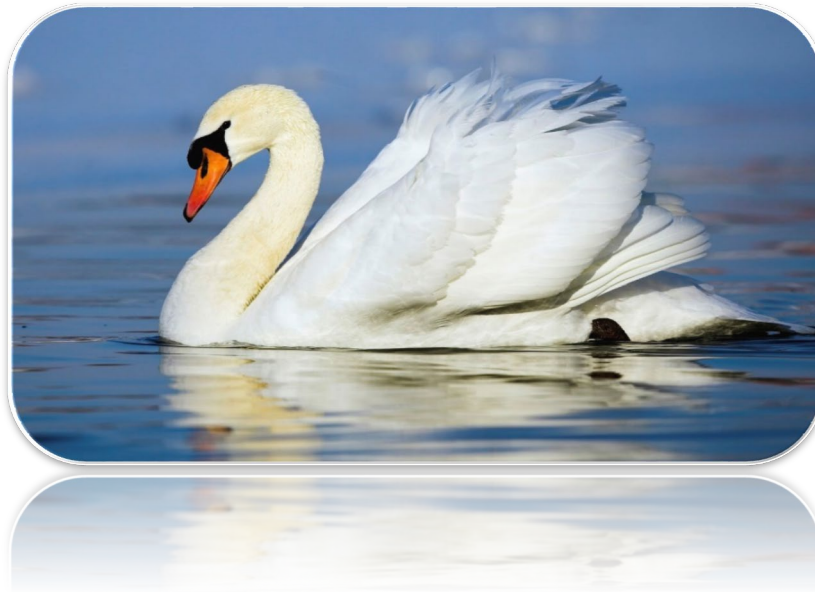


WENTWORTH ESTATES COMMUNITY DEVELOPMENT DISTRICT



PROPOSED BUDGET

FISCAL YEAR 2025

PREPARED BY:

JPWARD & ASSOCIATES, LLC, 2301 NORTHEAST 37 STREET, FT. LAUDERDALE, FL. 33308

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**Wentworth Estates
Community Development District
General Fund - Budget
Fiscal Year 2025**

Description	Fiscal Year 2024 Adopted Budget	Actual at 03/13/2024	Anticipated Year End 09/30/2024	Fiscal Year 2025 Budget	Notes
Revenues and Other Sources					
Carryforward	\$ -	\$ -	\$ -	\$ -	Cash from prior year to fund operations
Miscellaneous Revenue	\$ -	\$ -	\$ -	\$ -	
Interest Income - General Account	\$ -	\$ -	\$ -	\$ -	
Special Assessment Revenue					
Special Assessment - On-Roll	\$ 1,400,266	\$ 1,301,060	\$ 1,400,266	\$ 1,680,164	Assessments from Resident Owners
Special Assessment - Off-Roll	\$ -	\$ -	\$ -	\$ -	Not Applicable
Miscellaneous Revenue	\$ -	\$ -	\$ -	\$ -	
Total Revenue & Other Sources	\$ 1,400,266	\$ 1,301,060	\$ 1,400,266	\$ 1,680,164	
Expenditures and Other Uses					
Legislative					
Board of Supervisor's Fees	\$ 6,000	\$ 600	\$ 6,000	\$ 6,000	Statutory Required Fees
Board of Supervisor's - FICA	\$ -	\$ -	\$ -	\$ -	FICA for Board Fees
Executive					
Professional Management	\$ 52,500	\$ 26,250	\$ 52,500	\$ 57,000	District Manager Contract
Financial and Administrative					
Audit Services	\$ 5,300	\$ 5,300	\$ 5,300	\$ 5,500	Statutory Required Audit Fees
Accounting Services	\$ 18,000	\$ 9,000	\$ 18,000	\$ 20,000	Accounting for all Funds - District Manager
Assessment Roll Preparation	\$ 10,000	\$ 5,000	\$ 10,000	\$ 12,500	Statutory required maintenance of owner's par debt outstanding and yearly work with property appraiser
Assessment Methodology Preparation	\$ -	\$ -	\$ -	\$ -	Included in District Manager
Arbitrage Rebate Fees	\$ 500	\$ -	\$ 500	\$ 500	IRS Required Calculation to insure interest on bond funds does not exceed
Other Contractual Services					
Recording and Transcription	\$ -	\$ -	\$ -	\$ -	
Legal Advertising	\$ 2,900	\$ -	\$ 2,900	\$ 2,900	Statutory Legal Advertising
Trustee Services	\$ 8,400	\$ -	\$ 8,400	\$ 8,400	Trustee Fees for Bonds
Dissemination Agent Services	\$ -	\$ -	\$ -	\$ -	No Additional SEC Disclosure Required
Prop. App/Tax Collector Services	\$ 3,000	\$ 11,709	\$ 11,709	\$ 11,800	Fees to place assessment on the tax bills
Bank Service Fees	\$ 400	\$ -	\$ 250	\$ 250	Fees required to maintain bank account
Travel and Per Diem	\$ -	\$ -	\$ -	\$ -	
Communications and Freight Services					
Telephone	\$ -	\$ -	\$ -	\$ -	
Postage, Freight & Messenger	\$ 200	\$ 419	\$ 3,000	\$ 300	Mailing and postage
Insurance	\$ 55,000	\$ 70,519	\$ 70,519	\$ 72,000	Liability, D&O and Property Insurance
Printing and Binding	\$ 250	\$ -	\$ 2,600	\$ 250	Agenda books and copies
Web Site Maintenance	\$ 1,750	\$ -	\$ 1,750	\$ 1,750	Statutory Maintenance of District Web Site
Office Supplies	\$ -	\$ -	\$ -	\$ -	
Subscriptions and Memberships	\$ 175	\$ 175	\$ 175	\$ 175	Statutory fee to Department of Economic Oportunity
Legal Services					
General Counsel	\$ 10,000	\$ 2,966	\$ 6,000	\$ 10,000	District Attorney
Tax Counsel	\$ -	\$ -	\$ -	\$ -	Not Required for FY 2021
Other General Government Services					
Engineering Services - General	\$ 7,500	\$ 4,970	\$ 7,500	\$ 7,500	District Engineer
Engineering Services - Assets	\$ -	\$ -	\$ -	\$ -	Long Range Capial Asset Valuations/Reserve Analysis

**Wentworth Estates
Community Development District
General Fund - Budget
Fiscal Year 2025**

Description	Fiscal Year 2024 Adopted Budget	Actual at 03/13/2024	Anticipated Year End 09/30/2024	Fiscal Year 2025 Budget	Notes
Engineering Services - Reserves	\$ -	\$ -	\$ -	\$ -	
Sub-Total:	\$ 181,875	\$ 136,908	\$ 207,103	\$ 216,825	
Stormwater Management Services					
Professional Services					
Asset Management	\$ 38,100	\$ 18,775	\$ 38,100	\$ 42,000	District Asset Manager
Mitigation Monitoring	\$ 4,800	\$ 200	\$ 4,800	\$ 4,800	SFWMD Permit Requirement - Panther Habitat Hendry County
NPDES Reporting	\$ 2,400	\$ -	\$ 2,400	\$ 2,400	Required Reporting
Utility Services					
Electric - Aeration System	\$ -	\$ -	\$ -	\$ -	
Repairs & Maintenance					
Lake & Wetland System			\$ -		
Aquatic Weed Control	\$ 71,000	\$ 47,882	\$ 89,882	\$ 95,000	Periodic Spraying of Water Management System
Lake Bank Maintenance	\$ 2,300	\$ 1,932	\$ 2,300	\$ 2,000	Minor Repairs to Lake Banks
Water Quality Testing	\$ 14,500	\$ -	\$ 14,500	\$ 14,500	Required Water Quality Testing
Water Control Structures	\$ 27,000	\$ 21,630	\$ 27,000	\$ 27,000	Periodic Maintenance
Aeration System	\$ -	\$ 870	\$ 870	\$ 1,000	Added to FY 2025 worksheet
Cane Toad Removal	\$ -	\$ -	\$ 3,100	\$ 3,100	
Preserves/Wetland System					
Routine Maintenance	\$ 40,000	\$ 26,150	\$ 46,900	\$ 48,000	Permit Required Maintenance
Water Quality Testing	\$ -	\$ -	\$ -	\$ -	
Preserve Trail, Boardwalk and Lookout Maint.	\$ 18,000	\$ 6,840	\$ 9,000	\$ 9,000	Bi-Weekly Maint. (Spray, Blowoff, Pickup Palm Branches, Trim)
Pressure Clean Boardwalk and Lookout	\$ 22,000	\$ -	\$ 13,000	\$ -	Pressure Clean and Waterproof Staining
Perserve Trail Material	\$ 4,000	\$ -	\$ 4,000	\$ 4,000	Freshen Up Pathway Aggregate as Needed
Contingencies	\$ 14,910	\$ 3,021	\$ 6,000	\$ 15,270	7.50% of Repairs and Maintenance
Capital Outlay					
Aeration System	\$ -	\$ -	\$ -	\$ -	See CIP Program
Fountain/Aerators	\$ 40,000	\$ 4,600	\$ 45,000	\$ 35,000	See CIP Program
Lake Bank Restorations	\$ 144,880	\$ 61,545	\$ 125,000	\$ 59,360	See CIP Program
Littoral Shelf Planting	\$ 4,000	\$ -	\$ 4,000	\$ 8,000	See CIP Program
Stormwater Drainage Pipes	\$ 30,000	\$ 675	\$ 25,000	\$ 30,000	See CIP Program
Erosion Restoration	\$ -	\$ -	\$ -	\$ -	
Contingencies/Inspection Services	\$ -	\$ -	\$ -	\$ -	Included in CIP Program Budget
Sub-Total:	\$ 477,890	\$ 194,119	\$ 460,852	\$ 400,430	
Community Wide Irrigation System					
Professional Services					
Consumptive Use Permit Monitoring	\$ -	\$ -	\$ 38,000	\$ 38,000	SFWMD Permit compliance Requirements
Sub-Total:	\$ -	\$ -	\$ 38,000	\$ 38,000	
Road and Street Services					
Professional Management					
Asset Management	\$ 9,900	\$ 4,125	\$ 9,900	\$ 11,500	District Asset Manager
Utility Services					
Water Services	\$ -	\$ -	\$ -	\$ -	N/A for FY 2024
Electric					
Bridge Lighting	\$ -	\$ 400	\$ 959	\$ 1,000	Treviso Bay Blvd - Bridge Lighting
Str Lts Entrance/Fountains	\$ 12,000	\$ 3,140	\$ 7,536	\$ 8,300	Treviso Bay Blvd Ent. St. Lts. - to Guardhouse - Fountain Elec.
Pump Station	\$ -	\$ -	\$ -	\$ -	HOA Responsibility

**Wentworth Estates
Community Development District
General Fund - Budget
Fiscal Year 2025**

Description	Fiscal Year 2024 Adopted Budget	Actual at 03/13/2024	Anticipated Year End 09/30/2024	Fiscal Year 2025 Budget	Notes
SW Blvd Street Lights	\$ 1,800	\$ 225	\$ 600	\$ 650	Street Lights - SW Boulevard
Repairs and Maintenance					
Bridge - Treviso Bay Blvd					
Bridge Inspection Report	\$ -	\$ -	\$ -	\$ -	Inspection Scheduled in 2027
Maintenance Services					
Sidewalk Repairs	\$ -	\$ 950	\$ 2,000	\$ 1,000	Misc Repairs
Bridge	\$ 8,000	\$ -	\$ 8,000	\$ 8,000	Pressure Washing
Striping & Pavement Marking	\$ -	\$ -	\$ 3,500	\$ 3,500	Added to FY 2025 worksheet
Entry Monuments	\$ 6,000	\$ -	\$ 6,000	\$ 5,000	Pressure Washing/Painting
Entry Wall	\$ 5,000	\$ 1,888	\$ 5,000	\$ 5,000	Pressure Washing/Painting
Street Lights/Directional Signs	\$ 7,000	\$ 6,198	\$ 13,000	\$ 7,000	Misc Repairs and Bulb Replacements
Brick Paver Repairs	\$ 8,000	\$ 3,400	\$ 8,000	\$ 8,000	Misc Repairs as Needed
Annual Holiday Decorations	\$ 20,000	\$ 18,900	\$ 18,900	\$ 20,000	Holiday Decorations
Miscellaneous Repairs	\$ 8,000	\$ 888	\$ 8,000	\$ 8,000	As Needed Maintenance
Contingencies	\$ 4,650	\$ 14,189	\$ 14,189	\$ 4,913	7.50% of Maintenance Services
Capital Outlay					
Roadway and Bridge	\$ -	\$ 4,998	\$ 4,998	\$ 75,000	See CIP for Detail
Southwest Boulevard					
Maintenance Services					
Street Light Repairs	\$ -	\$ -	\$ -	\$ -	As needed (Specialty Poles/Lights)
Sub-Total:	\$ 90,350	\$ 59,300	\$ 110,582	\$ 166,863	
Landscaping Services					
Professional Management					
Asset Management	\$ 12,000	\$ 5,000	\$ 12,000	\$ 14,000	District Asset Manager
Water Quality Monitoring	\$ 10,000	\$ 4,450	\$ 10,000	\$ -	Regulatory Permit Monitoring for Water Withdrawal)Moved to CUP)
Utility Services					
Electric - Landscape Lighting	\$ -	\$ -	\$ -	\$ -	N/A for FY 2024
Irrigation Water - Landscaping	\$ -	\$ -	\$ -	\$ -	Water for Landscaping from the Master Irrigation System
Potable Water - Meter (Entry Fountain)	\$ -	\$ -	\$ -	\$ -	Installation of Water Meter for Fountain
Potable Water - Fountain	\$ 6,000	\$ 2,092	\$ 4,185	\$ 4,500	Monthly County Water Charges
Repairs & Maintenance					
Public Area Landscaping					
Treviso Bay Blvd - Entrance	\$ 90,000	\$ 60,921	\$ 126,921	\$ 165,000	Treviso Bay Boulevard
Southwest Boulevard	\$ 26,000	\$ 14,930	\$ 26,000	\$ 26,000	Development Order Requirement for Maintenance
Irrigation System	\$ 5,200	\$ 1,152	\$ 3,800	\$ 5,200	Landscaping Irrigation - Treviso Bay Blvd.
Well System	\$ -	\$ -	\$ -	\$ -	N/A
Plant Replacement and Annuals	\$ 55,000	\$ 7,132	\$ 25,000	\$ 30,000	Plantings Replacement
Tree Trimming	\$ 10,000	\$ 25,820	\$ 25,820	\$ 25,000	Annual Thinning of Trees
Fountains	\$ 18,000	\$ 37,306	\$ 46,306	\$ 18,000	Weekly Service & Repairs
Other Current Charges	\$ -	\$ -	\$ -	\$ -	NO ACCOUNT N
Operating Supplies					
Mulch	\$ 27,000	\$ 8,922	\$ 27,000	\$ 22,000	Entrance Mulch - twice a year and once/year Touchup
Contingencies	\$ 17,340	\$ -	\$ -	\$ 21,840	7.5% of Repairs and Maintenance
Capital Outlay					
Fountain Pump House Const. & Landscaping	\$ 77,600	\$ 42,092	\$ 42,092	\$ -	N/A FY 2025
Treviso Bay Blvd/US 41 Buffer - Landscaping	\$ -	\$ -	\$ -	\$ 182,000	See CIP for Detail

**Wentworth Estates
Community Development District
General Fund - Budget
Fiscal Year 2025**

Description	Fiscal Year 2024 Adopted Budget	Actual at 03/13/2024	Anticipated Year End 09/30/2024	Fiscal Year 2025 Budget	Notes
Treviso Bay Blvd/US 41 Buffer - Lighting	\$ -	\$ -	\$ -	\$ 50,000	See CIP for Detail
Fountain and Perimeter Wall - Painting	\$ -	\$ -	\$ -	\$ 48,000	See CIP for Detail
Contingencies/CEI Services	\$ -	\$ -	\$ -	\$ 21,300	See CIP for Detail
Landscaping Renewal & Replacement	\$ 40,000	\$ 1,887	\$ 2,000	\$ -	Item removed in FY 2025
Sub-Total:	\$ 394,140	\$ 211,704	\$ 351,124	\$ 632,840	
Reserves					
Extraordinary Capital/Operations	\$ 200,000	\$ -	\$ -	\$ 158,000	Long Term Capital Planning Tool - create a stable/equitable funding plan to offset deterioration resulting in sufficient funds for major common area expenditures and to create a stable fund for Hurricane Cleanup/Restoration.
Storm Events/Unforeseen Capital /Reserves	\$ -	\$ -	\$ -	\$ -	Line Item Removed for FY 2024
Sub-total:	\$ 200,000	\$ -	\$ -	\$ 158,000	
Other Fees and Charges					
Discount for Early Payment	\$ 56,011	\$ -	\$ 56,011	\$ 67,207	
Sub-Total:	\$ 56,011	\$ -	\$ 56,011	\$ 67,207	
Total Expenditures and Other Uses	\$ 1,400,266	\$ 602,032	\$ 1,223,671	\$ 1,680,164	

Fund Balances:

Change from Current Year Operations	\$ -	\$ 699,029	\$ 176,595	N/A	Cash Over (Short) at Fiscal Year End
Fund Balance - Beginning					
Extraordinary Capital/Operations	\$ 409,403		\$ 564,310	\$ 722,310	Long Term Capital Planning - Balance of Funds
1st Three (3) Months of Operations	\$ 270,060		\$ 270,060	\$ 291,748	Required to meet Cash Needs until Assessment Received
Total Fund Balance	\$ 679,463		\$ 856,058	\$ 1,014,058	

Description	Number of Units	Assessment Comparison	
		FY 2024 Rate/Unit	FY 2025 Rate/Unit
Residential	1432	\$ 957.30	\$ 1,148.65
Commercial	N/A	\$ 35,295.10	\$ 35,291.85
CAP Rate (Residential)		\$ 1,148.76	\$ 1,378.38
CAP Rate (Commercial)		\$ 35,295.10	\$ 35,291.85

Three 75' lots were combined to create 2 lots, 60581265346 and 60581265304, and are assessed as 1.5 units each.

Wentworth Estates Community Development District

General Fund - Budget
Fiscal Year 2025

Capital Improvement Plan - Fiscal Year 2025 through FY 2030

Description of Capital Items	2025	2026	2027	2028	2029	2030
Water Management System						
Fountain/Aerator/Bubbler Program for Lake System						
Lake 12 Avellino	\$ -	\$ -	\$ 25,000	\$ -		
Lake 15 Trevi	\$ -	\$ -	\$ -	\$ -		
Lake 22 Aqua/Liparri	\$ 10,000	\$ -	\$ -	\$ -		
Lake 20 Bella Firenze	\$ -	\$ 25,000	\$ -	\$ -		
Lake 4 Via Vento	\$ 25,000					
Lake 7 Napoli	\$ -	\$ -	\$ -	\$ -		
Lake 24 Aqua	\$ -	\$ -	\$ -	\$ -		
Lake 18	\$ -	\$ -	\$ 15,000	\$ -		
Lake 42 (2) Peninsula	\$ -	\$ -	\$ -	\$ -	\$ 40,000	
Lake 21 Cavia	\$ -	\$ 15,000	\$ -	\$ -	\$ -	
Improvements for Water Quality	\$ -	\$ -	\$ -	\$ -	\$ -	
Littoral Shelf Plantings	\$ 8,000	\$ 8,000	\$ 8,000	\$ 8,000		
Sub-Total	\$ 43,000	\$ 48,000	\$ 48,000	\$ 48,000	\$ -	\$ -

Fountain, Aerator Program is Anticipated Completed by FY 2028

Preserves - Boardwalk and Lookout
Evaluation of Boardwalk and Lookout will be completed in Fiscal Year 2024 for a long term needs determination to be incorporated into future years budgets.

Stormwater Drainage Pipes

Televise System/Repairs for damage	\$ 30,000	\$ 30,000	\$ 30,000	\$ 30,000	\$ 30,000	\$ 30,000
Sub-total	\$ 30,000	\$ 30,000	\$ 30,000	\$ 30,000	\$ 30,000	\$ 30,000

Lakes Banks Erosion Restoration

Giaveno	\$ -	\$ 15,000	\$ -	\$ -	\$ -	\$ -
Venezia	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Ponziane	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Acqua	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Lipari	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Bella Firenze	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Vercelli	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Dinapoli	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Via Veneto	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Piacere	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
italiz	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Ponte Rialto	\$ 20,000	\$ -	\$ -	\$ -	\$ -	\$ -
Avellino	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Casoria	\$ 20,000	\$ -	\$ -	\$ -	\$ -	\$ -
Trevi	\$ -	\$ -	\$ -	\$ 40,000	\$ -	\$ -
Siracusa	\$ 13,000	\$ -	\$ -	\$ -	\$ -	\$ -
Pavia	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Golf Course	\$ -	\$ 15,000	\$ -	\$ -	\$ -	\$ -
Overall Project Lake Bank Restoration	\$ -	\$ 30,000	\$ 40,000	\$ 15,000	\$ 40,000	\$ 40,000
Contingencies/CEI Services	\$ 6,360	\$ 7,200	\$ 4,800	\$ 6,600	\$ 4,800	\$ 4,800
Sub-Total:	\$ 59,360	\$ 67,200	\$ 44,800	\$ 61,600	\$ 44,800	\$ 44,800

Total: Stormwater Management System	\$ 132,360	\$ 145,200	\$ 122,800	\$ 139,600	\$ 74,800	\$ 74,800
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Wentworth Estates Community Development District

General Fund - Budget

Fiscal Year 2025

Capital Improvement Plan - Fiscal Year 2025 through FY 2030

Description of Capital Items	2025	2026	2027	2028	2029	2030
Treviso Bay Boulevard - Entrance Fountain, Roadway, Lighting, Signage						
Roadway and Bridge						
Brick Paver Replacement - Bridge	\$ 65,000	\$ 65,000	\$ -	\$ -	\$ -	\$ -
Brick Paver Replacement - Roadways	\$ -	\$ 128,000	\$ 128,000	\$ 128,000	\$ -	\$ -
Street Lights/Fencing/Railing - Painting	\$ -	\$ -	\$ 17,000	\$ -	\$ -	\$ -
Bridge - Painting	\$ -	\$ -	\$ -	\$ 25,000	\$ -	\$ -
Bridge - Inspection (every Three years)	\$ 10,000	\$ -	\$ -	\$ -	\$ 10,000	\$ -
Bridge Repairs Allowance	\$ -	\$ 20,000	\$ 20,000	\$ 20,000	\$ 20,000	\$ 20,000
Landscaping/Lighting - Treviso Bay Blvd./US 41 Buffer - Preserve Boardwalk						
Preserve Boardwalk	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Treviso Bay Blvd/US 41 Buffer - Landscaping	\$ 182,000	\$ 75,000	\$ 75,000	\$ 75,000	\$ 75,000	\$ 75,000
Treviso Bay Blvd/US 41 Buffer - Lighting	\$ 50,000	\$ 10,000	\$ 10,000	\$ 10,000	\$ 10,000	\$ 10,000
Fountain and Perimeter Wall - Painting	\$ 48,000	\$ -	\$ -	\$ -	\$ -	\$ -
Diamond Brite/Replace tile in Fountains	\$ -	\$ 40,000	\$ -	\$ -	\$ -	\$ -
Fountain - Motor and Impeller Replacement	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 30,000
Contingencies/CEI Services	\$ 21,300	\$ 20,280	\$ 15,000	\$ 15,480	\$ 6,900	\$ 8,100
Total: Treviso Bay Boulevard Entrance	\$ 376,300	\$ 358,280	\$ 265,000	\$ 273,480	\$ 121,900	\$ 143,100
Total Capital Improvements:	\$ 581,660	\$ 581,480	\$ 465,800	\$ 491,080	\$ 226,700	\$ 247,900
Estimated Cost Per Residential Unit:	\$ 434.62	\$ 434.49	\$ 348.05	\$ 366.94	\$ 169.39	\$ 185.23

**Wentworth Estates
Community Development District
Debt Service Fund - Series 2021 Refunding Bonds (Amended Budget)
Fiscal Year 2025**

Description	Fiscal Year 2024 Adopted Budget	Actual at 03/13/2024	Anticipated Year End 09/30/2024	Fiscal Year 2025 Budget
Revenues and Other Sources				
Carryforward	\$ -	\$ -	\$ -	\$ -
Special Assessment Revenue				-
Special Assessment - On-Roll	\$ 1,783,584	\$ 1,613,502	\$ 1,783,584	1,783,584
Special Assessment - Off-Roll	\$ -			
Special Assessment - Prepayment	\$ -	\$ -	\$ -	-
Interest Income				
Sinking Fund	\$ -		\$ -	-
Interest Account-Series A	\$ -	\$ -	\$ -	-
Reserve Account-Series A	\$ -	\$ -	\$ -	-
Prepayment Account	\$ -	\$ -	\$ -	
Revenue Account	\$ -	\$ 15,759	\$ 39,000	\$ 35,000
Intragovernmental Transfers In				
Debt Service Fund - Series 2006 Bonds	-	\$ -	-	\$ -
Debt Proceeds				
Series 2017 Refunding Bonds	\$ -	\$ -	\$ -	-
Total Revenue & Other Sources	\$ 1,783,584	\$ 1,629,261	\$ 1,822,584	\$ 1,818,584
Expenditures and Other Uses				
Debt Service				
Principal Debt Service - Mandatory				
Series A Bonds	\$ 1,260,000	\$ -	\$ 1,260,000	\$ 1,278,000
Principal Debt Service - Early Redemptions				
Series A Bonds	\$ -		\$ -	-
Interest Expense				
Series A Bonds	\$ 414,859	\$ 207,429	\$ 414,859	\$ 397,534
Other Fees and Charges				
Discounts/Fees and Charges	\$ 116,683	\$ -	\$ 116,683	\$ 116,683
Operating Transfers Out				
Total Expenditures and Other Uses	\$ 1,791,542	\$ 207,429	\$ 1,791,542	\$ 1,792,217
Net Increase/(Decrease) in Fund Balance	\$ -	\$ 1,421,832	\$ 31,042	\$ 26,368
Fund Balance - Beginning	\$ 159,877	\$ 159,877	\$ 159,877	\$ 190,919
Fund Balance - Ending	\$ 159,877	\$ 1,581,709	\$ 190,919	\$ 217,287

Restricted Fund Balance:	
Reserve Account Requirement	NONE
Restricted for November 1, 2025 Interest Payment	\$ 189,182
Total - Restricted Fund Balance:	\$ 189,182

Description	Number of Units	Assessment Rates	
		FY 2024	FY 2025
50' Lot	111	\$ 1,653.89	\$ 1,653.89
50' Lot partial	1	\$ 1,200.10	\$ 1,200.10
60' Lot	75	\$ 1,754.52	\$ 1,754.52
60' Lot partial	1	\$ 1,327.19	\$ 1,327.19
75' Lot	205	\$ 2,112.87	\$ 2,112.87
100' Lot	17	\$ 3,006.43	\$ 3,006.43
100' Lot partial	10	\$ 2,552.90	\$ 2,552.90
150' Lot	10	\$ 3,606.25	\$ 3,606.25
150' Lot partial	1	\$ 3,152.72	\$ 3,152.72
Coach Homes	194	\$ 1,103.11	\$ 1,103.11
2 Story Condominiums	203	\$ 942.54	\$ 942.54
4 Story Condominiums	600	\$ 789.60	\$ 789.60
Commercial	1	\$ 37,782.00	\$ 37,782.00
Golf Course	0		
Total:	1429		

Wentworth Estates
Community Development District
Debt Service Fund - Series 2021 Amortization Schedule
Fiscal Year 2025

Description	Prepayments	Principal	Coupon Rate	Interest	Annual Debt Service	Par Debt Outstanding
Par Amount Issued		\$ 22,485,000	Varies			
11/1/2021				\$ 74,885.02	\$ 74,885.02	\$ 22,485,000
5/1/2022	\$ 1,231,000		1.0625%	\$ 220,972.19		
11/1/2022				\$ 214,432.50	\$ 1,666,404.69	\$ 21,254,000
5/1/2023	\$ 1,245,000		1.1250%	\$ 214,432.50		
11/1/2023				\$ 207,429.38	\$ 1,666,861.88	\$ 20,009,000
5/1/2024	\$ 1,260,000		1.3750%	\$ 207,429.38		
11/1/2024				\$ 198,766.88	\$ 1,666,196.26	\$ 18,749,000
5/1/2025	\$ 1,278,000		1.5000%	\$ 198,766.88		
11/1/2025				\$ 189,181.88	\$ 1,665,948.76	\$ 17,471,000
5/1/2026	\$ 1,299,000		1.6250%	\$ 189,181.88		
11/1/2026				\$ 178,627.50	\$ 1,666,809.38	\$ 16,172,000
5/1/2027	\$ 1,321,000		1.7500%	\$ 178,627.50		
11/1/2027				\$ 167,068.75	\$ 1,666,696.25	\$ 14,851,000
5/1/2028	\$ 1,345,000		1.8750%	\$ 167,068.75		
11/1/2028				\$ 154,459.38	\$ 1,666,528.13	\$ 13,506,000
5/1/2029	\$ 1,371,000		2.0000%	\$ 154,459.38		
11/1/2029				\$ 140,749.38	\$ 1,666,208.76	\$ 12,135,000
5/1/2030	\$ 1,400,000		2.1250%	\$ 140,749.38		
11/1/2030				\$ 125,874.38	\$ 1,666,623.76	\$ 10,735,000
5/1/2031	\$ 1,430,000		2.1250%	\$ 125,874.38		
11/1/2031				\$ 110,680.63	\$ 1,666,555.01	\$ 9,305,000
5/1/2032	\$ 1,462,000		2.2500%	\$ 110,680.63		
11/1/2032				\$ 94,233.13	\$ 1,666,913.76	\$ 7,843,000
5/1/2033	\$ 1,495,000		2.2500%	\$ 94,233.13		
11/1/2033				\$ 77,414.38	\$ 1,666,647.51	\$ 6,348,000
5/1/2034	\$ 1,530,000		2.3750%	\$ 77,414.38		
11/1/2034				\$ 59,245.63	\$ 1,666,660.01	\$ 4,818,000
5/1/2035	\$ 1,567,000		2.3750%	\$ 59,245.63		
11/1/2035				\$ 40,637.50	\$ 1,666,883.13	\$ 3,251,000
5/1/2036	\$ 1,605,000		2.5000%	\$ 40,637.50		
11/1/2036				\$ 20,575.00	\$ 1,666,212.50	\$ 1,646,000
5/1/2037	\$ 1,646,000		2.5000%	\$ 20,575.00		
11/1/2037					\$ 1,666,575.00	