025	\$ 315,000		3.250%	\$ 273,493.75	\$ 861,987.50
5/1/2026				\$ 268,375.00	
11/1/2026	\$ 325,000		3.625%	\$ 268,375.00	\$ 861,750.00
5/1/2027				\$ 262,484.38	
11/1/2027	\$ 335,000		3.625%	\$ 262,484.38	\$ 859,968.76
5/1/2028				\$ 256,412.50	
11/1/2028	\$ 350,000		3.625%	\$ 256,412.50	\$ 862,825.00
5/1/2029				\$ 250,068.75	
11/1/2029	\$ 360,000		3.625%	\$ 250,068.75	\$ 860,137.50
5/1/2030				\$ 243,543.75	
11/1/2030	\$ 375,000		3.625%	\$ 243,543.75	\$ 862,087.50
5/1/2031				\$ 236,746.88	
11/1/2031	\$ 390,000		4.000%	\$ 236,746.88	\$ 863,493.76
5/1/2032				\$ 228,946.88	
11/1/2032	\$ 405,000		4.000%	\$ 228,946.88	\$ 862,893.76
5/1/2033				\$ 220,846.88	
11/1/2033	\$ 420,000		4.000%	\$ 220,846.88	\$ 861,693.76
5/1/2034				\$ 212,446.88	
11/1/2034	\$ 435,000		4.000%	\$ 212,446.88	\$ 859,893.76
5/1/2035				\$ 203,746.88	
11/1/2035	\$ 455,000		4.000%	\$ 203,746.88	\$ 862,493.76
5/1/2036				\$ 194,646.88	
11/1/2036	\$ 475,000		4.000%	\$ 194,646.88	\$ 864,293.76
5/1/2037				\$ 185,146.88	
11/1/2037	\$ 490,000		4.000%	\$ 185,146.88	\$ 860,293.76
5/1/2038				\$ 175,346.88	
11/1/2038	\$ 510,000		4.000%	\$ 175,346.88	\$ 860,693.76
5/1/2039				\$ 165,146.88	
11/1/2039	\$ 530,000		4.000%	\$ 165,146.88	\$ 860,293.76
5/1/2040				\$ 154,546.88	
11/1/2040	\$ 555,000		4.000%	\$ 154,546.88	\$ 864,093.76
5/1/2041				\$ 143,446.88	
11/1/2041	\$ 575,000		4.125%	\$ 143,446.88	\$ 861,893.76

Currents Community Development District

Debt Service Fund - Series 2019 A-1 Bonds - Budget

Description	Principal Prepayments	Principal	Coupon Rate	Interest	Annual Debt Service (Calendar)
5/1/2042				\$ 131,587.50	
11/1/2042		\$ 600,000	4.125%	\$ 131,587.50	\$ 863,175.00
5/1/2043				\$ 119,212.50	
11/1/2043		\$ 625,000	4.125%	\$ 119,212.50	\$ 863,425.00
5/1/2044				\$ 106,321.88	
11/1/2044		650000	4.125%	\$ 106,321.88	\$ 862,643.76
5/1/2045				\$ 92,915.63	
11/1/2045		\$ 675,000	4.125%	\$ 92,915.63	\$ 860,831.26
5/1/2046				\$ 78,993.75	
11/1/2046		\$ 705,000	4.125%	\$ 78,993.75	\$ 862,987.50
5/1/2047				\$ 64,453.13	
11/1/2047		\$ 735,000	4.125%	\$ 64,453.13	\$ 863,906.26
5/1/2048				\$ 49,293.75	
11/1/2048		\$ 765,000	4.125%	\$ 49,293.75	\$ 863,587.50
5/1/2049				\$ 33,515.63	
11/1/2049		\$ 795,000	4.125%	\$ 33,515.63	\$ 862,031.26
5/1/2050				\$ 17,118.75	
11/1/2050		\$ 830,000	4.125%	\$ 17,118.75	\$ 864,237.50

Currents Community Development District

**Debt Service Fund - Series 2019 A-2 Bonds - Budget
Fiscal Year 2021**

Description	Fiscal Year 2020 Budget	Actual at 01/31/2020	Anticipated Year End 09/30/2020	Fiscal Year 2021 Budget
Revenues and Other Sources				
Carryforward	\$ -	\$ -	\$ -	\$ -
Interest Income				
Revenue Account	\$ -	\$ -	\$ -	\$ -
Reserve Account	\$ -	\$ -	\$ -	\$ -
Interest Account	\$ -	\$ -	\$ -	\$ -
Prepayment Account	\$ -	\$ -	\$ -	\$ -
Capitalized Interest Account	\$ -	\$ -	\$ -	\$ -
Special Assessment Revenue				
Special Assessment - On-Roll	\$ -	\$ -	\$ -	\$ 726,964
Special Assessment - Off-Roll	\$ -	\$ -	\$ -	\$ -
Special Assessment - Prepayment	\$ -	\$ -	\$ -	\$ -
Debt Proceeds				
Series 2019 Issuance Proceeds	\$ -	\$ 471,706	\$ 471,706	\$ -
Total Revenue & Other Sources	\$ -	\$ 471,706	\$ 471,706	\$ 726,964
Expenditures and Other Uses				
Debt Service				
Principal Debt Service - Mandatory	\$ -	\$ -	\$ -	\$ -
Principal Debt Service - Early Redemptions	\$ -	\$ -	\$ -	\$ -
Interest Expense	\$ -	\$ -	\$ -	\$ 294,044
Other Fees and Charges				
Discounts for Early Payment	\$ -	\$ -	\$ -	\$ 47,558
Total Expenditures and Other Uses	\$ -	\$ -	\$ -	\$ 341,602
Net Increase/(Decrease) in Fund Balance	\$ -	\$ 471,706	\$ 471,706	\$ 385,362
Fund Balance - Beginning	\$ -	\$ -	\$ -	\$ 471,706
Fund Balance - Ending	\$ -	\$ 471,706	\$ 471,706	\$ 857,068

Restricted Fund Balance:

Reserve Account Requirement	\$ 435,369
Restricted for November 1, 2021	
Principal Due	\$ 140,000
Interest Due	\$ 147,022
Total - Restricted Fund Balance:	\$ 722,391

Product Type	Number of Units	FY 2020 Rate	FY 2021 Rate
Single Family 30' - 39'	170	N/A	N/A
Single Family 50' - 59'	299	N/A	\$ 922.84
Single Family 60' - 69'	245	N/A	\$ 1,079.62
Single Family 70' - 79'	160	N/A	\$ 1,165.79
Multi-Family	376	N/A	\$ -
LANDS TO BE ANNEXED			
Single Family 50' - 59'	#REF!	N/A	\$ 946.55
Single Family 60' - 69'	#REF!	N/A	\$ 1,113.59
Total:	#REF!		

Currents Community Development District

Debt Service Fund - Series 2019 A-2 Bonds - Budget

Description	Principal Prepayments	Principal	Coupon Rate	Interest	Annual Debt Service (Calendar)
Par Amount Issued:		\$ 7,465,000	Varies		
5/1/2020				\$ 106,999.25	
11/1/2020				\$ 147,021.88	\$ 254,021.13
5/1/2021				\$ 147,021.88	
11/1/2021	\$ 140,000		3.250%	\$ 147,021.88	\$ 434,043.76
5/1/2022				\$ 144,746.88	
11/1/2022	\$ 145,000		3.250%	\$ 144,746.88	\$ 434,493.76
5/1/2023				\$ 142,390.63	
11/1/2023	\$ 150,000		3.250%	\$ 142,390.63	\$ 434,781.26
5/1/2024				\$ 139,953.13	
11/1/2024	\$ 155,000		3.250%	\$ 139,953.13	\$ 434,906.26
5/1/2025				\$ 137,434.38	
11/1/2025	\$ 160,000		3.250%	\$ 137,434.38	\$ 434,868.76
5/1/2026				\$ 134,834.38	
11/1/2026	\$ 165,000		3.625%	\$ 134,834.38	\$ 434,668.76
5/1/2027				\$ 131,843.75	
11/1/2027	\$ 170,000		3.625%	\$ 131,843.75	\$ 433,687.50
5/1/2028				\$ 128,762.50	
11/1/2028	\$ 175,000		3.625%	\$ 128,762.50	\$ 432,525.00
5/1/2029				\$ 125,590.63	
11/1/2029	\$ 180,000		3.625%	\$ 125,590.63	\$ 431,181.26
5/1/2030				\$ 122,328.13	
11/1/2030	\$ 190,000		3.625%	\$ 122,328.13	\$ 434,656.26
5/1/2031				\$ 118,884.38	
11/1/2031	\$ 195,000		4.000%	\$ 118,884.38	\$ 432,768.76
5/1/2032				\$ 114,984.38	
11/1/2032	\$ 205,000		4.000%	\$ 114,984.38	\$ 434,968.76
5/1/2033				\$ 110,884.38	
11/1/2033	\$ 210,000		4.000%	\$ 110,884.38	\$ 431,768.76
5/1/2034				\$ 106,684.38	
11/1/2034	\$ 220,000		4.000%	\$ 106,684.38	\$ 433,368.76
5/1/2035				\$ 102,284.38	
11/1/2035	\$ 230,000		4.000%	\$ 102,284.38	\$ 434,568.76
5/1/2036				\$ 97,684.38	
11/1/2036	\$ 240,000		4.000%	\$ 97,684.38	\$ 435,368.76
5/1/2037				\$ 92,884.38	
11/1/2037	\$ 245,000		4.000%	\$ 92,884.38	\$ 430,768.76
5/1/2038				\$ 87,984.38	
11/1/2038	\$ 255,000		4.000%	\$ 87,984.38	\$ 430,968.76
5/1/2039				\$ 82,884.38	
11/1/2039	\$ 265,000		4.000%	\$ 82,884.38	\$ 430,768.76
5/1/2040				\$ 77,584.38	
11/1/2040	\$ 275,000		4.000%	\$ 77,584.38	\$ 430,168.76
5/1/2041				\$ 72,084.38	
11/1/2041	\$ 290,000		4.125%	\$ 72,084.38	\$ 434,168.76

Currents Community Development District

Debt Service Fund - Series 2019 A-2 Bonds - Budget

Description	Principal Prepayments	Principal	Coupon Rate	Interest	Annual Debt Service (Calendar)
5/1/2042				\$ 66,103.13	
11/1/2042		\$ 300,000	4.125%	\$ 66,103.13	\$ 432,206.26
5/1/2043				\$ 59,915.63	
11/1/2043		\$ 315,000	4.125%	\$ 59,915.63	\$ 434,831.26
5/1/2044				\$ 53,418.75	
11/1/2044		325000	4.125%	\$ 53,418.75	\$ 431,837.50
5/1/2045				\$ 46,715.63	
11/1/2045		\$ 340,000	4.125%	\$ 46,715.63	\$ 433,431.26
5/1/2046				\$ 39,703.13	
11/1/2046		\$ 355,000	4.125%	\$ 39,703.13	\$ 434,406.26
5/1/2047				\$ 32,381.25	
11/1/2047		\$ 370,000	4.125%	\$ 32,381.25	\$ 434,762.50
5/1/2048				\$ 24,750.00	
11/1/2048		\$ 385,000	4.125%	\$ 24,750.00	\$ 434,500.00
5/1/2049				\$ 16,809.38	
11/1/2049		\$ 400,000	4.125%	\$ 16,809.38	\$ 433,618.76
5/1/2050				\$ 8,559.38	
11/1/2050		\$ 415,000	4.125%	\$ 8,559.38	\$ 432,118.76