

Piney- Z
Community Development District

Operating and Debt Service Budget
Fiscal Year 2009
(Proposed)

**PINEY-Z CDD
GENERAL FUND
PROPOSED BUDGET
FY 2009**

	ACTUAL FY 2006	ACTUAL FY 2007	ADOPTED BUDGET FY 2008	TOTAL PROJECTED 9/30/2008	PROPOSED BUDGET FY 2009
REVENUE					
Interest - Investments	\$ 7,834	\$ 3,052	\$ 1,000	\$ 2,721	\$ 1,000
Special Assmnts - On Roll	427,756	503,080	488,795	488,795	470,499
Special Assmnts - Discounts	-	-	(19,552)	(17,231)	(18,820)
Special Assmnts - Direct bill	10,691	-	-	-	-
Other Miscellaneous Revenues	11,370	70	-	109	-
Amenities Revenue	17,246	10,386	15,000	15,000	16,000
TOTAL REVENUE	474,897	516,588	485,243	489,394	468,679
EXPENDITURES					
ADMINISTRATIVE					
P/R-Board of Supervisors	6,800	7,000	6,000	6,000	6,000
FICA Taxes	520	536	459	459	459
ProfServ-Engineering	-	-	1,000	583	1,000
ProfServ-Info Technology	250	250	250	250	-
ProfServ-Legal Services	7,055	4,687	5,000	3,358	4,000
ProfServ-Mgmt Consulting Serv	42,749	42,749	44,000	44,000	47,089
ProfServ-Special Assessment	-	-	4,546	4,546	4,546
Auditing Services	7,000	7,500	7,000	7,800	7,800
Communication - Telephone	5	21	50	48	50
Postage and Freight	1,705	1,919	1,600	1,717	2,000
Rentals - General	2,400	2,400	2,400	2,400	-
Insurance - General Liability	8,798	14,820	17,320	14,554	15,500
Printing and Binding	1,735	1,338	1,200	1,056	1,200
Legal Advertising	3,753	2,599	1,500	1,207	1,200
Miscellaneous Services	1,962	559	1,500	877	1,500
Misc-District Filing Fees	200	175	175	175	175
Misc-Assessmnt Collection Fee	12,833	31,313	14,664	14,664	14,115
Misc-Contingency	-	8,430	11,236	6,554	13,847
Office Supplies	746	325	500	429	500
TOTAL ADMINISTRATIVE	98,511	126,621	120,400	110,677	120,981
OPERATIONS AND MAINTENANCE					
FIELD					
Contractual Labor	35,307	36,367	36,368	36,368	-
Contracts-Landscape	57,700	59,431	60,238	59,431	-
Contracts-Landscape-Fieldcrest	5,665	5,337	-	-	36,368
Contr-Landscape-HOA Common Area	-	-	-	-	28,950
Contr-Landscape-Amenities Area	-	-	-	-	12,040
R&M-Other Landscape	-	-	-	-	10,000
R&M-Parks	1,825	-	2,000	1,695	-
TOTAL FIELD	100,497	101,135	98,606	97,494	87,358

**PINEY-Z CDD
GENERAL FUND
PROPOSED BUDGET
FY 2009**

	ACTUAL FY 2006	ACTUAL FY 2007	ADOPTED BUDGET FY 2008	TOTAL PROJECTED 9/30/2008	PROPOSED BUDGET FY 2009
PARKS AND RECREATION - GENERAL					
Payroll-Salaried	90,285	99,884	116,808	116,808	118,000
FICA Taxes	6,743	7,546	8,936	8,936	9,027
Pension Benefits		-	2,250	2,250	2,250
Life and Health Insurance	1,250	-	4,800	4,800	5,250
Workers' Compensation	5,520	6,892	7,753	7,753	6,243
ProfServ-Pool Maintenance	4,800	5,065	4,800	4,800	4,800
Contracts-Security Services	3,799	1,414	1,920	1,920	1,926
Communication - Teleph - Field	4,716	6,607	5,300	5,267	5,300
Postage and Freight	1,121	545	1,000	650	600
Utility - General	34,466	35,448	29,000	28,498	29,000
Utility - Other	-	2,346	1,850	1,854	1,860
Utility - Refuse Removal	-	-	288	168	-
R&M-General	17,673	21,364	28,750	22,260	24,700
R&M-Equipment	-	750	925	896	925
R&M-Pest Control	-	416	432	532	532
R&M-Pools	1,484	1,378	1,500	1,500	1,500
Misc-Community Services HOA	20,000	20,000	20,000	20,000	20,000
Office Supplies	4,972	3,987	2,500	2,057	2,500
Op Supplies - General	8,756	4,041	6,500	6,500	5,000
Op Supplies - Pool Chemicals	3,787	4,026	4,000	4,000	4,000
Capital Outlay	21,172	12,342	16,927	16,927	16,927
TOTAL PARKS AND RECREATION - GENER	230,544	234,051	266,239	258,376	260,340
TOTAL EXPENDITURES	429,552	461,807	485,245	466,547	468,679
EXCESS OF REVENUES OVER (UNDER) EXPENDITURES	45,345	54,781	(2)	22,847	-
NET CHANGE IN FUND BALANCES	45,345	54,781	(2)	22,847	-
FUND BALANCE, OCTOBER 1	49,326	94,672	112,894	149,456	172,303
FUND BALANCE, ENDING	\$ 94,671	\$ 149,453	\$ 112,892	\$ 172,303	\$ 172,303

**PINEY-Z CDD
2002 DEBT SERVICE FUND
PROPOSED BUDGET
FY 2009**

	ADOPTED BUDGET FY 2008	ACTUAL THRU FEBRUARY 2008	PROJECTED MARCH- SEPT 2008	TOTAL PROJECTED 9/30/2008	PROPOSED BUDGET FY 2009
REVENUE					
Interest - Investments	\$ -	\$ 123	\$ -	\$ 123	\$ 100
Special Assmnts - On Roll	77,014	72,556	4,458	77,014	146,051
Special Assmnts - Prepayment	-	1,364	-	1,364	-
Special Assmnts - Discounts	(3,081)	(2,626)	(89)	(2,715)	(5,842)
TOTAL REVENUE	73,933	71,417	4,369	75,786	140,309
EXPENDITURES					
ADMINISTRATIVE					
ProfServ-Trustee	2,700	-	-	-	3,000
Misc-Assessmnt Collection Fee	2,310	2,098	134	2,232	4,382
TOTAL ADMINISTRATIVE	5,010	2,098	134	2,232	7,382
DEBT SERVICE					
Principal Debt Retirement	40,000	-	40,000	40,000	45,000
Interest Expense	41,563	25,575	25,575	51,150	48,050
TOTAL DEBT SERVICE	81,563	25,575	65,575	91,150	93,050
TOTAL EXPENDITURES	86,573	27,673	65,709	93,382	100,432
EXCESS OF REVENUES OVER (UNDER) EXPENDITURES	(12,640)	43,744	(61,340)	(17,596)	39,877
NET CHANGE IN FUND BALANCES	(12,640)	43,744	(61,340)	(17,596)	39,877
FUND BALANCE, OCTOBER 1	35,555	6,230	-	6,230	(11,366)
FUND BALANCE, ENDING	\$ 22,916	\$ 49,974	\$ -	\$ (11,366)	\$ 28,511

PINEY- Z
Community Development District
SERIES 2002 CAPITAL IMPROVEMENT REVENUE BONDS
DEBT SERVICE SCHEDULE
AMORTIZATION SCHEDULE

DATE	BALANCE	RATE	PRINCIPAL	INTEREST	TOTAL
05/01/07	\$700,000.00	7.75%	\$40,000.00	\$27,125.00	\$94,156.25
11/01/07	\$660,000.00	7.75%	\$0.00	\$25,575.00	
05/01/08	\$660,000.00	7.75%	\$40,000.00	\$25,575.00	\$91,150.00
11/01/08	\$620,000.00	5.00%	\$0.00	\$15,500.00	
05/01/09	\$620,000.00	5.00%	\$45,000.00	\$15,500.00	\$76,000.00
11/01/09	\$575,000.00	5.00%	\$0.00	\$14,375.00	
05/01/10	\$575,000.00	5.00%	\$45,000.00	\$14,375.00	\$73,750.00
11/01/10	\$530,000.00	5.00%	\$0.00	\$13,250.00	
05/01/11	\$530,000.00	5.00%	\$45,000.00	\$13,250.00	\$71,500.00
11/01/11	\$485,000.00	5.00%	\$0.00	\$12,125.00	
05/01/12	\$485,000.00	5.00%	\$50,000.00	\$12,125.00	\$74,250.00
11/01/12	\$435,000.00	5.00%	\$0.00	\$10,875.00	
05/01/13	\$435,000.00	5.00%	\$55,000.00	\$10,875.00	\$76,750.00
11/01/13	\$380,000.00	5.00%	\$0.00	\$9,500.00	
05/01/14	\$380,000.00	5.00%	\$60,000.00	\$9,500.00	\$79,000.00
11/01/14	\$320,000.00	5.00%	\$0.00	\$8,000.00	
05/01/15	\$320,000.00	5.00%	\$60,000.00	\$8,000.00	\$76,000.00
11/01/15	\$260,000.00	5.00%	\$0.00	\$6,500.00	
05/01/16	\$260,000.00	5.00%	\$65,000.00	\$6,500.00	\$78,000.00
11/01/16	\$195,000.00	5.00%	\$0.00	\$4,875.00	
05/01/17	\$195,000.00	5.00%	\$70,000.00	\$4,875.00	\$79,750.00
11/01/17	\$125,000.00	5.00%	\$0.00	\$3,125.00	
05/01/18	\$125,000.00	5.00%	\$70,000.00	\$3,125.00	\$76,250.00
11/01/18	\$55,000.00	5.00%	\$0.00	\$1,375.00	
05/01/19	\$55,000.00	5.00%	\$75,000.00	\$1,375.00	\$77,750.00
			\$870,000.00	\$250,150.00	\$930,150.00

**PINEY-Z CDD
2008 DEBT SERVICE FUND
PROPOSED BUDGET
FY 2009**

	ADOPTED BUDGET FY 2008	ACTUAL THRU FEBRUARY 2008	PROJECTED MARCH- SEPT 2008	TOTAL PROJECTED 9/30/2008	PROPOSED BUDGET FY 2009
REVENUE					
Interest - Investments	\$ -	\$ -	\$ -	\$ -	\$ 1,725
Special Assmnts - On Roll	-	-	-	-	228,992
Special Assmnts - Discounts	-	-	-	-	(9,160)
TOTAL REVENUE	-	-	-	-	221,557
EXPENDITURES					
ADMINISTRATIVE					
Misc-Assessmnt Collection Fee	-	-	-	-	6,870
TOTAL ADMINISTRATIVE	-	-	-	-	6,870
DEBT SERVICE					
Principal Debt Retirement	-	-	95,000	95,000	140,000
Interest Expense	-	-	19,563	19,563	74,688
DS Costs of Issuance - A	-	165,183	-	165,183	-
DS Bond Discount	-	50,934	-	50,934	-
TOTAL DEBT SERVICE	-	216,117	114,563	330,680	214,688
TOTAL EXPENDITURES	-	216,117	114,563	330,680	221,557
EXCESS OF REVENUES OVER (UNDER) EXPENDITURES	-	(216,117)	(114,563)	(330,680)	0
OTHER FINANCING SOURCES					
Interfund Transfer	-	248,650	-	248,650	-
Debt Proceeds	-	1,960,000	-	1,960,000	-
Pymt to Escrow Acct-Refunding	-	(1,722,810)	-	(1,722,810)	-
TOTAL OTHER FINANCING SOURCES (USES)	-	485,840	-	485,840	-
NET CHANGE IN FUND BALANCES	-	269,723	(114,563)	155,161	0
FUND BALANCE, OCTOBER 1	-	-	-	-	155,161
FUND BALANCE, ENDING	\$ -	\$ 269,723	\$ -	\$ 155,161	\$ 155,161

PINEY- Z
Community Development District
SERIES 2008 CAPITAL IMPROVEMENT REVENUE BONDS
DEBT SERVICE SCHEDULE
AMORTIZATION SCHEDULE

DATE	BALANCE	RATE	PRINCIPAL	INTEREST	TOTAL
05/01/08	\$1,960,000.00	3.75%	\$95,000.00	\$19,562.50	
11/01/08	\$1,960,000.00		\$0.00	\$37,343.75	\$151,906.25
05/01/09	\$1,960,000.00	3.75%	\$140,000.00	\$37,343.75	
11/01/09	\$1,820,000.00		\$0.00	\$34,718.75	\$212,062.50
05/01/10	\$1,820,000.00	3.75%	\$145,000.00	\$34,718.75	
11/01/10	\$1,675,000.00		\$0.00	\$32,000.00	\$211,718.75
05/01/11	\$1,675,000.00	3.75%	\$150,000.00	\$32,000.00	
11/01/11	\$1,525,000.00		\$0.00	\$29,187.50	\$211,187.50
05/01/12	\$1,525,000.00	3.75%	\$155,000.00	\$29,187.50	
11/01/12	\$1,370,000.00		\$0.00	\$26,281.25	\$210,468.75
05/01/13	\$1,370,000.00	3.75%	\$160,000.00	\$26,281.25	
11/01/13	\$1,210,000.00		\$0.00	\$23,281.25	\$209,562.50
05/01/14	\$1,210,000.00	3.75%	\$165,000.00	\$23,281.25	
11/01/14	\$1,045,000.00		\$0.00	\$20,187.50	\$208,468.75
05/01/15	\$1,045,000.00	4.25%	\$175,000.00	\$20,187.50	
11/01/15	\$870,000.00		\$0.00	\$16,468.75	\$211,656.25
05/01/16	\$870,000.00	4.25%	\$180,000.00	\$16,468.75	
11/01/16	\$690,000.00		\$0.00	\$12,643.75	\$209,112.50
05/01/17	\$690,000.00	4.25%	\$190,000.00	\$12,643.75	
11/01/17	\$500,000.00		\$0.00	\$8,606.25	\$211,250.00
05/01/18	\$500,000.00	4.25%	\$200,000.00	\$8,606.25	
11/01/18	\$300,000.00		\$0.00	\$4,356.25	\$212,962.50
05/01/19	\$300,000.00	4.25%	\$205,000.00	\$4,356.25	\$209,356.25
			\$1,960,000.00	\$509,712.50	\$2,469,712.50

Piney-Z Community Development District

Assessment Schedule FY2009 Proposed

LOT SIZE	# OF UNITS	Assessments Per Unit			Total
		O & M	CDD Debt(2008)	Amenity Debt (2002)	
36	28	\$ 606.28	\$ 196.00	\$ 123.07	\$ 925.35
40	104	\$ 640.73	\$ 217.78	\$ 136.75	\$ 995.26
50	291	\$ 430.59	\$ 298.85	\$ 170.92	\$ 900.36
60	62	\$ 516.71	\$ 298.85	\$ 205.10	\$ 1,020.66
75	183	\$ 645.88	\$ 408.34	\$ 256.38	\$ 1,310.60
90	67	\$ 775.07	\$ 490.00	\$ 307.64	\$ 1,572.71
65	8	\$ 775.07	\$ 304.90	\$ 23.33	\$ 1,103.30
50 gar TH	12	\$ 775.07	\$ 304.90	\$ 23.33	\$ 1,103.30
	85	\$ 516.71	\$ 152.45	\$ 11.67	\$ 680.83
	840				