

TERN BAY COMMUNITY DEVELOPMENT DISTRICT



FINANCIAL STATEMENTS - SEPTEMBER 2025

FISCAL YEAR 2025

PREPARED BY:

JPWARD & ASSOCIATES, LLC, 2301 NORTHEAST 37TH STREET, FORT LAUDERDALE, FL 33308

T: 954-658-4900 E: JimWard@JPWardAssociates.com

Tern Bay Community Development District

Table of Contents

<i>Balance Sheet – All Funds</i>	<i>1-2</i>
<i>Statement of Revenue, Expenditures and Changes in Fund Balance</i>	
<i>General Fund</i>	<i>3-5</i>
<i>Debt Service Fund</i>	
<i>Series 2005</i>	<i>6</i>
<i>Series 2022</i>	<i>7</i>
<i>Capital Projects Fund</i>	
<i>Series 2022</i>	<i>8</i>

*The September 30, 2025 Financial Statements
are Subject to Audit.*

JPWard & Associates, LLC

2301 NORTHEAST 37 STREET
FORT LAUDERDALE,
FLORIDA 33308

Tern Bay Community Development District
Balance Sheet
for the Period Ending September 30, 2025

Description	Governmental Funds						Account Groups			Totals (Memorandum Only)	
	Debt Service Funds			Capital Project Fund		General Long Term Debt	General Fixed Assets				
	General Fund	Series 2005	Series 2022	Series 2022							
Assets											
Cash and Investments											
Truist - Checking Account	\$ 234,982	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 234,982	
FMIT - Investment Account	756,578	-	-	-	-	-	-	-	-	756,578	
Capital Project Fund											
Construction Account	-	-	-	-	4,422,150	-	-	-	-	4,422,150	
Cost of Issuance Account	-	-	-	-	-	-	-	-	-	-	
Debt Service Fund											
Interest Account	-	-	-	-	-	-	-	-	-	-	
Sinking Account	-	-	-	-	-	-	-	-	-	-	
Reserve Account A	-	50,000	886,013	-	-	-	-	-	-	936,013	
Reserve Account B	-	-	-	-	-	-	-	-	-	-	
Revenue	-	74,692	707,537	-	-	-	-	-	-	782,229	
Prepayment Account	-	1,919	-	-	-	-	-	-	-	1,919	
Due from Other Funds											
General Fund	-	-	-	-	-	-	-	-	-	-	
Debt Service Fund	-	-	-	-	-	-	-	-	-	-	
Capital Project Fund	99,750	-	-	-	-	-	-	-	-	99,750	
Accounts Receivable-Bond Holder Funding	-	-	-	-	-	-	-	-	-	-	
Accounts Receivable - Due from Lennar Homes	25,000	-	-	-	-	-	-	-	-	25,000	
Accrued Interest Receivable	-	-	-	-	-	-	-	-	-	-	
Assessments Receivable	-	-	-	-	-	-	-	-	-	-	
Prepaid Expenses	-	-	-	99,750	-	-	-	-	-	99,750	
Amount Available in Debt Service Funds	-	-	-	-	1,720,160	-	-	-	-	1,720,160	
Amount to be Provided by Debt Service Funds	-	-	-	-	28,449,840	-	-	-	-	28,449,840	
Investment in General Fixed Assets (net of depreciation)	-	-	-	-	-	24,932,597	-	-	-	24,932,597	
Total Assets	\$ 1,116,310	\$ 126,610	\$ 1,593,549	\$ 4,521,900	\$ 30,170,000	\$ 24,932,597	\$ 62,460,967				

Prepared by:

JPWARD and Associates, LLC

Tern Bay Community Development District
Balance Sheet
for the Period Ending September 30, 2025

Description	Governmental Funds					Account Groups			Totals (Memorandum Only)	
	Debt Service Funds		Capital Project Fund		General Long Term Debt	General Fixed Assets				
	General Fund	Series 2005	Series 2022	Series 2022						
Liabilities										
Accounts Payable & Payroll Liabilities	\$ 170,637	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 170,637	
Notes and Loans Payable - Current Portion										
Note Payable-Oppenheimer Funds	-	-	-	-	-	-	-	-	-	
Due to Other Funds					99,750				99,750	
General Fund	-	-	-	-	-	-	-	-	-	
Debt Service Fund	-	-	-	-	-	-	-	-	-	
Capital Projects Fund	-	-	-	-	-	-	-	-	-	
Deferred Revenue	-	-	-	-	-	-	-	-	-	
Due to Other Governments	-	-	-	-	-	-	-	-	-	
Bonds Payable										
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	
Unamortized Prem/Disc on Bonds Payble	-	-	-	-	-	-	-	-	-	
Total Liabilities	\$ 170,637	\$ -	\$ -	\$ 99,750	\$ 30,170,000	\$ -	\$ -	\$ 30,440,387		
Fund Equity and Other Credits										
Investment in General Fixed Assets	-	-	-	-	-	-	-	24,932,597	24,932,597	
Fund Balance										
Restricted										
Beginning: October 1, 2024 (Unaudited)	-	130,077	1,500,933	9,335,862	-	-	-	-	10,966,872	
Results from Current Operations	-	(3,467)	92,617	(4,913,712)	-	-	-	-	(4,824,562)	
Unassigned										
Beginning: October 1, 2024 (Unaudited)	1,083,580	-	-	-	-	-	-	-	1,083,580	
Results from Current Operations	(137,907)	-	-	-	-	-	-	-	(137,907)	
Total Fund Equity and Other Credits	\$ 945,673	\$ 126,610	\$ 1,593,549	\$ 4,422,150	\$ -	\$ 24,932,597	\$ -	\$ 32,020,580		
Total Liabilities, Fund Equity and Other Credits	\$ 1,116,310	\$ 126,610	\$ 1,593,549	\$ 4,521,900	\$ 30,170,000	\$ 24,932,597	\$ -	\$ 62,460,967		

Prepared by:

JPWARD and Associates, LLC

**Tern Bay Community Development District
General Fund**
Statement of Revenues, Expenditures and Changes in Fund Balance
Through September 30, 2025

Description	October	November	December	January	February	March	April	May	June	July	August	September	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources															
Carryforward	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	- 0%
Interest															
Interest - General Checking	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%
Interest - FMIT	-	-	-	-	-	-	-	-	-	-	2,252	4,325	6,578	-	0%
Miscellaneous Revenue															- 0%
Special Assessment Revenue															
Special Assessments - On-Roll	8,306	31,052	273,004	185,105	15,152	8,171	16,722	3,028	1,480	5,585	-	-	547,604	572,192	96%
Special Assessments - Off-Roll	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%
Interfund Group Transfers In	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%
Contributions Private Sources															
Developer - Lennar Homes	-	-	-	-	-	-	-	-	-	-	-	-	25,000	25,000	- 0%
Reserves															
Extraordinary Capital/Operations	-	-	-	-	-	-	-	-	-	-	-	-	137,907	137,907	- 0%
Other Fees and Charges															
Discounts and Tax Collector Fees	-	-	-	-	-	-	-	-	-	-	-	-	-	(40,053)	0%
Total Revenue and Other Sources:	\$ 8,306	\$ 31,052	\$ 273,004	\$ 185,105	\$ 15,152	\$ 8,171	\$ 16,722	\$ 3,028	\$ 1,480	\$ 5,585	\$ 2,252	\$ 167,232	\$ 717,089	\$ 532,139	135%
Expenditures and Other Uses															
Legislative															
Board of Supervisor's - Fees	-	-	400	200	600	-	600	-	1,800	1,000	2,000	1,000	7,600	1,600	475%
Executive															
Professional Management	3,938	3,938	3,938	3,938	3,938	3,938	3,938	3,938	3,938	3,938	3,938	3,938	47,250	47,250	100%
Financial and Administrative															
Audit Services	-	-	-	6,500	-	-	-	-	-	-	-	-	6,500	6,500	100%
Accounting Services	2,250	2,250	2,250	2,250	2,250	2,250	2,250	2,250	2,250	2,250	2,250	2,250	27,000	27,000	100%
Assessment Roll Services	2,250	2,250	2,250	2,250	2,250	2,250	2,250	2,250	2,250	2,250	2,250	2,250	27,000	27,000	100%
Arbitrage Rebate Services	-	-	500	-	-	-	500	-	-	-	-	-	1,000	1,000	100%
Other Contractual Services															
Recording and Transcription	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%
Legal Advertising	-	-	225	-	127	-	236	-	103	369	1,805	206	3,070	2,500	123%
Property Appraiser & Tax Collector Fees	-	-	54	-	-	-	-	-	-	-	-	-	54	50	107%
Trustee Services	-	-	-	-	-	4,246	-	-	-	-	-	-	4,246	8,340	51%
Dissemination Agent Services	-	1,000	-	-	-	-	-	3,500	-	-	-	-	4,500	7,000	64%
Bond Amortization Schedules	-	-	-	-	-	-	100	-	-	-	-	-	100	-	0%
Bank Services	-	-	-	-	-	-	-	-	-	-	50	-	50	250	20%
Travel and Per Diem															0%
Communications & Freight Services															
Telephone	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%
Postage, Freight & Messenger	-	-	-	-	-	-	-	911	12	-	-	-	923	150	616%

Prepared by:

JPWARD and Associates, LLC

Unaudited

3

**Tern Bay Community Development District
General Fund**
Statement of Revenues, Expenditures and Changes in Fund Balance
Through September 30, 2025

Description	October	November	December	January	February	March	April	May	June	July	August	September	Year to Date	Total Annual Budget	% of Budget
Insurance	35,542	-	-	-	-	-	-	-	-	-	-	-	35,542	34,799	102%
Meeting Room Rental	-	-	-	-	-	-	-	-	-	-	-	-	-	475	0%
Printing & Binding	-	-	-	-	-	-	1,493	1,297	-	-	763	1,236	4,789	50	957.7%
Web Site Development	-	-	-	300	-	-	-	-	-	-	-	-	1,000	1,300	65%
Subscription & Memberships	-	175	-	-	-	-	-	-	-	-	-	-	175	175	100%
Legal Services															
Legal - General Counsel	-	-	-	718	-	79	1,902	454	1,662	1,349	2,640	15,209	24,012	5,000	480%
Legal - Series 2022 Bonds	-	-	1,757	-	-	25	-	-	523	138	1,293	619	4,353	-	0%
Other General Government Services															
Engineering Services - General Fund	-	-	-	-	4,422	5,230	3,340	3,925	6,956	1,980	6,050	2,455	34,358	10,000	344%
Series 2022 Bonds	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%
Other Public Safety															
Guardhouse Operations															
Professional - Roving Patrol	-	-	-	-	-	-	-	-	-	-	5,152	253	5,406	-	0%
Professional - Gate Attendant	-	-	-	-	-	-	-	-	-	-	13,375	22,649	36,024	-	0%
Resident Access Control System	-	-	-	-	-	-	-	-	-	-	506	12,958	13,464	-	0%
Repairs & Maintenance															
Gate	-	-	-	-	-	-	-	-	-	-	883	1,561	2,444	-	0%
Stormwater Management System															
Repairs & Maintenance															
Control Structure, Catch Basin,Outfall	-	-	-	-	-	-	-	-	-	-	6,500	162,800	169,300	-	0%
Aquatic Weed Control	-	-	-	-	-	-	-	-	-	-	16,000	6,000	22,000	-	0%
Lake Vegetation Removal	-	-	-	-	-	-	-	-	-	-	17,500	5,000	22,500	-	0%
Lake Bank Maitenance	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%
Preserve Services															
Wetland Maitenance	-	-	-	-	-	-	-	-	-	-	4,800	2,400	7,200	-	0%
Preserve Path Maintenance	-	-	-	5,900	-	-	-	-	-	-	-	2,100	8,000	-	0%
Cane Toad Removal	-	-	-	-	-	-	-	-	-	-	-	5,630	5,630	-	0%
Hog Trapping	-	-	-	-	-	7,000	7,000	7,000	7,000	7,000	7,000	7,000	49,000	-	0%
Road & Street Facilities															
Field Management Services	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%
Street Lights															
Electric Service															
Electric Service	7,533	7,052	7,533	7,636	15,410	8,050	8,541	8,521	8,531	8,531	8,531	8,531	104,403	101,000	103%
Repairs & Maintenance															
Street Sweeping	-	-	-	-	-	-	-	-	-	-	8,550	2,850	11,400	-	0%
Annual Holiday Decorations	-	-	-	-	-	-	-	-	-	-	-	2,396	2,396	-	0%
Misc Repairs	-	-	-	-	-	-	-	-	-	-	-	225	225	-	0%
Contingencies	-	-	-	-	-	-	-	-	-	-	13,250	1,209	14,459	-	0%
Capital Outlay - Roadway Improvements															
Bridge Refurbishment	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%

Prepared by:

JPWARD and Associates, LLC

Unaudited

4

**Tern Bay Community Development District
General Fund**
Statement of Revenues, Expenditures and Changes in Fund Balance
Through September 30, 2025

Description	October	November	December	January	February	March	April	May	June	July	August	September	Year to Date	Total Annual Budget	% of Budget
Landscaping Services															
Repairs & Maintenance															
Landscape Lighting	-	-	-	-	-	-	-	-	-	-	3,004	1,714	4,718	-	0%
Tree Trimming	-	-	-	-	-	-	-	-	-	-	-	4,699	4,699	-	0%
Reserves															
Extraordinary Capital/Operations	-	-	-	-	-	-	-	-	-	-	-	-	-	250,000	0%
Contingencies															
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%
Net Increase/ (Decrease) in Fund Balance	(43,207)	14,387	254,098	155,413	(13,845)	(24,897)	(16,338)	(30,120)	(33,532)	(23,220)	(125,835)	(112,905.10)	-	-	-
Fund Balance - Beginning	1,083,580	1,040,373	1,054,761	1,308,859	1,464,272	1,450,428	1,425,531	1,409,193	1,379,073	1,345,540	1,322,321	1,196,485	1,083,580	1,083,580	
Fund Balance - Ending	\$ 1,040,373	\$ 1,054,761	\$ 1,308,859	\$ 1,464,272	\$ 1,450,428	\$ 1,425,531	\$ 1,409,193	\$ 1,379,073	\$ 1,345,540	\$ 1,322,321	\$ 1,196,485	\$ 1,083,580	\$ 1,083,580	\$ 1,083,580	135%

Tern Bay Community Development District
Debt Service Fund - Series 2005 Bonds
Statement of Revenues, Expenditures and Changes in Fund Balance
Through September 30, 2025

Description	October	November	December	January	February	March	April	May	June	July	August	September	Year to Date	Total Annual Budget	% of Budget	
Revenue and Other Sources																
Carryforward	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	- 0%	
Miscellaneous Revenue	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	
Interest Income																
Reserve Account	204	205	185	184	179	155	170	163	169	162	167	168	2,110	-	0%	
Prepayment Account	-	-	-	-	-	20	41	39	6	6	6	6	125	-	0%	
Revenue Account	325	331	214	256	374	480	536	524	300	291	303	114	4,048	3,600	112%	
Sinking Account	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	
Special Assessment Revenue																
Special Assessments - On-Roll	1,593	5,955	52,354	35,497	2,906	1,567	3,207	581	284	1,071	-	-	105,013	109,006	96%	
Special Assessments - Off-Roll	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%	
Special Assessments - Prepayments	-	-	-	-	-	11,919	-	-	-	-	-	-	11,919	-	0%	
Other Fees and Charges																
Discounts and Other Fees	-	-	-	-	-	-	-	-	-	-	-	-	-	(7,131)	0%	
Extraordinary Items (Gain)																
Operating Transfers In (From Other Funds)	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%	
Total Revenue and Other Sources:	\$ 2,121	\$ 6,491	\$ 52,753	\$ 35,936	\$ 15,377	\$ 2,221	\$ 3,954	\$ 1,306	\$ 758	\$ 1,530	\$ 477	\$ 289	\$ 123,214	\$ 105,475	117%	
Expenditures and Other Uses																
Debt Service																
Principal Debt Service - Mandatory																
Series 2005 Bonds	-	-	-	-	-	-	-	-	50,000	-	-	-	-	50,000	50,000	100%
Principal Debt Service - Early Redemptions																
Series 2005 Bonds	-	-	-	-	-	-	-	-	10,000	-	-	-	-	10,000	-	0%
Interest Expense																
Series 2005A Bonds	-	24,591	-	-	-	-	-	-	24,591	-	-	-	-	49,181	49,182	100%
Series 2005B Bonds	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%
Trustee Services																
Operating Transfers Out (To Other Funds)	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%
Total Expenditures and Other Uses:	\$ -	\$ 24,591	\$ -	\$ 84,591	\$ -	\$ -	\$ 17,500	\$ -	\$ 126,681	\$ 99,182	128%					
Net Increase/ (Decrease) in Fund Balance	2,121	(18,099)	52,753	35,936	15,377	2,221	3,954	(83,284)	758	1,530	(17,023)	289	(3,467)	6,293		
Fund Balance - Beginning	130,077	132,199	114,099	166,853	202,789	218,166	220,387	224,341	141,057	141,815	143,345	126,322	130,077	130,077		
Fund Balance - Ending	\$ 132,199	\$ 114,099	\$ 166,853	\$ 202,789	\$ 218,166	\$ 220,387	\$ 224,341	\$ 141,057	\$ 141,815	\$ 143,345	\$ 126,322	\$ 126,610	\$ 126,610	\$ 136,370		

Prepared by:
JPWARD and Associates, LLC

Tern Bay Community Development District
Debt Service Fund - Series 2022 Bonds
Statement of Revenues, Expenditures and Changes in Fund Balance
Through September 30, 2025

Description	October	November	December	January	February	March	April	May	June	July	August	September	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources															
Carryforward	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	0%
Miscellaneous Revenue	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%
Interest Income															
Interest Account	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%
Reserve Account	3,665	3,562	3,309	3,296	3,196	2,886	3,195	3,092	3,195	3,092	3,195	3,193	38,877	-	0%
Prepayment Account	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%
Revenue Account	2,543	2,482	2,399	2,028	3,125	5,659	6,389	6,343	6,717	4,454	2,499	2,539	47,177	45,000	105%
Sinking Account	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Special Assessment Revenue															
Special Assessments - On-Roll	27,667	103,437	909,397	616,597	50,472	27,220	55,702	10,085	4,929	18,603	-	-	1,824,110	1,896,067	96%
Special Assessments - Off-Roll	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%
Other Fees and Charges															
Discounts and Other Fees	-	-	-	-	-	-	-	-	-	-	-	-	-	(124,042)	0%
Debt Proceeds															
Operating Transfers In (From Other Funds)	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%
Total Revenue and Other Sources:	\$ 33,875	\$ 109,481	\$ 915,105	\$ 621,920	\$ 56,793	\$ 35,765	\$ 65,286	\$ 19,521	\$ 14,842	\$ 26,149	\$ 5,694	\$ 5,732	\$ 1,910,164	\$ 1,817,025	105%
Expenditures and Other Uses															
Debt Service															
Principal Debt Service - Mandatory															
Series 2022 Bonds	-	-	-	-	-	-	-	-	-	620,000	-	-	-	620,000	620,000
Principal Debt Service - Early Redemptions															
Series 2022 Bonds	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%
Interest Expense															
Series 2022 Bonds	-	-	579,335	-	-	-	-	-	579,335	-	-	-	-	1,158,670	1,158,670
Trustee Services															
Operating Transfers Out (To Other Funds)	3,665	3,562	3,309	3,296	3,196	2,886	3,195	3,092	3,195	3,092	3,195	3,193	38,877	-	0%
Total Expenditures and Other Uses:	\$ 3,665	\$ 3,562	\$ 582,644	\$ 3,296	\$ 3,196	\$ 2,886	\$ 3,195	\$ 3,092	\$ 1,202,530	\$ 3,092	\$ 3,195	\$ 3,193	\$ 1,817,547	\$ 1,778,670	102%
Net Increase/ (Decrease) in Fund Balance	30,210	105,919	332,461	618,625	53,597	32,879	62,091	16,428	(1,187,689)	23,057	2,499	2,539	92,617	38,355	
Fund Balance - Beginning	1,500,933	1,531,143	1,637,062	1,969,523	2,588,147	2,641,745	2,674,624	2,736,715	2,753,143	1,565,455	1,588,511	1,591,010	1,500,933	1,500,933	
Fund Balance - Ending	\$ 1,531,143	\$ 1,637,062	\$ 1,969,523	\$ 2,588,147	\$ 2,641,745	\$ 2,674,624	\$ 2,736,715	\$ 2,753,143	\$ 1,565,455	\$ 1,588,511	\$ 1,591,010	\$ 1,593,549	\$ 1,593,549	\$ 1,539,288	

Tern Bay Community Development District
Capital Projects Fund - Series 2022
Statement of Revenues, Expenditures and Changes in Fund Balance
Through September 30, 2025

Description	October	November	December	January	February	March	April	May	June	July	August	September	Year to Date	Total Annual Budget	% of Budget	
Revenue and Other Sources																
Carryforward	-	-	-	-	-	-	-	-	-	-	-	-	\$	-	\$ 0%	
Interest Income																
Construction Account	38,600	37,698	19,834	15,824	15,412	13,979	15,538	15,106	15,674	15,233	15,810	15,859	234,567	-	0%	
Cost of Issuance	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%	
Debt Proceeds	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%	
Developer Contributions	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%	
Operating Transfers In (From Other Funds)	3,665	3,562	3,309	3,296	3,196	2,886	3,195	3,092	3,195	3,092	3,195	3,193	38,877	-	0%	
Total Revenue and Other Sources:	\$ 42,265	\$ 41,260	\$ 23,143	\$ 19,120	\$ 18,608	\$ 16,865	\$ 18,734	\$ 18,199	\$ 18,869	\$ 18,326	\$ 19,005	\$ 19,052	\$ 273,444	\$ -	0%	
Expenditures and Other Uses																
Executive																
Professional Management	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%	
Other Contractual Services																
Trustee Services	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%	
Printing & Binding	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%	
Capital Outlay																
Water-Sewer Combination	-	2,535,399	-	-	-	-	-	-	-	-	-	-	2,535,399	-	0%	
Stormwater Management	-	646,325	-	-	-	-	-	-	-	-	-	-	646,325	-	0%	
Landscaping	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%	
Roadway Improvement	-	1,246,233	-	-	-	-	-	-	-	-	-	-	1,246,233	-	0%	
Cost of Issuance																
Legal - Series 2022 Bonds	-	759,200	-	-	-	-	-	-	-	-	-	-	759,200	-	0%	
Engineering - Series 2022 Bonds	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	
Underwriter's Discount	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%	
Operating Transfers Out (To Other Funds)	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%	
Total Expenditures and Other Uses:	\$ -	\$ 5,187,156	\$ -	\$ 5,187,156	\$ -	0%										
Net Increase/ (Decrease) in Fund Balance	42,265	(5,145,896)	23,143	19,120	18,608	16,865	18,734	18,199	18,869	18,326	19,005	19,052	(4,913,712)	-		
Fund Balance - Beginning	9,335,862	9,378,128	4,232,232	4,255,374	4,274,494	4,293,101	4,309,966	4,328,700	4,346,899	4,365,768	4,384,093	4,403,098	4,422,150	9,335,862	-	
Fund Balance - Ending	\$ 9,378,128	\$ 4,232,232	\$ 4,255,374	\$ 4,274,494	\$ 4,293,101	\$ 4,309,966	\$ 4,328,700	\$ 4,346,899	\$ 4,365,768	\$ 4,384,093	\$ 4,403,098	\$ 4,422,150	\$ 4,422,150	\$ -		