

# Tern Bay

Community Development District

*Financial Statements  
As of March 31, 2026*

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### *Monthly Financial Statements*

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**Tern Bay Community Development District**  
**Balance Sheet**  
**As of March 31, 2026**

| Description   | Governmental Funds |                    |                     |                      | Account Groups            |                         | Totals<br>(Memorandum Only) |
|---|--------------------|--------------------|---------------------|----------------------|---------------------------|-------------------------|-----------------------------|
|   | General Fund       | Debt Service Funds |                     | Capital Project Fund | General Long<br>Term Debt | General Fixed<br>Assets |                             |
|   |                    | Series 2005        | Series 2022         | Series 2022          |                           |                         |                             |
| <b>Assets</b>   |                    |                    |                     |                      |                           |                         |                             |
| <b>Cash and Investments</b>                                     |                    |                    |                     |                      |                           |                         |                             |
| <b>General Fund</b>   |                    |                    |                     |                      |                           |                         |                             |
| Truist - Checking Account                                       | \$ 78,857          | \$ -               | \$ -                | \$ -                 | \$ -                      | \$ -                    | \$ 78,857                   |
| FMIT - Investment Account                                       | 818,333            | -                  | -                   | -                    | -                         | -                       | 818,333                     |
| <b>Debt Service Fund</b>  |                    |                    |                     |                      |                           |                         |                             |
| Reserve Account A   | -                  | 50,000             | 886,013             | -                    | -                         | -                       | 936,013                     |
| Revenue   | -                  | 152,174            | 1,885,081           | -                    | -                         | -                       | 2,037,255                   |
| Prepayment Account  | -                  | 1,919              | -                   | -                    | -                         | -                       | 1,919                       |
| <b>Capital Project Fund</b>                                     |                    |                    |                     |                      |                           |                         |                             |
| Construction Account  | -                  | -                  | -                   | 2,786,712            | -                         | -                       | 2,786,712                   |
| <b>Prepaid Expenditures</b>                                     | -                  | -                  | -                   | 99,750               | -                         | -                       | 99,750                      |
| <b>Due from Other Funds</b>                                     |                    |                    |                     |                      |                           |                         |                             |
| General Fund  | -                  | -                  | -                   | -                    | -                         | -                       | -                           |
| Debt Service Fund   | -                  | -                  | -                   | -                    | -                         | -                       | -                           |
| Capital Project Fund  | 99,750             | -                  | -                   | -                    | -                         | -                       | 99,750                      |
| <b>Amount Available in Debt Service Funds</b>                   | -                  | -                  | -                   | -                    | 2,975,186                 | -                       | 2,975,186                   |
| <b>Amount to be Provided by Debt Service Funds</b>              | -                  | -                  | -                   | -                    | 27,194,814                | -                       | 27,194,814                  |
| <b>Investment in General Fixed Assets (net of depreciation)</b> | -                  | -                  | -                   | -                    | -                         | 26,516,908              | 26,516,908                  |
| <b>Total Assets</b>   | <b>\$ 996,940</b>  | <b>\$ 204,093</b>  | <b>\$ 2,771,093</b> | <b>\$ 2,886,462</b>  | <b>\$ 30,170,000</b>      | <b>\$ 26,516,908</b>    | <b>\$ 63,545,496</b>        |

**Tern Bay Community Development District  
Balance Sheet  
As of March 31, 2026**

| Description   | Governmental Funds |                |                    |                |                      |                  | Account Groups |                   | Totals<br>(Memorandum Only) |                      |
|---|--------------------|----------------|--------------------|----------------|----------------------|------------------|----------------|-------------------|-----------------------------|----------------------|
|   | General Fund       |                | Debt Service Funds |                | Capital Project Fund | General Long     | General Fixed  |                   |                             |                      |
|   |                    |                | Series 2005        | Series 2022    | Series 2022          | Term Debt        | Assets         |                   |                             |                      |
| <b>Liabilities</b>                                      |                    |                |                    |                |                      |                  |                |                   |                             |                      |
| <b>Accounts Payable</b>                                 | \$                 | -              | \$                 | -              | \$                   | -                | \$             | -                 | \$                          | -                    |
| <b>Due to Other Funds</b>                               |                    |                |                    |                |                      |                  |                |                   |                             |                      |
| General Fund  |                    | -              |                    | -              |                      | 99,750           |                | -                 |                             | 99,750               |
| Debt Service Fund                                       |                    | -              |                    | -              |                      | -                |                | -                 |                             | -                    |
| <b>Bonds Payable</b>                                    |                    |                |                    |                |                      |                  |                |                   |                             |                      |
| Current Portion (Due within 12 months)                  |                    |                |                    |                |                      |                  |                |                   |                             |                      |
| Series 2005A  |                    | -              |                    | -              |                      | -                |                | 55,000            |                             | 55,000               |
| Series 2022   |                    | -              |                    | -              |                      | -                |                | 640,000           |                             | 640,000              |
| Long Term   |                    |                |                    |                |                      |                  |                |                   |                             |                      |
| Series 2005A  |                    | -              |                    | -              |                      | -                |                | 800,000           |                             | 800,000              |
| Series 2022   |                    | -              |                    | -              |                      | -                |                | 28,675,000        |                             | 28,675,000           |
| <b>Total Liabilities</b>                                | <b>\$</b>          | <b>-</b>       | <b>\$</b>          | <b>-</b>       | <b>\$</b>            | <b>99,750</b>    | <b>\$</b>      | <b>30,170,000</b> | <b>\$</b>                   | <b>-</b>             |
| <b>Fund Equity and Other Credits</b>                    |                    |                |                    |                |                      |                  |                |                   |                             |                      |
| <b>Investment in General Fixed Assets</b>               |                    | -              |                    | -              |                      | -                |                | 26,516,908        |                             | 26,516,908           |
| <b>Fund Balance</b>                                     |                    |                |                    |                |                      |                  |                |                   |                             |                      |
| <b>Restricted</b>                                       |                    |                |                    |                |                      |                  |                |                   |                             |                      |
| Beginning: October 1, 2025 (Unaudited)                  |                    | -              |                    | 126,610        |                      | 1,593,549        |                | 4,422,150         |                             | -                    |
| Results from Current Operations                         |                    | -              |                    | 77,483         |                      | 1,177,544        |                | (1,635,438)       |                             | -                    |
| <b>Unrestricted</b>                                     |                    |                |                    |                |                      |                  |                |                   |                             |                      |
| Beginning: October 1, 2025 (Unaudited)                  |                    | 945,673        |                    | -              |                      | -                |                | -                 |                             | -                    |
| Results from Current Operations                         |                    | 51,267         |                    | -              |                      | -                |                | -                 |                             | -                    |
| <b>Total Fund Equity and Other Credits</b>              | <b>\$</b>          | <b>996,940</b> | <b>\$</b>          | <b>204,093</b> | <b>\$</b>            | <b>2,771,093</b> | <b>\$</b>      | <b>2,786,712</b>  | <b>\$</b>                   | <b>-</b>             |
| <b>Total Liabilities, Fund Equity and Other Credits</b> | <b>\$</b>          | <b>996,940</b> | <b>\$</b>          | <b>204,093</b> | <b>\$</b>            | <b>2,886,462</b> | <b>\$</b>      | <b>30,170,000</b> | <b>\$</b>                   | <b>26,516,908</b>    |
|   |                    |                |                    |                |                      |                  |                |                   |                             | <b>\$ 63,545,496</b> |

**Tern Bay Community Development District**  
**General Fund**  
**Statement of Revenues, Expenditures and Changes in Fund Balance**  
**As of March 31, 2026**

| Description                                  | March            | Year to Date        | Total Annual Budget | % of Budget |
|--|------------------|---------------------|---------------------|-------------|
| <b>Revenue and Other Sources</b>             |                  |                     |                     |             |
| <b>Carryforward - Reserve Distributions</b>  | \$ -             | \$ -                | \$ 678,899          | 0%          |
| <b>Interest</b>                              |                  |                     |                     |             |
| Interest - FMIT                              | 295              | 11,755              | 30,000              | 39%         |
| <b>Special Assessment Revenue</b>            |                  |                     |                     |             |
| Special Assessments - On-Roll                | 25,515           | 1,111,052           | 1,249,598           | 89%         |
| <b>Misc. Revenue</b>                         |                  |                     |                     |             |
| Gate Damange - Resident Reimbursement        | 1,841            | 1,841               | -                   | 0%          |
| <b>Other Fees and Charges</b>                |                  |                     |                     |             |
| Discounts and Tax Collector Fees             | -                | -                   | (87,472)            | 0%          |
| <b>Total Revenue and Other Sources:</b>      | <b>\$ 27,651</b> | <b>\$ 1,124,648</b> | <b>\$ 1,871,024</b> | <b>60%</b>  |
| <b>Expenditures and Other Uses</b>           |                  |                     |                     |             |
| <b>Legislative</b>                           |                  |                     |                     |             |
| Board of Supervisor's - Fees                 | 2,000            | 7,000               | 12,000              | 58%         |
| <b>Executive</b>                             |                  |                     |                     |             |
| Professional Management                      | 4,167            | 25,000              | 50,000              | 50%         |
| <b>Financial and Administrative</b>          |                  |                     |                     |             |
| Audit Services                               | -                | 4,400               | 6,600               | 67%         |
| Accounting Services                          | 2,275            | 13,650              | 27,300              | 50%         |
| Assessment Roll Services                     | 2,275            | 13,650              | 27,300              | 50%         |
| Arbitrage Rebate Services                    | -                | 500                 | 1,000               | 50%         |
| <b>Other Contractual Services</b>            |                  |                     |                     |             |
| Legal Advertising                            | 109              | 1,431               | 1,500               | 95%         |
| Property Appraiser & Tax Collector Fees      | -                | 66                  | 50                  | 133%        |
| Trustee Services                             | 4,246            | 4,246               | 8,009               | 53%         |
| Dissemination Agent Services                 | -                | 1,750               | 6,000               | 29%         |
| Bond Amortization Schedules                  | -                | -                   | 500                 | 0%          |
| Bank Services                                | -                | -                   | 250                 | 0%          |
| <b>Communications &amp; Freight Services</b> |                  |                     |                     |             |
| Postage, Freight & Messenger                 | -                | -                   | 900                 | 0%          |
| Web Site Development                         | -                | 1,200               | 2,400               | 50%         |
| <b>Insurance</b>                             |                  |                     |                     |             |
|  | -                | 35,666              | 40,242              | 89%         |
| <b>Meeting Room Rental</b>                   |                  |                     |                     |             |
|  | -                | -                   | 250                 | 0%          |
| <b>Printing &amp; Binding</b>                |                  |                     |                     |             |
|  | 1,852            | 2,249               | 300                 | 750%        |
| <b>Subscription &amp; Memberships</b>        |                  |                     |                     |             |
|  | -                | 175                 | 175                 | 100%        |
| <b>Legal Services</b>                        |                  |                     |                     |             |
| Legal - General Counsel                      | 5,139            | 16,285              | 6,500               | 251%        |
| Legal - Series 2022 Bonds                    | -                | 732                 | -                   | 0%          |
| <b>Other General Government Services</b>     |                  |                     |                     |             |
| Engineering Services - General Fund          | 5,860            | 10,836              | 15,000              | 72%         |
| Canoe Path Improv (Permit Analysis)          | -                | -                   | 2,500               | 0%          |

**Tern Bay Community Development District**  
**General Fund**  
**Statement of Revenues, Expenditures and Changes in Fund Balance**  
**As of March 31, 2026**

| Description  | March  | Year to Date | Total Annual<br>Budget | % of<br>Budget |
|--|--------|--------------|------------------------|----------------|
| <b>Other Public Safety</b>                         |        |              |                        |                |
| <b>Guardhouse Operations</b>                       |        |              |                        |                |
| Professional - Gate Attendant                      | 16,839 | 113,017      | 228,271                | 50%            |
| Professional - Resident Liaison                    | 4,716  | 14,387       | 48,177                 | 30%            |
| Resident Access Control System                     | 2,653  | 19,699       | 31,541                 | 62%            |
| Contingencies                                      | -      | 6,429        | -                      | 0%             |
| <b>Guardhouse Utilities</b>                        |        |              |                        |                |
| Electric   | 306    | 1,177        | 2,400                  | 49%            |
| Water & Wastewater                                 | -      | -            | 1,200                  | 0%             |
| Internet, IP & Data                                | 635    | 3,038        | 2,700                  | 113%           |
| <b>Repairs &amp; Maintenance</b>                   |        |              |                        |                |
| Guardhouse Janitorial                              | 420    | 2,681        | 3,340                  | 80%            |
| Gate   | 17,390 | 22,266       | 9,000                  | 247%           |
| Gate Damage - Resident Reimbursed                  | 1,841  | 1,841        | -                      | 0%             |
| Miscellaneous Repairs                              | -      | 9,157        | 15,000                 | 61%            |
| <b>Capital Outlay</b>                              |        |              |                        |                |
| Guardhouse/Security                                | -      | 134,968      | 80,000                 | 169%           |
| <b>Stormwater Management System</b>                |        |              |                        |                |
| <b>Lake, Lake Bank, Littoral Shelf Maintenance</b> |        |              |                        |                |
| <b>Professional Services</b>                       |        |              |                        |                |
| Asset Management                                   | 1,362  | 9,819        | 20,000                 | 49%            |
| <b>Repairs &amp; Maintenance</b>                   |        |              |                        |                |
| Aquatic Weed Control                               | 9,325  | 55,000       | 72,000                 | 76%            |
| Lake Vegetation Removal                            | -      | 23,550       | 22,000                 | 107%           |
| Littoral Shelf Maintenance                         | -      | -            | 15,000                 | 0%             |
| Aerations System                                   | -      | -            | 500                    | 0%             |
| Ctrl Structures, Catch Basins, Outfalls            | -      | -            | 40,000                 | 0%             |
| Contingencies                                      | -      | 6,406        | -                      | 0%             |
| <b>Preserve Area Maintenance</b>                   |        |              |                        |                |
| <b>Professional Services</b>                       |        |              |                        |                |
| Asset Management                                   | 158    | 1,671        | 20,000                 | 8%             |
| <b>Repairs &amp; Maintenance</b>                   |        |              |                        |                |
| Wetland Maintenance                                | 2,400  | 14,400       | 28,800                 | 50%            |
| Preserve Path Maintenance                          | 675    | 4,050        | 15,000                 | 27%            |
| Installation - No Trespassing Signs                | -      | -            | 5,000                  | 0%             |
| Wild Hog Removal                                   | -      | 6,147        | 34,000                 | 18%            |
| Cane Toad Removal                                  | 3,030  | 17,040       | 38,000                 | 45%            |
| <b>Capital Outlay</b>                              |        |              |                        |                |
| Littoral Shelf Planting                            | -      | 44,738       | 44,000                 | 102%           |

**Tern Bay Community Development District**  
**General Fund**  
**Statement of Revenues, Expenditures and Changes in Fund Balance**  
**As of March 31, 2026**

| Description   | March             | Year to Date        | Total Annual Budget | % of Budget |
|---|-------------------|---------------------|---------------------|-------------|
| <b>Road &amp; Street Facilities</b>                     |                   |                     |                     |             |
| <b>Professional Management</b>                          |                   |                     |                     |             |
| Asset Management  | 5,313             | 31,350              | 30,000              | 104%        |
| <b>Street Lights</b>                                    |                   |                     |                     |             |
| <b>Electric Service</b>                                 |                   |                     |                     |             |
| Electric Service  | 8,909             | 52,352              | 106,000             | 49%         |
| <b>Repairs &amp; Maintenance</b>                        |                   |                     |                     |             |
| Sidewalk & Pavement Repairs                             | 8,957             | 10,457              | 25,000              | 42%         |
| Bridge  | -                 | -                   | 12,000              | 0%          |
| Striping & Pavement Marking                             | -                 | 3,995               | 15,000              | 27%         |
| Street Lights/Directional Signs                         | 558               | 3,351               | 15,000              | 22%         |
| Street Sweeping   | 2,850             | 8,550               | 35,000              | 24%         |
| Pressure Washing - Streets                              | -                 | -                   | 33,000              | 0%          |
| Miscellaneous Repairs                                   | 4,369             | 17,901              | 10,000              | 179%        |
| Contingencies   | 1,475             | 1,475               | -                   | 0%          |
| <b>Landscaping Services</b>                             |                   |                     |                     |             |
| <b>Professional Management</b>                          |                   |                     |                     |             |
| Asset Management  | 4,429             | 21,878              | 25,000              | 88%         |
| <b>Repairs &amp; Maintenance</b>                        |                   |                     |                     |             |
| Common Area Maintenance                                 | 78,276            | 168,045             | 320,819             | 52%         |
| Tree Trimming   | -                 | -                   | 70,000              | 0%          |
| Landscape Replacements                                  | 5,833             | 24,208              | 25,000              | 97%         |
| Mulch Installation                                      | -                 | 28,840              | 50,000              | 58%         |
| Annuals   | 4,153             | 11,540              | 35,000              | 33%         |
| Landscape Lighting                                      | 4,198             | 13,226              | 25,000              | 53%         |
| Annual Holiday Decorations                              | -                 | 19,398              | 14,500              | 134%        |
| <b>Irrigation System</b>                                |                   |                     |                     |             |
| <b>Pumps &amp; Wells &amp; Line Distribution System</b> |                   |                     |                     |             |
| Routine Maintenance                                     | -                 | -                   | 10,000              | 0%          |
| Well Testing/Meter Reading                              | 1,750             | 6,500               | 20,000              | 33%         |
| <b>Line Distribution System</b>                         |                   |                     |                     |             |
| Routine Maintenance                                     | -                 | -                   | 10,000              | 0%          |
| <b>Reserves</b>   |                   |                     |                     |             |
| Extraordinary Capital/Operations                        | -                 | -                   | -                   | 0%          |
| <b>Total Expenditures and Other Uses:</b>               | <b>\$ 220,738</b> | <b>\$ 1,073,381</b> | <b>\$ 1,871,024</b> | <b>57%</b>  |
| <b>Net Increase/ (Decrease) in Fund Balance</b>         |                   |                     |                     |             |
|   | <b>(193,087)</b>  | <b>51,267</b>       | <b>0</b>            |             |
| Fund Balance - Beginning                                | 1,190,027         | 945,673             | 945,673             |             |
| Fund - Additions/Expenditures                           | -                 | -                   | (678,899)           |             |
| <b>Fund Balance - Ending</b>                            | <b>\$ 996,940</b> | <b>\$ 996,940</b>   | <b>\$ 266,775</b>   |             |

**Tern Bay Community Development District**  
**Debt Service Fund - Series 2005 Bonds**  
**Statement of Revenues, Expenditures and Changes in Fund Balance**  
**As of March 31, 2026**

| Description                                      | March             | Year to Date      | Total Annual Budget | % of Budget |
|--|-------------------|-------------------|---------------------|-------------|
| <b>Revenue and Other Sources</b>                 |                   |                   |                     |             |
| <b>Carryforward</b>                              | \$ -              | \$ -              | \$ -                | 0%          |
| <b>Interest Income</b>                           |                   |                   |                     |             |
| Reserve Account                                  | 134               | 925               | -                   | 0%          |
| Prepayment Account                               | 5                 | 36                | -                   | 0%          |
| Revenue Account                                  | 396               | 1,725             | 6,532               | 26%         |
| <b>Special Assessment Revenue</b>                |                   |                   |                     |             |
| Special Assessments - On-Roll                    | 2,245             | 97,775            | 109,006             | 90%         |
| <b>Other Fees and Charges</b>                    |                   |                   |                     |             |
| Discounts and Other Fees                         | -                 | -                 | (7,131)             | 0%          |
| <b>Operating Transfers In (From Other Funds)</b> | 139               | 139               | -                   | 0%          |
| <b>Total Revenue and Other Sources:</b>          | <b>\$ 2,920</b>   | <b>\$ 100,600</b> | <b>\$ 108,407</b>   | <b>93%</b>  |
| <b>Expenditures and Other Uses</b>               |                   |                   |                     |             |
| <b>Debt Service</b>                              |                   |                   |                     |             |
| <b>Principal Debt Service - Mandatory</b>        |                   |                   |                     |             |
| Series 2005 Bonds                                | -                 | -                 | 55,000              | 0%          |
| <b>Interest Expense</b>                          |                   |                   |                     |             |
| Series 2005A Bonds                               | -                 | 22,978            | 46,494              | 49%         |
| Series 2005B Bonds                               | -                 | -                 | -                   | 0%          |
| <b>Trustee Services</b>                          | -                 | -                 | -                   | -           |
| <b>Operating Transfers Out (To Other Funds)</b>  | 139               | 139               | -                   | 0%          |
| <b>Total Expenditures and Other Uses:</b>        | <b>\$ 139</b>     | <b>\$ 23,117</b>  | <b>\$ 101,494</b>   | <b>23%</b>  |
| <b>Net Increase/ (Decrease) in Fund Balance</b>  | <b>2,781</b>      | <b>77,483</b>     | <b>6,913</b>        |             |
| Fund Balance - Beginning                         | 201,312           | 126,610           | 126,610             |             |
| <b>Fund Balance - Ending</b>                     | <b>\$ 204,093</b> | <b>\$ 204,093</b> | <b>\$ 133,523</b>   |             |

**Tern Bay Community Development District**  
**Debt Service Fund - Series 2022 Bonds**  
**Statement of Revenues, Expenditures and Changes in Fund Balance**  
**As of March 31, 2026**

| Description                                      | March               | Year to Date        | Total Annual Budget | % of Budget |
|--|---------------------|---------------------|---------------------|-------------|
| <b>Revenue and Other Sources</b>                 |                     |                     |                     |             |
| <b>Carryforward</b>                              | \$ -                | \$ -                | \$ -                | 0%          |
| <b>Interest Income</b>                           |                     |                     |                     |             |
| Reserve Account                                  | 2,376               | 16,416              | -                   | 0%          |
| Revenue Account                                  | 4,861               | 19,835              | 81,466              | 24%         |
| <b>Special Assessment Revenue</b>                |                     |                     |                     |             |
| Special Assessments - On-Roll                    | 39,668              | 1,727,356           | 1,930,204           | 89%         |
| <b>Other Fees and Charges</b>                    |                     |                     |                     |             |
| Discounts and Other Fees                         | -                   | -                   | (124,042)           | 0%          |
| <b>Operating Transfers In (From Other Funds)</b> | -                   | -                   | -                   | 0%          |
| <b>Total Revenue and Other Sources:</b>          | <b>\$ 46,905</b>    | <b>1,763,607</b>    | <b>\$ 1,887,628</b> | <b>93%</b>  |
| <b>Expenditures and Other Uses</b>               |                     |                     |                     |             |
| <b>Debt Service</b>                              |                     |                     |                     |             |
| <b>Principal Debt Service - Mandatory</b>        |                     |                     |                     |             |
| Series 2022 Bonds                                | -                   | -                   | 640,000             | 0%          |
| <b>Interest Expense</b>                          |                     |                     |                     |             |
| Series 2022 Bonds                                | -                   | 569,648             | 1,139,295           | 50%         |
| <b>Operating Transfers Out (To Other Funds)</b>  | 2,376               | 16,416              | -                   | 0%          |
| <b>Total Expenditures and Other Uses:</b>        | <b>\$ 2,376</b>     | <b>\$586,064</b>    | <b>\$ 1,779,295</b> | <b>33%</b>  |
| <b>Net Increase/ (Decrease) in Fund Balance</b>  | <b>44,529</b>       | <b>1,177,544</b>    | <b>108,333</b>      |             |
| Fund Balance - Beginning                         | 2,726,564           | 1,593,549           | 1,593,549           |             |
| <b>Fund Balance - Ending</b>                     | <b>\$ 2,771,093</b> | <b>\$ 2,771,093</b> | <b>\$ 1,701,882</b> |             |

**Tern Bay Community Development District**  
**Capital Projects Fund - Series 2022**  
**Statement of Revenues, Expenditures and Changes in Fund Balance**  
**As of March 31, 2026**

| Description                                      | March               | Year to Date        | Annual Budget | % of Budget |
|--|---------------------|---------------------|---------------|-------------|
| <b>Revenue and Other Sources</b>                 |                     |                     |               |             |
| <b>Carryforward</b>                              | -                   | \$ -                | \$ -          | 0%          |
| <b>Interest Income</b>                           |                     |                     |               |             |
| Construction Account                             | 7,446               | 59,063              | -             | 0%          |
| <b>Operating Transfers In (From Other Funds)</b> | 2,376               | 16,416              | -             | 0%          |
| <b>Total Revenue and Other Sources:</b>          | <b>\$ 9,822</b>     | <b>\$ 75,479</b>    | <b>\$ -</b>   | <b>0%</b>   |
| <b>Expenditures and Other Uses</b>               |                     |                     |               |             |
| <b>Capital Outlay</b>                            |                     |                     |               |             |
| Water-Sewer Combination                          | -                   | 424,032             | -             | 0%          |
| Stormwater Management                            | -                   | 122,966             | -             | 0%          |
| Roadway Improvement                              | -                   | 1,163,920           | -             | 0%          |
| <b>Operating Transfers Out (To Other Funds)</b>  | -                   | -                   | -             | 0%          |
| <b>Total Expenditures and Other Uses:</b>        | <b>\$ -</b>         | <b>\$ 1,710,918</b> | <b>\$ -</b>   | <b>0%</b>   |
| <br>   |                     |                     |               |             |
| <b>Net Increase/ (Decrease) in Fund Balance</b>  | <b>9,822</b>        | <b>(1,635,438)</b>  | <b>-</b>      |             |
| Fund Balance - Beginning                         | 2,776,889           | 4,422,150           | -             |             |
| <b>Fund Balance - Ending</b>                     | <b>\$ 2,786,712</b> | <b>\$ 2,786,712</b> | <b>\$ -</b>   |             |

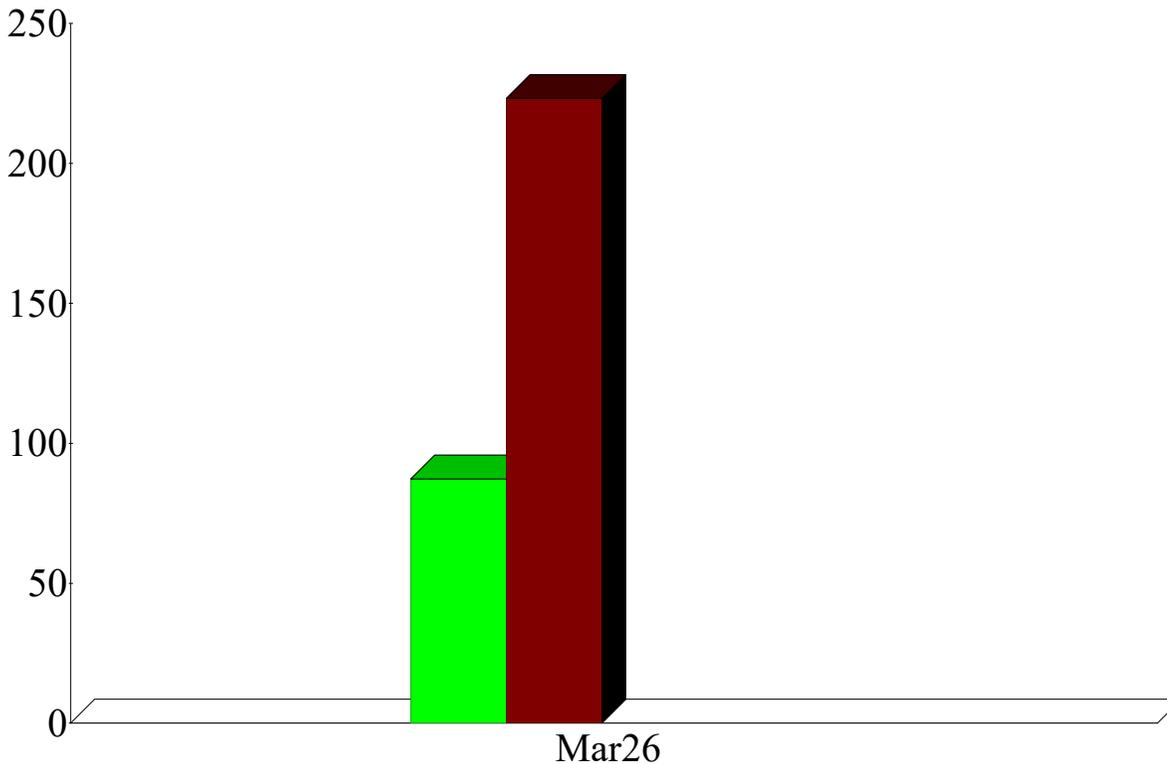
# Tern Bay Community Development District

## Income and Expense by Month

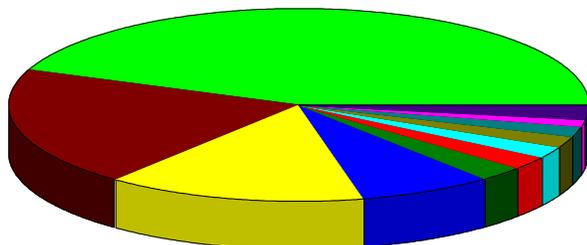
March 2026



\$ in 1,000's



### Expense Summary March 2026



|                                  |                     |
|----------------------------------|---------------------|
| 5790000 · Landscaping Service    | 44.18%              |
| 5290000 · Other Public Safety    | 20.07               |
| 5410000 · Road & Street Faciliti | 14.53               |
| 5380000 · Stormwater Manageme    | 7.59                |
| 5190000 · Other General Govt. Se | 2.62                |
| 5140000 · Legal Services         | 2.30                |
| 5130000 · Financial and Administ | 2.04                |
| 5133400 · Other Contractual Serv | 1.95                |
| 5120000 · Executive              | 1.87                |
| 5810000 · Inter-Fund Group Trans | 1.13                |
| Other                            | 1.73                |
| <b>Total</b>                     | <b>\$223,253.39</b> |

By Account