

Quail Roost
Community Development District

Adopted Budget
FY 2027



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Quail Roost
Community Development District
Adopted Budget
General Fund

Description	Adopted Budget FY 2026	Actuals Thru 5/31/26	Projected Next 4 Months	Projected Thru 9/30/26	Adopted Budget FY 2027
REVENUES:					
Special Assessments - On Roll	\$ 179,149	\$ 176,026	\$ 3,124	\$ 179,149	\$ 242,151
Interest Income	1,000	1,868	934	2,802	1,000
Developer Contributions	20,381	17,130	8,565	25,695	23,451
TOTAL REVENUES	\$ 200,530	\$ 195,023	\$ 12,623	\$ 207,646	\$ 266,601

EXPENDITURES:

Administrative

Engineering	\$ 8,500	\$ 465	\$ 2,833	\$ 3,299	\$ 10,000
Attorney	18,000	7,980	6,000	13,980	20,000
Annual Audit	5,000	4,625	-	4,625	6,000
Assessment Administration	5,000	5,000	-	5,000	5,000
Arbitrage Rebate	1,100	550	550	1,100	1,650
Dissemination Agent	3,210	2,140	1,070	3,210	3,210
Trustee Fees	8,870	8,485	-	8,485	13,300
Management Fees	29,660	19,773	9,887	29,660	32,000
Website Maintenance	1,200	800	400	1,200	1,200
Postage & Delivery	500	179	167	345	500
Insurance General Liability	7,800	6,866	-	6,866	8,000
Printing & Binding	100	2	33	35	100
Legal Advertising	4,500	419	1,500	1,919	4,500
Other Current Charges	300	565	282	847	1,000
Office Supplies	50	-	17	17	50
Dues, Licenses & Subscriptions	175	175	-	175	175
1st Quarter Operating Reserve	-	-	18,674	18,674	18,817
TOTAL ADMINISTRATIVE	\$ 93,965	\$ 58,023	\$ 41,413	\$ 99,437	\$ 125,502

Operations & Maintenance

Field Expenditures

Landscape Maintenance - Phase I	\$ 46,800	\$ 31,200	\$ 15,600	\$ 46,800	\$ 46,800
Landscape Maintenance - Annexed Areas	19,200	13,720	6,860	20,580	25,000
Landscape Replacement	-	-	-	-	5,000
Electric	27,000	17,130	8,565	25,695	27,000
Field Management	6,869	4,579	2,290	6,869	12,000
Contingencies	5,000	1,600	800	2,400	15,000
Wall Maintenance	1,696	-	565	565	5,000
Stormwater Maintenance	-	-	5,300	5,300	5,300
TOTAL FIELD EXPENDITURES	\$ 106,565	\$ 68,229	\$ 39,980	\$ 108,210	\$ 141,100

TOTAL EXPENDITURES	\$ 200,530	\$ 126,253	\$ 81,393	\$ 207,646	\$ 266,602
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EXCESS REVENUES (EXPENDITURES)	\$ -	\$ 68,770	\$ (68,770)	\$ -	\$ (1)
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Gross Assessments	\$ 254,896
Less: Discounts & Collections 5%	(12,745)
Net Assessments	\$ 242,151

Product	Assessable Units	Total Gross Assessment	FY26 Gross Per Unit	FY27 Gross Per Unit	Increase/ (Decrease)
Single Family (Galiano)	85	\$ 71,579.35	\$ 842.11	\$ 842.11	\$ -
Annexed Area					
Single Family 100'	100	\$ 84,211.00	\$ 473.68	\$ 842.11	\$ 368.43
Single Family 50'	80	\$ 67,368.80	\$ 473.68	\$ 842.11	\$ 368.43
Annexed Area II					
Single Family 50'	33	\$ 15,631.44	\$ 473.68	\$ 473.68	\$ -
Single Family 100'	34	\$ 16,105.12	\$ 473.68	\$ 473.68	\$ -
Total	332	\$ 254,895.71			

Quail Roost

Community Development District

Budget Narrative

REVENUES

Special Assessments-Tax Roll

The District will levy a Non-Ad Valorem assessment on all sold and platted parcels within the District to pay for the operating expenditures during the Fiscal Year.

Developer Contributions

It is presently anticipated that the District will enter into a Funding Agreement with the Developer to Fund a portion of the General Fund expenditures for the Fiscal Year.

Expenditures - Administrative

Engineering

The District's engineer will provide general engineering services to the District, i.e. attendance and preparation for monthly board meetings, review of invoices, and other specifically requested assignments.

Arbitrage

The District is required to have an annual arbitrage rebate calculation on the District's Bonds. The District will contract with an independent auditing firm to perform the calculations.

Attorney

The District's Attorney, will be providing general legal services to the District, i.e., attendance and preparation for monthly Board meetings, review of contracts, review of agreements and resolutions, and other research assigned as directed by the Board of Supervisors and the District Manager.

Annual Audit

The District is required to conduct an annual audit of its financial records by an Independent Certified Public Accounting Firm. The budgeted amount for the fiscal year is based on contracted fees from the previous year engagement plus anticipated increase.

Assessment Roll Administration

GMS SF, LLC provides assessment services for closing lot sales, assessment roll services with the local Tax Collector and financial advisory services.

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.

Trustee Fees

The District bonds will be held and administered by a Trustee. This represents the trustee annual fee.

Management Fees

The District receives Management, Accounting and Administrative services as part of a Management Agreement with Governmental Management Services-South Florida, LLC. The budgeted amount for the fiscal year is based on the contracted fees outlined in Exhibit "A" of the Management Agreement.

Information Technology

The District processes all of its financial activities, i.e. accounts payable, financial statements, etc. on a main frame computer leased by Governmental Management Services – South Florida, LLC.

Website Maintenance

Per Chapter 2014-22, Laws of Florida, all Districts must have a website 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 monthly.

Communication - Telephone

Internet and Wi-Fi services for the Office.

Quail Roost
Community Development District
Budget Narrative

Expenditures - Administrative (continued)

Postage and Delivery

Actual postage and/or freight used for District mailings including agenda packages, vendor checks and other correspondence.

Insurance General Liability

The District's General Liability & Public Officials Liability Insurance policy is with a qualified entity that specializes in providing insurance coverage to governmental agencies. The amount is based upon similar Community Development Districts.

Printing and Binding

Copies used in the preparation of agenda packages, required mailings, and other special projects.

Legal Advertising

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

Other Current Charges

This includes monthly bank charges and any other miscellaneous expenses that incur during the year.

Office Supplies

Supplies used in the preparation and binding of agenda packages, required mailings, and other special projects.

Due, Licenses & Subscriptions

The District is required to pay an annual fee to the Florida Department of Commerce for \$175.

Contingencies

A contingency for any unanticipated and unscheduled cost to the District.

Expenditures - Field

Landscape Maintenance

The District has a contract with Tony Nursery and Garden Company for the maintenance of the Common Areas within the district. Which includes grass cutting and edging.

Landscape Maintenance - Annexed Areas

The District has a contract with Tony Nursery and Garden Company for the maintenance of the Common Areas within the both expansion area. Which includes grass cutting and edging.

Landscape Replacements

The District will go into contract for the replacement of plants needed along the common areas.

Electric

FPL provides electricity for Common Area Lighting.

Contingencies

Represents any expenditures not mentioned above during the Fiscal Year.

Wall Maintenance

Represents any expenditures not mentioned above during the Fiscal Year.

Field Management

The District has a contract Governmental Management Services, South Florida, LLC for on-site management. The responsibilities include reviewing contracts and other maintenance related items.

Stormwater Maintenance

Annual Storm Drain Cleaning for all Storm Drains throughout the District.

Quail Roost
Community Development District
Adopted Budget
Debt Service Series 2018 Special Assessment Refunding Bonds

Description	Adopted Budget FY 2026	Actuals Thru 5/31/26	Projected Next 4 Months	Projected Thru 9/30/26	Adopted Budget FY 2027
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REVENUES:

Special Assessments - On Roll	\$ 134,613	\$ 133,013	\$ 1,599	\$ 134,613	\$ 134,613
Interest Earnings	5,000	3,712	1,856	5,568	5,000
Carry Forward Surplus ⁽¹⁾	104,934	104,851	-	104,851	112,159
TOTAL REVENUES	\$ 244,547	\$ 241,576	\$ 3,455	\$ 245,032	\$ 251,772

EXPENDITURES:

Interest - 12/15	\$ 44,904	\$ 44,904	\$ -	\$ 44,904	\$ 43,969
Principal - 12/15	44,000	44,000	-	44,000	46,000
Interest - 06/15	43,969	-	43,969	43,969	42,991
TOTAL EXPENDITURES	\$ 132,873	\$ 88,904	\$ 43,969	\$ 132,873	\$ 132,960
EXCESS REVENUES (EXPENDITURES)	\$ 111,674	\$ 152,672	\$ (40,513)	\$ 112,159	\$ 118,812

⁽¹⁾ Carry Forward is Net of Reserve Requirement

Interest Due 12/15/27	\$ 42,991
Principal Due 12/15/27	48,000
	<u>\$ 90,991</u>

Gross Assessments	\$ 141,698
Less: Discounts & Collections 5%	(7,085)
Net Assessments	<u>\$ 134,613</u>

Product	Assessable Units	Total Gross Assessment	FY26 Gross Per Unit	FY27 Gross Per Unit	Increase/ (Decrease)
Single Family (Galiano)	85	\$ 141,697.55	\$ 1,667.03	\$ 1,667.03	\$ -
Total	85	\$ 141,697.55			

Quail Roost
Community Development District
AMORTIZATION SCHEDULE
Debt Service Series 2018 Special Assessment Refunding Bonds

Period	Outstanding Balance	Coupons	Principal	Interest	Annual Debt Service
12/15/26	1,818,000	4.250%	46,000	43,969	133,937.50
06/15/27	1,772,000	4.250%	-	42,991	
12/15/27	1,772,000	4.250%	48,000	42,991	133,982.50
06/15/28	1,724,000	4.250%	-	41,971	
12/15/28	1,724,000	4.250%	50,000	41,971	133,942.50
06/15/29	1,674,000	4.250%	-	40,909	
12/15/29	1,674,000	4.250%	52,000	40,909	133,817.50
06/15/30	1,622,000	4.750%	-	39,804	
12/15/30	1,622,000	4.750%	55,000	39,804	134,607.50
06/15/31	1,567,000	4.750%	-	38,498	
12/15/31	1,567,000	4.750%	57,000	38,498	133,995.00
06/15/32	1,510,000	4.750%	-	37,144	
12/15/32	1,510,000	4.750%	60,000	37,144	134,287.50
06/15/33	1,450,000	4.750%	-	35,719	
12/15/33	1,450,000	4.750%	63,000	35,719	134,437.50
06/15/34	1,387,000	4.750%	-	34,223	
12/15/34	1,387,000	4.750%	66,000	34,223	134,445.00
06/15/35	1,321,000	4.750%	-	32,655	
12/15/35	1,321,000	4.750%	69,000	32,655	134,310.00
06/15/36	1,252,000	4.750%	-	31,016	
12/15/36	1,252,000	4.750%	72,000	31,016	134,032.50
06/15/37	1,180,000	4.750%	-	29,306	
12/15/37	1,180,000	4.750%	76,000	29,306	134,612.50
06/15/38	1,104,000	4.750%	-	27,501	
12/15/38	1,104,000	4.750%	79,000	27,501	134,002.50
06/15/39	1,025,000	5.000%	-	25,625	
12/15/39	1,025,000	5.000%	80,000	25,625	131,250.00
06/15/40	945,000	5.000%	-	23,625	
12/15/40	945,000	5.000%	85,000	23,625	132,250.00
06/15/41	860,000	5.000%	-	21,500	
12/15/41	860,000	5.000%	90,000	21,500	133,000.00
06/15/42	770,000	5.000%	-	19,250	
12/15/42	770,000	5.000%	95,000	19,250	133,500.00
06/15/43	675,000	5.000%	-	16,875	
12/15/43	675,000	5.000%	100,000	16,875	133,750.00
06/15/44	575,000	5.000%	-	14,375	
12/15/44	575,000	5.000%	105,000	14,375	133,750.00
06/15/45	470,000	5.000%	-	11,750	
12/15/45	470,000	5.000%	110,000	11,750	133,500.00
06/15/46	360,000	5.000%	-	9,000	
12/15/46	360,000	5.000%	115,000	9,000	133,000.00
06/15/47	245,000	5.000%	-	6,125	
12/15/47	245,000	5.000%	120,000	6,125	132,250.00
06/15/48	125,000	5.000%	-	3,125	
12/15/48	125,000	5.000%	125,000	3,125	131,250.00
Total			\$1,818,000	\$1,209,941	\$3,027,941

Quail Roost
Community Development District
Adopted Budget
Debt Service Series 2021 Special Assessment Refunding Bonds

Description	Adopted Budget FY 2026	Actuals Thru 5/31/26	Projected Next 4 Months	Projected Thru 9/30/26	Adopted Budget FY 2027
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REVENUES:

Special Assessments - On Roll	\$ 305,150	\$ 297,317	\$ 7,833	\$ 305,150	\$ 298,112
Interest Earnings	10,000	9,869	4,934	14,803	10,000
Carry Forward Surplus ⁽¹⁾	325,662	291,521	-	291,521	319,535

TOTAL REVENUES	\$ 640,812	\$ 598,706	\$ 12,768	\$ 611,474	\$ 627,647
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EXPENDITURES:

Interest - 12/15	\$ 86,938	\$ 86,358	\$ -	\$ 86,358	\$ 84,983
Principal - 12/15	125,000	125,000	-	125,000	125,000
Interest - 06/15	85,563	-	84,983	84,983	83,608

TOTAL EXPENDITURES	\$ 297,501	\$ 211,358	\$ 84,983	\$ 296,341	\$ 293,591
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Other Sources/(Uses)

Interfund transfer In/(Out)	\$ -	\$ (2,935)	\$ (1,467)	\$ (4,402)	\$ -
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TOTAL OTHER SOURCES/(USES)	\$ -	\$ (2,935)	\$ (1,467)	\$ (4,402)	\$ -
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TOTAL EXPENDITURES	\$ 297,501	\$ 208,423	\$ 83,516	\$ 291,939	\$ 293,591
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EXCESS REVENUES (EXPENDITURES)	\$ 343,311	\$ 390,283	\$ (70,748)	\$ 319,535	\$ 334,056
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⁽¹⁾ Carry Forward is Net of Reserve Requirement

Interest Due 12/15/27	\$ 83,608
Principal Due 12/15/27	130,000
	<u>\$ 213,608</u>

Gross Assessments	\$ 313,802
Less: Discounts & Collections 5%	(15,690)
Net Assessments	<u>\$ 298,112</u>

Product	Assessable Units	Total Gross Assessment	FY26 Gross Per Unit	FY27 Gross Per Unit	Increase/ (Decrease)
Annexed Area					
Single Family 100'	97	\$ 196,887.69	\$ 2,052.63	\$ 2,029.77	\$ (22.86)
Single Family 50'	80	\$ 116,914.40	\$ 1,526.32	\$ 1,461.43	\$ (64.89)
Total	177	\$ 313,802.09			

Quail Roost
Community Development District
AMORTIZATION SCHEDULE
Debt Service Series 2021 Special Assessment Refunding Bonds

Period	Outstanding Balance	Coupons	Principal	Interest	Annual Debt Service
12/15/26	4,895,000	2.200%	\$ 125,000	\$ 84,983	\$ 294,966
06/15/27	4,770,000	2.200%	-	83,608	
12/15/27	4,770,000	2.700%	130,000	83,608	297,216.25
06/15/28	4,640,000	2.700%	-	81,853	
12/15/28	4,640,000	2.700%	130,000	81,853	293,706.25
06/15/29	4,510,000	2.700%	-	80,098	
12/15/29	4,510,000	2.700%	135,000	80,098	295,196.25
06/15/30	4,375,000	2.700%	-	78,276	
12/15/30	4,375,000	2.700%	140,000	78,276	296,551.25
06/15/31	4,235,000	2.700%	-	76,386	
12/15/31	4,235,000	2.700%	145,000	76,386	297,771.25
06/15/32	4,090,000	2.700%	-	74,428	
12/15/32	4,090,000	3.125%	145,000	74,428	293,856.25
06/15/33	3,945,000	3.125%	-	72,163	
12/15/33	3,945,000	3.125%	150,000	72,163	294,325.00
06/15/34	3,795,000	3.125%	-	69,819	
12/15/34	3,795,000	3.125%	155,000	69,819	294,637.50
06/15/35	3,640,000	3.125%	-	67,397	
12/15/35	3,640,000	3.125%	160,000	67,397	294,793.75
06/15/36	3,480,000	3.125%	-	64,897	
12/15/36	3,480,000	3.125%	165,000	64,897	294,793.75
06/15/37	3,315,000	3.125%	-	62,319	
12/15/37	3,315,000	3.125%	170,000	62,319	294,637.50
06/15/38	3,145,000	3.125%	-	59,663	
12/15/38	3,145,000	3.125%	175,000	59,663	294,325.00
06/15/39	2,970,000	3.125%	-	56,928	
12/15/39	2,970,000	3.125%	180,000	56,928	293,856.25
06/15/40	2,790,000	3.125%	-	54,116	
12/15/40	2,790,000	3.125%	190,000	54,116	298,231.25
06/15/41	2,600,000	3.125%	-	51,147	
12/15/41	2,600,000	3.125%	195,000	51,147	297,293.75
06/15/42	2,405,000	3.125%	-	48,100	
12/15/42	2,405,000	4.000%	200,000	48,100	296,200.00
06/15/43	2,205,000	4.000%	-	44,100	
12/15/43	2,205,000	4.000%	210,000	44,100	298,200.00
06/15/44	1,995,000	4.000%	-	39,900	
12/15/44	1,995,000	4.000%	215,000	39,900	294,800.00
06/15/45	1,780,000	4.000%	-	35,600	
12/15/45	1,780,000	4.000%	225,000	35,600	296,200.00
06/15/46	1,555,000	4.000%	-	31,100	
12/15/46	1,555,000	4.000%	235,000	31,100	297,200.00
06/15/47	1,320,000	4.000%	-	26,400	
12/15/47	1,320,000	4.000%	245,000	26,400	297,800.00
06/15/48	1,075,000	4.000%	-	21,500	
12/15/48	1,075,000	4.000%	250,000	21,500	293,000.00
06/15/49	825,000	4.000%	-	16,500	
12/15/49	825,000	4.000%	265,000	16,500	298,000.00
06/15/50	560,000	4.000%	-	11,200	
12/15/50	560,000	4.000%	275,000	11,200	297,400.00
06/15/51	285,000	4.000%	-	5,700	
12/15/51	285,000	4.000%	285,000	5,700	296,400.00
Total			\$4,895,000	\$2,711,374	\$7,606,374

Quail Roost
Community Development District
Adopted Budget
Debt Service Series 2025 Special Assessment Refunding Bonds

Description	Adopted Budget FY 2026	Actuals Thru 5/31/26	Projected Next 4 Months	Projected Thru 9/30/26	Adopted Budget FY 2027
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REVENUES:

Special Assessments - On Roll	\$ 114,617	\$ 113,718	\$ 899	\$ 114,617	\$ 114,617
Interest Earnings	500	2,047	1,024	3,071	500
Carry Forward Surplus ⁽¹⁾	18,026	18,049	-	18,049	48,855
TOTAL REVENUES	\$ 133,143	\$ 133,814	\$ 1,923	\$ 135,737	\$ 163,972

EXPENDITURES:

Interest - 11/01	\$ 18,026	\$ 18,026	\$ -	\$ 18,026	\$ 45,913
Principal - 05/01	22,000	22,000	-	22,000	23,000
Interest - 05/01	46,353	46,353	-	46,353	45,913
TOTAL EXPENDITURES	\$ 86,379	\$ 86,379	\$ -	\$ 86,379	\$ 114,826

Other Sources/(Uses)

Interfund Transfer In	\$ -	\$ 364	\$ 182	\$ 545	\$ -
Interfund Transfer (Out)		(698)	(349)	(1,047)	-
TOTAL OTHER SOURCES/(USES)	\$ -	\$ (335)	\$ (167)	\$ (502)	\$ -
TOTAL EXPENDITURES	\$ 86,379	\$ 86,714	\$ 167	\$ 86,881	\$ 114,826
EXCESS REVENUES (EXPENDITURES)	\$ 46,764	\$ 47,100	\$ 1,756	\$ 48,855	\$ 49,146

⁽¹⁾ Carry Forward is Net of Reserve Requirement

Interest Due 11/01/27	\$ 45,453
	<u>\$ 45,453</u>

Gross Assessments	\$ 120,649
Less: Discounts & Collections 5%	<u>(6,032)</u>
Net Assessments	<u>\$ 114,617</u>

Product	Assessable Units	Total Gross Assessment	FY26 Gross Per Unit	FY27 Gross Per Unit	Increase/ (Decrease)
Annexed Area II					
Single Family 50'	33	\$ 52,440.63	\$ 1,589.11	\$ 1,589.11	\$ -
Single Family 100'	34	\$ 68,208.76	\$ 2,006.14	\$ 2,006.14	\$ -
Total	67	\$ 120,649.39			

Quail Roost
Community Development District
AMORTIZATION SCHEDULE
Debt Service Series 2025 Special Assessment Refunding Bonds

Period	Outstanding Balance	Coupons	Principal	Interest	Annual Debt Service
11/01/26	1,584,000	4.000%		45,913	114,266.00
05/01/27	1,584,000	4.000%	23,000	45,913	
11/01/27	1,561,000	4.000%		45,453	114,366.00
05/01/28	1,561,000	4.000%	24,000	45,453	
11/01/28	1,537,000	4.000%		44,973	114,426.00
05/01/29	1,537,000	4.000%	25,000	44,973	
11/01/29	1,512,000	4.000%		44,473	114,446.00
05/01/30	1,512,000	4.000%	26,000	44,473	
11/01/30	1,486,000	5.800%		43,953	114,426.00
05/01/31	1,486,000	5.800%	27,000	43,953	
11/01/31	1,459,000	5.800%		43,170	114,123.00
05/01/32	1,459,000	5.800%	29,000	43,170	
11/01/32	1,430,000	5.800%		42,329	114,499.00
05/01/33	1,430,000	5.800%	30,000	42,329	
11/01/33	1,400,000	5.800%		41,459	113,788.00
05/01/34	1,400,000	5.800%	32,000	41,459	
11/01/34	1,368,000	5.800%		40,531	113,990.00
05/01/35	1,368,000	5.800%	34,000	40,531	
11/01/35	1,334,000	5.800%		39,545	114,076.00
05/01/36	1,334,000	5.800%	36,000	39,545	
11/01/36	1,298,000	5.800%		38,501	114,046.00
05/01/37	1,298,000	5.800%	38,000	38,501	
11/01/37	1,260,000	5.800%		37,399	113,900.00
05/01/38	1,260,000	5.800%	41,000	37,399	
11/01/38	1,219,000	5.800%		36,210	114,609.00
05/01/39	1,219,000	5.800%	43,000	36,210	
11/01/39	1,176,000	5.800%		34,963	114,173.00
05/01/40	1,176,000	5.800%	46,000	34,963	
11/01/40	1,130,000	5.800%		33,629	114,592.00
05/01/41	1,130,000	5.800%	48,000	33,629	
11/01/41	1,082,000	5.800%		32,237	113,866.00
05/01/42	1,082,000	5.800%	51,000	32,237	
11/01/42	1,031,000	5.800%		30,758	113,995.00
05/01/43	1,031,000	5.800%	54,000	30,758	
11/01/43	977,000	5.800%		29,192	113,950.00
05/01/44	977,000	5.800%	57,000	29,192	
11/01/44	920,000	5.800%		27,539	113,731.00
05/01/45	920,000	5.800%	61,000	27,539	
11/01/45	859,000	6.000%		25,770	114,309.00
05/01/46	859,000	6.000%	65,000	25,770	
11/01/46	794,000	6.000%		23,820	114,590.00
05/01/47	794,000	6.000%	69,000	23,820	
11/01/47	725,000	6.000%		21,750	114,570.00
05/01/48	725,000	6.000%	73,000	21,750	
11/01/48	652,000	6.000%		19,560	114,310.00
05/01/49	652,000	6.000%	77,000	19,560	
11/01/49	575,000	6.000%		17,250	113,810.00
05/01/50	575,000	6.000%	82,000	17,250	
11/01/50	493,000	6.000%		14,790	114,040.00
05/01/51	493,000	6.000%	87,000	14,790	
11/01/51	406,000	6.000%		12,180	113,970.00
05/01/52	406,000	6.000%	93,000	12,180	
11/01/52	313,000	6.000%		9,390	114,570.00
05/01/53	313,000	6.000%	98,000	9,390	
11/01/53	215,000	6.000%		6,450	113,840.00
05/01/54	215,000	6.000%	104,000	6,450	
11/01/54	111,000	6.000%		3,330	113,780.00
05/01/55	111,000	6.000%	111,000	3,330	
11/01/55	-	6.000%		-	114,330.00
Total			\$1,584,000	\$1,773,034	\$3,357,034

Quail Roost
Community Development District
Non-Ad Valorem Assessments Comparison
FY 2027

Product Type	O&M Units	Bonds Units 2018	Bonds Units 2021	Bonds Units 2025	Annual Maintenance Assessments			Annual Debt Assessments									Total Assessed Per Unit		
								Series 2018			Series 2021			Series 2025					
					FY 2027	FY 2026	Increase/(decrease)	FY 2027	FY 2026	Increase/(decrease)	FY 2027	FY 2026	Increase/(decrease)	FY 2027	FY 2026	Increase/(decrease)	FY 2027	FY 2026	Increase/(decrease)
Single Family (Galiano)	85	85	0	0	\$842.11	\$842.11	\$0.00	\$1,667.03	\$1,667.03	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$2,509.14	\$2,509.14	\$0.00
Annexed Area																			
Single Family 100'	100	0	97	0	\$842.11	\$473.68	\$368.43	\$0.00	\$0.00	\$0.00	\$2,029.77	\$2,052.63	-\$22.86	\$0.00	\$0.00	\$0.00	\$2,871.88	\$2,503.45	\$345.57
Single Family 50'	80	0	80	0	\$842.11	\$473.68	\$368.43	\$0.00	\$0.00	\$0.00	\$1,461.43	\$1,526.32	-\$64.89	\$0.00	\$0.00	\$0.00	\$2,303.54	\$1,935.11	\$303.54
Annexed Area II																			
Single Family 50'	33	0	0	33	\$473.68	\$473.68	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,589.11	\$1,589.11	\$0.00	\$2,062.79	\$473.68	\$0.00
Single Family 100'	34	0	0	34	\$473.68	\$473.68	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$2,006.14	\$2,006.14	\$0.00	\$2,479.82	\$473.68	\$0.00
Total	332	85	177	67															