

***Approved Proposed Budget
Fiscal Year 2023***

***Mirada
Community Development District***

March 11, 2022



**Mirada
Community Development District**

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Mirada

Community Development District

General Fund

Description	Adopted Budget FY2022	Actual thru 2/28/2022	Projected Next 7 Months	Total Projected at 9/30/2022	Proposed Budget FY2023
Revenues					
Maintenance Assessments- Tax Roll	\$67,534	\$68,306	\$0	\$68,306	\$67,534
Interest Revenues	\$250	\$47	\$125	\$172	\$125
Total Revenues	\$67,784	\$68,352	\$125	\$68,477	\$67,659
Expenditures					
<i>Administrative</i>					
Engineering Fees	\$2,500	\$2,855	\$2,000	\$4,855	\$3,000
Attorney Fees	\$10,000	\$1,725	\$5,175	\$6,900	\$7,000
Dissemination Agent	\$2,500	\$0	\$2,500	\$2,500	\$2,500
Annual Audit	\$3,700	\$0	\$3,700	\$3,700	\$4,000
Trustee Fees	\$1,500	\$3,500	\$0	\$3,500	\$3,500
Management Fees	\$22,660	\$8,750	\$13,910	\$22,660	\$23,340
Website Compliance	\$1,000	\$840	\$160	\$1,000	\$1,000
Telephone	\$50	\$0	\$27	\$27	\$50
Postage	\$250	\$25	\$100	\$125	\$150
General Liability Insurance	\$6,641	\$6,248	\$0	\$6,248	\$6,500
Printing & Binding	\$500	\$191	\$525	\$716	\$700
Legal Advertising	\$2,400	\$602	\$1,806	\$2,408	\$2,400
Other Current Charges	\$600	\$302	\$398	\$700	\$600
Office Supplies	\$100	\$45	\$135	\$180	\$100
Dues, Licenses & Subscriptions	\$175	\$175	\$0	\$175	\$175
Contingency	\$500	\$0	\$0	\$0	\$500
1st Quarter Operating	\$12,708	\$0	\$12,708	\$12,708	\$12,144
Administrative Expenditures	\$67,784	\$25,258	\$43,144	\$68,402	\$67,659
Ending Fund Balance	\$0	\$43,094	(\$43,019)	\$75	\$0

	FY 2022	FY 2023
Gross Assessments	\$71,845.00	\$71,845.00
Minus Collections & Discounts (6%)	(\$4,310.70)	(\$4,310.70)
Net Assessments	\$67,534.30	\$67,534.30
No. of Units	136	136
Net Per Unit Assessments	\$496.58	\$496.58
Gross Per Unit Assessments	\$528.27	\$528.27

REVENUES:

Special Assessments – Tax Roll

The District will levy a Maintenance Assessment on all assessable property within the District.

EXPENDITURES:

Administrative:

Engineering Fees

The District's engineer will be providing general engineering services to the District, i.e. attendance and preparation for monthly board meetings, review invoices, etc.

Attorney Fees

The District's legal counsel will be providing general legal services to the District, i.e. attendance and preparation for monthly meetings, review operating & maintenance contracts, resolutions etc.

Dissemination Agent

The District is required by the Security and Exchange Commission to comply with Rule 15(c)(2)-12(b)(5), which relates to additional reporting requirements for un-rated bond issues.

Audit Fees

The District is required annually to conduct an audit of its financial records by an Independent Certified Public Accounting Firm.

Trustee Fees

The District issued Series 2016 bonds which are held with a Trustee at Regions Bank. The amount of the trustee fees is based on the agreement between Regions Bank and the District.

Management Fees

The District receives Management, Accounting and Administrative services as part of a Management Agreement with Governmental Management Services – South Florida, LLC.

Website Compliance

Per Section 189.069 F.S, all District must have a website by October 1, 2015 to provide detailed information on the CDD as well as links to useful websites regarding Compliance issues. This website will be maintained by GMS-SF, LLC and updated as required by the Statute.

Telephone

Telephone and facsimile.

Postage

Mailing of agenda packages, overnight deliveries, correspondence, etc.

Administrative: (continued)

Insurance

The District will bind General Liability & Public Officials Liability Insurance with a firm that specializes in providing insurance coverage to governmental agencies. The amount is based upon similar Community Development Districts.

Printing & Binding

Printing and Binding agenda packages for board meetings, printing of computerized checks, stationary, envelopes etc.

Legal Advertising

The District is required to advertise various notices for monthly Board meetings, public hearings etc in a newspaper of general circulation.

Other Current Charges

Bank charges and any other miscellaneous expenses that incurred during the year.

Office Supplies

Miscellaneous office supplies.

Dues, Licenses & Subscriptions

The District is required to pay an annual fee to the Department of Economic Opportunity for \$175. This is the only expense under this category for the District.

Contingency

Unscheduled expenses incurred throughout the year.

1st Quarter Operating

These funds are the first quarter of the following fiscal year of expenses the District will incur before assessments are collected.

Mirada

Community Development District

Debt Service Fund

Series 2016 Special Assessment Bonds

Description	Adopted Budget FY2022	Actual Thru 2/28/2022	Projected Next 7 Months	Total Projected 9/30/2022	Proposed Budget FY2023
Revenues					
Special Assessments - Tax Roll	\$129,850	\$131,333	\$0	\$131,333	\$129,850
Interest Income	\$750	\$6	\$0	\$6	\$0
Carry Forward Surplus ⁽¹⁾	\$66,407	\$66,407	\$0	\$66,407	\$67,177
Total Revenues	\$197,007	\$197,746	\$0	\$197,746	\$197,027
Expenditures					
Series 2016					
Interest - 11/01	\$44,785	\$44,785	\$0	\$44,785	\$44,026
Interest - 05/01	\$44,785	\$0	\$44,785	\$44,785	\$44,026
Principal - 05/01	\$41,000	\$0	\$41,000	\$41,000	\$42,000
Total Expenditures	\$130,570	\$44,785	\$85,785	\$130,570	\$130,053
Excess Revenues/(Expenditures)	\$66,438	\$152,961	(\$85,785)	\$67,177	\$66,974

11/2023 Interest \$43,108

	FY 2022	FY 2023
Gross Assessments	\$138,138.38	\$138,138.38
Minus Collections & Discounts (6%)	(\$8,288.30)	(\$8,288.30)
Net Assessments	\$129,850.08	\$129,850.08
No. of Units	136	136
Net Per Unit Assessments	\$954.78	\$954.78
Gross Per Unit Assessments*	\$1,015.72	\$1,015.72

*Annual assessment when collected on Lee County tax bill

⁽¹⁾ Carry forward surplus is net of the reserve requirement.

Mirada

Community Development District

Amortization Schedule

Series 2016, Special Assessment Bonds ⁽¹⁾

DATE	BALANCE	COUPON	PRINCIPAL	INTEREST	TOTAL
11/01/22	\$1,827,000.00	4.375%	\$0.00	\$44,026.25	\$0.00
05/01/23	\$1,827,000.00	4.375%	\$42,000.00	\$44,026.25	\$130,052.50
11/01/23	\$1,785,000.00	4.375%	\$0.00	\$43,107.50	\$0.00
05/01/24	\$1,785,000.00	4.375%	\$44,000.00	\$43,107.50	\$130,215.00
11/01/24	\$1,741,000.00	4.375%	\$0.00	\$42,145.00	\$0.00
05/01/25	\$1,741,000.00	4.375%	\$46,000.00	\$42,145.00	\$130,290.00
11/01/25	\$1,695,000.00	4.375%	\$0.00	\$41,138.75	\$0.00
05/01/26	\$1,695,000.00	4.375%	\$48,000.00	\$41,138.75	\$130,277.50
11/01/26	\$1,647,000.00	4.375%	\$0.00	\$40,088.75	\$0.00
05/01/27	\$1,647,000.00	4.375%	\$50,000.00	\$40,088.75	\$130,177.50
11/01/27	\$1,597,000.00	4.750%	\$0.00	\$38,995.00	\$0.00
05/01/28	\$1,597,000.00	4.750%	\$53,000.00	\$38,995.00	\$130,990.00
11/01/28	\$1,544,000.00	4.750%	\$0.00	\$37,736.25	\$0.00
05/01/29	\$1,544,000.00	4.750%	\$55,000.00	\$37,736.25	\$130,472.50
11/01/29	\$1,489,000.00	4.750%	\$0.00	\$36,430.00	\$0.00
05/01/30	\$1,489,000.00	4.750%	\$58,000.00	\$36,430.00	\$130,860.00
11/01/30	\$1,431,000.00	4.750%	\$0.00	\$35,052.50	\$0.00
05/01/31	\$1,431,000.00	4.750%	\$61,000.00	\$35,052.50	\$131,105.00
11/01/31	\$1,370,000.00	4.750%	\$0.00	\$33,603.75	\$0.00
05/01/32	\$1,370,000.00	4.750%	\$64,000.00	\$33,603.75	\$131,207.50
11/01/32	\$1,306,000.00	4.750%	\$0.00	\$32,083.75	\$0.00
05/01/33	\$1,306,000.00	4.750%	\$67,000.00	\$32,083.75	\$131,167.50
11/01/33	\$1,239,000.00	4.750%	\$0.00	\$30,492.50	\$0.00
05/01/34	\$1,239,000.00	4.750%	\$70,000.00	\$30,492.50	\$130,985.00
11/01/34	\$1,169,000.00	4.750%	\$0.00	\$28,830.00	\$0.00
05/01/35	\$1,169,000.00	4.750%	\$73,000.00	\$28,830.00	\$130,660.00
11/01/35	\$1,096,000.00	4.750%	\$0.00	\$27,096.25	\$0.00
05/01/36	\$1,096,000.00	4.750%	\$77,000.00	\$27,096.25	\$131,192.50
11/01/36	\$1,019,000.00	4.750%	\$0.00	\$25,267.50	\$0.00
05/01/37	\$1,019,000.00	4.750%	\$81,000.00	\$25,267.50	\$131,535.00
11/01/37	\$938,000.00	4.750%	\$0.00	\$23,343.75	\$0.00
05/01/38	\$938,000.00	4.750%	\$85,000.00	\$23,343.75	\$131,687.50
11/01/38	\$853,000.00	5.00%	\$0.00	\$21,325.00	\$0.00
05/01/39	\$853,000.00	5.00%	\$89,000.00	\$21,325.00	\$131,650.00
11/01/39	\$764,000.00	5.00%	\$0.00	\$19,100.00	\$0.00
05/01/40	\$764,000.00	5.00%	\$94,000.00	\$19,100.00	\$132,200.00
11/01/40	\$670,000.00	5.00%	\$0.00	\$16,750.00	\$0.00
05/01/41	\$670,000.00	5.00%	\$98,000.00	\$16,750.00	\$131,500.00
11/01/41	\$572,000.00	5.00%	\$0.00	\$14,300.00	\$0.00
05/01/42	\$572,000.00	5.00%	\$103,000.00	\$14,300.00	\$131,600.00
11/01/42	\$469,000.00	5.00%	\$0.00	\$11,725.00	\$0.00
05/01/43	\$469,000.00	5.00%	\$109,000.00	\$11,725.00	\$132,450.00
11/01/43	\$360,000.00	5.00%	\$0.00	\$9,000.00	\$0.00
05/01/44	\$360,000.00	5.00%	\$114,000.00	\$9,000.00	\$132,000.00
11/01/44	\$246,000.00	5.00%	\$0.00	\$6,150.00	\$0.00
05/01/45	\$246,000.00	5.00%	\$120,000.00	\$6,150.00	\$132,300.00
11/01/45	\$126,000.00	5.00%	\$0.00	\$3,150.00	\$0.00
05/01/46	\$126,000.00	5.00%	\$126,000.00	\$3,150.00	\$132,300.00
Total			\$1,827,000.00	\$1,321,875.00	\$3,148,875.00