

**KD 52 CDD No. 1  
COMMUNITY DEVELOPMENT DISTRICT  
PROPOSED BUDGET  
FISCAL YEAR 2025**

**KD 52 CDD No. 1  
COMMUNITY DEVELOPMENT DISTRICT  
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**KD 52 CDD No. 1  
COMMUNITY DEVELOPMENT DISTRICT  
GENERAL FUND BUDGET  
FISCAL YEAR 2025**

	Proposed Budget FY 2025
<b>REVENUES</b>	
Landowner contribution	\$ 69,474
Total revenues	69,474
<b>EXPENDITURES</b>	
<b>Professional &amp; administrative</b>	
Supervisors	-
Management/accounting/recording <sup>4</sup>	20,000
Debt service fund accounting	1,250
Legal	25,000
Engineering	5,000
Audit	-
Arbitrage rebate calculation <sup>1</sup>	-
Dissemination agent <sup>2</sup>	500
Trustee <sup>3</sup>	-
Telephone	117
Postage	500
Printing & binding	292
Legal advertising	7,500
Annual special district fee	175
Insurance	5,500
Contingencies/bank charges	1,750
Website	
Hosting & maintenance	1,680
ADA compliance	210
Total expenditures	69,474
Net increase/(decrease) of fund balance	-
Fund balance - beginning (unaudited)	-
Fund balance - ending (projected)	\$ -

<sup>1</sup>This expense will be realized the year after the issuance of bonds.

<sup>2</sup>This expense will be realized when bonds are issued

<sup>3</sup>This expense is paid from the costs of issuance in the initial year. Thereafter, this will be a budgeted expense.

<sup>4</sup>This fee represents the charge \$2k per month until bonds are issued, at which time the fee will be \$4k per month.

**KD 52 CDD No. 1  
COMMUNITY DEVELOPMENT DISTRICT  
DEFINITIONS OF GENERAL FUND EXPENDITURES**

**EXPENDITURES**

**Professional & administrative**

Management/accounting/recording4	\$ 20,000
<p><b>Wrathell, Hunt and Associates, LLC</b> (WHA), specializes in managing community development districts by combining the knowledge, skills and experience of a team of professionals to ensure compliance with all of the District's governmental requirements. WHA develops financing programs, administers the issuance of tax exempt bond financings, operates and maintains the assets of the community.</p>	
Debt service fund accounting	1,250
Legal	25,000
<p>General counsel and legal representation, which includes issues relating to public finance, public bidding, rulemaking, open meetings, public records, real property dedications, conveyances and contracts.</p>	
Engineering	5,000
<p>The District's Engineer will provide construction and consulting services, to assist the District in crafting sustainable solutions to address the long term interests of the community while recognizing the needs of government, the environment and maintenance of the District's facilities.</p>	
Audit	-
<p>Statutorily required for the District to undertake an independent examination of its books, records and accounting procedures.</p>	
Arbitrage rebate calculation	-
<p>To ensure the District's compliance with all tax regulations, annual computations are necessary to calculate the arbitrage rebate liability.</p>	
Dissemination agent	500
<p>The District must annually disseminate financial information in order to comply with the requirements of Rule 15c2-12 under the Securities Exchange Act of 1934. Wrathell, Hunt &amp; Associates serves as dissemination agent.</p>	
Trustee	-
<p>Annual fee for the service provided by trustee, paying agent and registrar.</p>	
Telephone	117
<p>Telephone and fax machine.</p>	
Postage	500
<p>Mailing of agenda packages, overnight deliveries, correspondence, etc.</p>	
Printing & binding	292
<p>Letterhead, envelopes, copies, agenda packages, etc.</p>	
Legal advertising	7,500
<p>The District advertises for monthly meetings, special meetings, public hearings, public bids, etc.</p>	
Annual special district fee	175
<p>Annual fee paid to the Florida Department of Economic Opportunity.</p>	
Insurance	5,500
<p>The District will obtain public officials and general liability insurance.</p>	
Contingencies/bank charges	1,750
<p>Bank charges and other miscellaneous expenses incurred during the year.</p>	
Website	
Hosting & maintenance	1,680
ADA compliance	210
Total expenditures	<u><u>\$ 69,474</u></u>