

***Amended Budget
Fiscal Year 2023***

***Lakes by the Bay South
Community Development District***

November 28, 2023



**Lakes by the Bay South
Community Development District**

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Lakes by the Bay South

Community Development District

General Fund

Description	Adopted Budget FY 2022	Actual Thru 7/31/22	Projected Next 2 Months	Total Projected 9/30/22	Amended Budget FY 2023
Revenues					
Maintenance Assessments	\$1,461,113	\$1,468,236	\$0	\$1,468,236	\$1,721,515
Interest Income	\$500	\$10,307	\$2,061	\$12,368	\$60,594
Clubhouse Income	\$5,000	\$27,100	\$5,420	\$32,520	\$42,542
Gate Damage Income	\$0	\$2,782	\$0	\$2,782	\$1,200
Insurance Proceeds	\$0	\$1,010	\$0	\$1,010	\$0
Unassigned Fund Balance	\$229,290	\$156,364	\$0	\$156,364	\$109,062
TOTAL REVENUES	\$1,695,902	\$1,665,799	\$7,481	\$1,673,280	\$1,934,913
Expenditures					
<i>Administrative</i>					
Supervisor Fees	\$12,000	\$8,800	\$2,000	\$10,800	\$12,000
FICA Taxes	\$918	\$673	\$153	\$826	\$918
Engineering	\$6,000	\$4,040	\$1,000	\$5,040	\$6,000
Arbitrage Calculation	\$1,200	\$1,200	\$0	\$1,200	\$1,200
Dissemination	\$5,500	\$4,583	\$917	\$5,500	\$5,500
Attorney	\$40,000	\$25,025	\$10,000	\$35,025	\$40,000
Annual Audit	\$4,700	\$4,700	\$0	\$4,700	\$4,800
Trustee Fees	\$12,500	\$11,053	\$0	\$11,053	\$12,500
Management Fees	\$55,864	\$46,553	\$9,311	\$55,864	\$58,657
Telephone	\$200	\$0	\$33	\$33	\$200
Postage	\$1,200	\$818	\$200	\$1,018	\$1,200
Printing & Binding	\$1,500	\$1,782	\$250	\$2,032	\$1,500
Website Maintenance	\$3,600	\$3,000	\$600	\$3,600	\$3,600
Insurance	\$13,028	\$12,259	\$0	\$12,259	\$14,711
Legal Advertising	\$500	\$239	\$83	\$322	\$500
Other Current Charges	\$1,000	\$794	\$167	\$961	\$1,000
Property Taxes	\$150	\$0	\$0	\$0	\$150
Office Supplies	\$500	\$164	\$83	\$247	\$500
Dues, Licenses & Subscriptions	\$175	\$175	\$0	\$175	\$175
TOTAL ADMINISTRATIVE	\$160,536	\$125,858	\$24,797	\$150,655	\$165,111
<i>Field</i>					
Field Management	\$25,246	\$21,038	\$4,208	\$25,246	\$26,508
Security	\$9,180	\$5,279	\$2,450	\$7,729	\$14,700
General Maintenance	\$10,000	\$4,429	\$5,571	\$10,000	\$10,000
Landscape Maintenance	\$177,144	\$147,620	\$29,524	\$177,144	\$177,144
Landscape-Extra to Contract	\$50,000	\$24,105	\$8,333	\$32,438	\$50,000
Mulch	\$17,190	\$16,250	\$940	\$17,190	\$17,190
Tree Trimming	\$40,000	\$42,588	\$0	\$42,588	\$40,000
Lake Maintenance	\$19,000	\$8,000	\$1,600	\$9,600	\$20,000
Lake Debris Removal	\$1,000	\$0	\$0	\$0	\$0
Mitigation Maintenance	\$2,028	\$0	\$0	\$0	\$0
Contingency	\$20,000	\$17,740	\$2,260	\$20,000	\$20,000
Pressure Washing	\$20,000	\$13,825	\$3,333	\$17,158	\$20,000
Culvert Inspection	\$20,000	\$28,860	\$0	\$28,860	\$20,000
Reserves	\$50,000	\$0	\$50,000	\$50,000	\$30,000
Holiday Lighting	\$27,292	\$27,661	\$0	\$27,661	\$27,661
Special Projects	\$30,000	\$0	\$30,000	\$30,000	\$25,000
TOTAL FIELD	\$518,080	\$357,395	\$138,219	\$495,614	\$498,203

Lakes by the Bay South

Community Development District					General Fund
Description	Adopted Budget FY 2022	Actual Thru 7/31/22	Projected Next 2 Months	Total Projected 9/30/22	Amended Budget FY 2023
<i>Security Gate Service</i>					
Security (Envera/DML)	\$150,000	\$109,995	\$23,000	\$132,995	\$138,000
Security-Roving Guard	\$12,000	\$0	\$0	\$0	\$12,000
Enhanced Security	\$50,000	\$54,537	\$0	\$54,537	\$50,000
Transponders	\$11,475	\$6,660	\$1,913	\$8,573	\$11,475
Management Fees	\$24,000	\$20,000	\$4,000	\$24,000	\$24,000
Gate Repairs & Maintenance	\$35,000	\$20,150	\$5,833	\$25,983	\$35,000
Building Repairs & Maintenance	\$5,000	\$0	\$5,000	\$5,000	\$5,000
Electric	\$5,000	\$2,496	\$1,050	\$3,546	\$5,000
Water	\$3,000	\$168	\$500	\$668	\$3,000
Phone & Internet Service	\$3,500	\$3,225	\$583	\$3,808	\$4,000
Computer, Equipment & Supplies	\$2,000	\$0	\$2,000	\$2,000	\$2,000
Janitorial Services	\$5,000	\$420	\$84	\$504	\$1,000
Contingency	\$12,000	\$5,931	\$0	\$5,931	\$6,000
TOTAL SECURITY	\$317,975	\$223,582	\$43,963	\$267,545	\$296,475
<i>Clubhouse</i>					
Access Control	\$3,300	\$738	\$550	\$1,288	\$3,000
Alarm Monitoring	\$2,200	\$1,716	\$367	\$2,083	\$2,200
Pool Monitoring	\$15,667	\$6,528	\$2,611	\$9,139	\$15,667
Security-Roving Guard	\$15,667	\$3,902	\$2,611	\$6,513	\$15,000
Air Conditioning Maint Contract and Repairs	\$5,000	\$6,617	\$980	\$7,597	\$7,000
Fitness Equipment Maintenance and Repairs	\$11,000	\$2,304	\$1,833	\$4,137	\$11,000
Electric	\$30,000	\$24,480	\$8,160	\$32,640	\$32,000
Insurance	\$32,042	\$30,148	\$0	\$30,148	\$36,178
Janitorial Maintenance	\$42,149	\$35,065	\$7,014	\$42,079	\$43,340
Janitorial Supplies	\$5,000	\$4,105	\$833	\$4,938	\$5,000
Landscape Maintenance	\$32,750	\$25,800	\$5,458	\$31,258	\$32,750
Landscape Replacement	\$10,000	\$840	\$1,667	\$2,507	\$10,000
Office Equipment Maintenance	\$2,000	\$1,418	\$333	\$1,751	\$2,000
Management Fees	\$254,728	\$218,890	\$42,570	\$261,460	\$279,420
Office Supplies/Clubhouse Supplies	\$10,000	\$9,001	\$1,667	\$10,668	\$12,000
Pest Control	\$1,000	\$560	\$130	\$690	\$1,000
Pool & Spa Maintenance	\$50,000	\$31,405	\$8,333	\$39,738	\$50,000
Repairs and Maintenance	\$50,000	\$50,892	\$8,333	\$59,225	\$55,000
Special Events	\$20,000	\$29,404	\$3,333	\$32,737	\$60,829
Telephone	\$8,000	\$7,406	\$1,333	\$8,739	\$8,500
Trash Collection	\$1,000	\$992	\$0	\$992	\$1,000
Water & Sewer	\$20,000	\$9,845	\$3,333	\$13,178	\$20,000
Window Cleaning/Pressure Cleaning	\$15,000	\$1,440	\$13,560	\$15,000	\$15,000
Holiday Lighting	\$22,810	\$22,810	\$0	\$22,810	\$22,810
Contingency	\$15,000	\$9,050	\$5,950	\$15,000	\$48,128
Capital Reserve	\$25,000	\$102,074	\$0	\$102,074	\$186,303
TOTAL CLUBHOUSE MAINTENANCE	\$699,312	\$637,430	\$120,961	\$758,391	\$975,124
TOTAL EXPENDITURES	\$1,695,902	\$1,344,265	\$327,941	\$1,672,206	\$1,934,913
OTHER FINANCING SOURCES AND USES					
Interfund Transfer	\$0	(\$1,075)	\$0	(\$1,075)	\$0
TOTAL OTHER FINANCING SOURCES AND USES	\$0	(\$1,075)	\$0	(\$1,075)	\$0
EXCESS REVENUES	(\$0)	\$320,459	(\$320,459)	(\$0)	(\$0)

	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023
Net Assessment	\$1,461,112.54	\$1,461,112.54	\$1,461,112.54	\$1,461,112.54	\$1,711,461.39
Plus Collection Fees & Discounts (5%)	\$76,900.66	\$76,900.66	\$76,900.66	\$76,900.66	\$90,076.92
Gross Assessment	\$1,538,013.20	\$1,538,013.20	\$1,538,013.20	\$1,538,013.20	\$1,801,538.31
No. of Units	2,295	2,295	2,295	2,295	2,295
Per Unit Assessment(w/ sw to sw)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Per Unit Assessment(w/o sw to sw)	\$689.08	\$689.08	\$689.08	\$689.08	\$813.50
Per Unit Assessment(w/o Clubhouse)	\$446.48	\$446.48	\$446.48	\$446.48	\$447.89

Lakes by the Bay South

Community Development District

General Fund

ADMINISTRATIVE & FIELD OPERATIONS		FY 2022			Adopted FY 2023	
COMMUNITY:	Units	Gross Annual Per Unit	Gross Annual TOTAL	Gross Annual Per Unit	Gross Annual TOTAL	
THE BREAKERS	97	\$249.73	\$24,223.81	\$374.15	\$36,292.55	
THE ENCLAVE	204	\$249.73	\$50,944.92	\$374.15	\$76,326.60	
TRELLIS	159	\$249.73	\$39,707.07	\$374.15	\$59,489.85	
THE COURTS	420	\$249.73	\$104,886.60	\$374.15	\$157,143.00	
THE RESERVE	98	\$249.73	\$24,473.54	\$374.15	\$36,666.70	
THE PALMS	224	\$249.73	\$55,939.52	\$374.15	\$83,809.60	
THE COVE	269	\$249.73	\$67,177.37	\$374.15	\$100,646.35	
THE SHORES	227	\$249.73	\$56,688.71	\$374.15	\$84,932.05	
THE SHORES	179	\$249.73	\$44,701.67	\$251.14	\$44,954.06	
WATERWAYS	265	\$249.73	\$66,178.45	\$374.15	\$99,149.75	
TIDES	153	\$249.73	\$38,208.69	\$374.15	\$57,244.95	
TOTAL	2295		\$573,130.35		\$836,655.46	

SECURITY GATE SERVICE		FY 2022			Adopted FY 2023	
COMMUNITY:	Units	Gross Annual Per Unit	Gross Annual TOTAL	Gross Annual Per Unit	Gross Annual TOTAL	
THE BREAKERS	97	\$196.75	\$19,084.75	\$196.75	\$19,084.75	
THE ENCLAVE	204	\$196.75	\$40,137.00	\$196.75	\$40,137.00	
TRELLIS	159	\$196.75	\$31,283.25	\$196.75	\$31,283.25	
THE COURTS	420	\$196.75	\$82,635.00	\$196.75	\$82,635.00	
THE RESERVE	98	\$196.75	\$19,281.50	\$196.75	\$19,281.50	
THE PALMS	224	\$196.75	\$44,072.00	\$196.75	\$44,072.00	
THE COVE	269	\$196.75	\$52,925.75	\$196.75	\$52,925.75	
THE SHORES	227	\$196.75	\$44,662.25	\$196.75	\$44,662.25	
THE SHORES	179	\$196.75	\$35,218.25	\$196.75	\$35,218.25	
WATERWAYS	265	\$196.75	\$52,138.75	\$196.75	\$52,138.75	
TIDES	153	\$196.75	\$30,102.75	\$196.75	\$30,102.75	
TOTAL	2295		\$451,541.25		\$451,541.25	

CLUBHOUSE		FY 2022			Adopted FY 2023	
COMMUNITY:	Units	Gross Annual Per Unit	Gross Annual TOTAL	Gross Annual Per Unit	Gross Annual TOTAL	
THE BREAKERS	97	\$242.60	\$23,532.20	\$242.60	\$23,532.20	
THE ENCLAVE	204	\$242.60	\$49,490.40	\$242.60	\$49,490.40	
TRELLIS	159	\$242.60	\$38,573.40	\$242.60	\$38,573.40	
THE COURTS	420	\$242.60	\$101,892.00	\$242.60	\$101,892.00	
THE RESERVE	98	\$242.60	\$23,774.80	\$242.60	\$23,774.80	
THE PALMS	224	\$242.60	\$54,342.40	\$242.60	\$54,342.40	
THE COVE	269	\$242.60	\$65,259.40	\$242.60	\$65,259.40	
THE SHORES	227	\$242.60	\$55,070.20	\$242.60	\$55,070.20	
THE SHORES	0	\$0.00	\$0.00	\$0.00	\$0.00	
WATERWAYS	265	\$242.60	\$64,289.00	\$242.60	\$64,289.00	
TIDES	153	\$242.60	\$37,117.80	\$242.60	\$37,117.80	
TOTAL	2116		\$513,341.60		\$513,341.60	

COMBINED TOTAL		FY 2022			Adopted FY 2023	
COMMUNITY:	Units	Gross Annual Per Unit	Gross Annual TOTAL	Gross Annual Per Unit	Gross Annual TOTAL	
THE BREAKERS	97	\$689.08	\$66,840.76	\$813.50	\$78,909.50	
THE ENCLAVE	204	\$689.08	\$140,572.32	\$813.50	\$165,954.00	
TRELLIS	159	\$689.08	\$109,563.72	\$813.50	\$129,346.50	
THE COURTS	420	\$689.08	\$289,413.60	\$813.50	\$341,670.00	
THE RESERVE	98	\$689.08	\$67,529.84	\$813.50	\$79,723.00	
THE PALMS	224	\$689.08	\$154,353.92	\$813.50	\$182,224.00	
THE COVE	269	\$689.08	\$185,362.52	\$813.50	\$218,831.50	
THE SHORES	227	\$689.08	\$156,421.16	\$813.50	\$184,664.50	
THE SHORES	179/0	\$446.48	\$79,919.92	\$447.89	\$80,172.31	
WATERWAYS	265	\$689.08	\$182,606.20	\$813.50	\$215,577.50	
TIDES	153	\$689.08	\$105,429.24	\$813.50	\$124,465.50	
TOTAL			\$1,538,013.20		\$1,801,538.31	

LAKES BY THE BAY SOUTH
COMMUNITY DEVELOPMENT DISTRICT
Exhibit "A"
Allocation of Operating Reserve

Description	Amount
Beginning Balance - Carry Forward Surplus (As of 10/1/2021)	\$2,070,016
Estimated Excess (Deficiency) of Revenues Over (Under) Expenditures	(\$156,364)
Less:	
Funding for First Quarter Operating Expenses:	(\$429,240)
Reserved for Field Capital Projects / Renewal and Replacement:	(\$362,851)
Reserved for Clubhouse Capital Projects / Renewal and Replacement:	(\$1,121,561) <u> </u>
Total Undesignated Cash as of 9/30/2022	(\$0)

LAKES BY THE BAY SOUTH

COMMUNITY DEVELOPMENT DISTRICT

REVENUES:

Special Assessments

The District will levy a non ad-valorem special assessment on all taxable property within the District to fund all of the General Operating Expenditures for the fiscal year.

EXPENDITURES:

Administrative:

Supervisor Fees

The Florida Statutes allows each board member to receive \$200 per meeting not to exceed \$4,800 in one year. The amount for the fiscal year is based upon the five paid supervisors attending the estimated 12 monthly meetings at \$200 per attendance.

FICA Expense

Represents the Employer's share of Social Security and Medicare taxes withheld from Board of Supervisors checks.

Engineering Fees

The District's engineer will be providing general engineering services to the District including attendance and preparation for board meetings, etc.

Arbitrage

The District is required to annually have an arbitrage rebate calculation on the District's Series 2012 and Series 2014 Special Assessment Revenue Bonds. Currently the District has contracted Grau & Associates, an independent certified public accounting firm, to calculate the rebate liability and submit a report to the District.

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.

Attorney

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

Annual Audit

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 2012A and Series 2014A Special Assessment Revenue Bonds which are held with a Trustee Wells Fargo Bank, NA. The amount of the trustee fees is based on the agreement between Bank and the District.

LAKES BY THE BAY SOUTH

COMMUNITY DEVELOPMENT DISTRICT

Management Fees

The District receives Management, Accounting and Administrative services as part of a Management Agreement with Governmental Management Services-South Florida. These services are further outlined in Exhibit "A" of the Management Agreement.

Telephone

Telephone and fax machine.

Postage

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

Printing & Binding

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

Insurance

The District's General Liability & Public Officials Liability Insurance policy is with Florida Insurance Alliance (FIA). FIA specializes in providing insurance coverage to governmental agencies.

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 are incurred during the year.

Property Taxes

Property Taxes for property owned by the District.

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.

Capital Reserve

Funds set aside for future capital improvement use.

Operating Reserve

Operating capital set aside for future use.

Maintenance:

Field Management

The District has contracted with Governmental Management Services for the supervision and on-site management of Lakes by the Bay South Community Development District. Their responsibilities will include reviewing contracts and other maintenance related items.

LAKES BY THE BAY SOUTH

COMMUNITY DEVELOPMENT DISTRICT

Security

The District has contracted with Virtual Guard for video surveillance.

Landscaping Maintenance

The District has contracted with Tony's Nursery & Garden for its annual common area and secondary areas landscape maintenance.

Landscaping Extras

Improvements and replacements of landscaping areas.

Mulch

Fall and Spring replenishment of the mulched areas.

Tree Trimming

Annual trimming of all the Districts trees.

Lake Maintenance

Lake management services that includes monthly inspections and treatment of aquatic weeds and algae, herbiciding, and algae control and removal.

Lake Debris Removal

Removal of lake debris in all District lakes.

Mitigation Maintenance

Maintenance for the mitigation areas that will include herbicide application and hand removal of all exotic vegetation and nuisance native species throughout the District.

Contingency

Unexpected maintenance and repairs.

Pressure Washing

Pressure washing the sidewalks and entrance features.

Web Design / Maintenance

The District has contracted with Governmental Management Services-South Florida for the supervision and maintenance of Lakes by the Bay South Community Development District's website.

Culvert Cleaning

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

Reserves

Capital funds set aside for future maintenance and replacement of District's infrastructure.

Holiday Lighting

The District has contracted with Florida CDI, LLC for the annual Holiday Lighting of the District.

Special Projects

Capital projects needed throughout the year.

LAKES BY THE BAY SOUTH

COMMUNITY DEVELOPMENT DISTRICT

Security Gate Service:

The District will be servicing the special taxing district for security. Expenditures expected include the following:

- Security
 - Security-Roving Guard
 - Enhanced Security
 - Transponders
 - Management Fees
 - Gate Repairs & Maintenance
 - Building Repairs & Maintenance
 - Electric
 - Water
 - Phone & Internet Service
 - Computer & Supplies
 - Janitorial Services
 - Contingency
-

Clubhouse Maintenance:

Access Control

Access cards and repairs.

Alarm Monitoring

This line item is the estimated cost for monitoring of the alarm system (security and fire alarm) for the clubhouse.

Pool Monitoring

The District has contracted with Envera for the monitoring of the pool area.

Air Conditioning Maintenance Contract and Repairs

This line item is the estimated cost to maintain and repair the air conditioning system.

Fitness Equipment Maintenance and Repairs

This line item is the estimated cost to maintain and repair the fitness equipment.

Electric

Electricity for Clubhouse and grounds.

Insurance

The District's property insurance is with Florida Insurance Alliance (FIA). FIA specializes in providing insurance coverage to governmental agencies.

Janitorial Maintenance

This includes janitorial service and supplies provide per contract.

Janitorial Supplies

Include additional janitorial supplies not provide by contract.

LAKES BY THE BAY SOUTH

COMMUNITY DEVELOPMENT DISTRICT

Landscape Maintenance

Maintaining the lawn and plants around the club.

Landscape Replacement

(Includes Mulching) that this line item includes plant replacement and mulching once a year.

Office Equipment

Reflects the maintenance agreement for the copier plus any repairs to other office equipment.

Management Fees

Actual management fees shall be based on the minimum cost of management agreement or \$1.75 per Home per month, whichever is greater.

Office Supplies/Clubhouse Supplies

Supplies to run Club and Club Office.

Onsite Club Management Fees

Salary and cost associated with the payroll for the Clubhouse manager.

Pest Control

Preventative maintenance for bugs and rodents.

Pool & Spa Maintenance

Cost to maintain the pool as well as perform any necessary repairs.

Repairs & Maintenance

Items needed to repair and maintain the Clubhouse.

Special Events

Expenses related to Social Events.

Cable/Internet

Estimated cost of cable TV and internet for the Club.

Trash Collection

Cost of trash and recycling removal.

Water & Sewer

Water and sewer cost for the Club.

Window Cleaning/Pressure Cleaning

Cost of window washing and pressure cleaning the paver area.

Holiday Lighting

The District has contracted for CDI Enterprises for the annual Holiday Lighting of the District.

Contingency

Any unscheduled repairs and maintenance that the District should incur during the fiscal year.

Capital Reserve

Funds set aside for a future use to replace any capital item.

Lakes by the Bay South

Community Development District

Debt Service Fund

Series 2014A Special Assessment Revenue Bonds

Description	Adopted Budget FY 2022	Actual Thru 7/31/22	Projected Next 2 Months	Total Projected 9/30/22	Amended Budget FY 2023
Revenues					
Special Assessments - A Bonds	\$1,208,092	\$1,213,978	\$0	\$1,213,978	\$1,208,092
Interest Income	\$0	\$1,159	\$232	\$1,391	\$0
Carry Forward Surplus ⁽¹⁾	\$523,032	\$531,986	\$0	\$531,986	\$560,911
TOTAL REVENUES	\$1,731,124	\$1,747,123	\$232	\$1,747,355	\$1,769,003
Expenditures					
<u>Series 2014A</u>					
Interest - 11/1	\$305,722	\$305,722	\$0	\$305,722	\$290,988
Interest - 5/1	\$305,722	\$305,722	\$0	\$305,722	\$290,988
Principal - 5/1	\$575,000	\$575,000	\$0	\$575,000	\$610,000
TOTAL EXPENDITURES	\$1,186,444	\$1,186,444	\$0	\$1,186,444	\$1,191,975
EXCESS REVENUES	\$544,680	\$560,679	\$232	\$560,911	\$577,028

11/23 Interest \$ 275,356

Parcel	Unit Count	Gross Annual A Assessment	Total
THE BREAKERS	97	\$561.88	\$54,502.36
WATERWAYS	265	\$561.88	\$148,898.20
THE ENCLAVE	204	\$609.64	\$124,366.56
THE SHORES	406	\$609.64	\$247,513.84
TIDES	153	\$609.64	\$93,274.92
THE COVE	269	\$640.55	\$172,307.95
TRELLIS	159	\$413.92	\$65,813.28
THE COURTS	420	\$438.26	\$184,069.20
THE PALMS	224	\$561.88	\$125,861.12
THE RESERVE	98	\$561.88	\$55,064.24
Total	2295		\$1,271,672

Gross Assessment	\$1,271,672
Less Collection Fees & Discounts (5%) ⁽²⁾	(\$63,580)
Gross Assessment	\$1,208,092

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

⁽²⁾ Includes 4% discount and 1% collection cost

Lakes by the Bay South

Community Development District

Amortization Schedule

Series 2014A, Special Assessment Bonds ⁽¹⁾

DATE	BALANCE	PRINCIPAL	INTEREST	TOTAL
05/01/22	\$ 11,035,000	\$ 575,000.00	\$ 305,721.88	\$ -
11/01/22	\$ 10,460,000	\$ -	\$ 290,987.50	\$ 1,171,709.38
05/01/23	\$ 10,460,000	\$ 610,000.00	\$ 290,987.50	\$ -
11/01/23	\$ 9,850,000	\$ -	\$ 275,356.25	\$ 1,176,343.75
05/01/24	\$ 9,850,000	\$ 670,000.00	\$ 275,356.25	\$ -
11/01/24	\$ 9,180,000	\$ -	\$ 258,187.50	\$ 1,203,543.75
05/01/25	\$ 9,180,000	\$ 710,000.00	\$ 258,187.50	\$ -
11/01/25	\$ 8,470,000	\$ -	\$ 238,218.75	\$ 1,206,406.25
05/01/26	\$ 8,470,000	\$ 740,000.00	\$ 238,218.75	\$ -
11/01/26	\$ 7,730,000	\$ -	\$ 217,406.25	\$ 1,195,625.00
05/01/27	\$ 7,730,000	\$ 790,000.00	\$ 217,406.25	\$ -
11/01/27	\$ 6,940,000	\$ -	\$ 195,187.50	\$ 1,202,593.75
05/01/28	\$ 6,940,000	\$ 840,000.00	\$ 195,187.50	\$ -
11/01/28	\$ 6,100,000	\$ -	\$ 171,562.50	\$ 1,206,750.00
05/01/29	\$ 6,100,000	\$ 890,000.00	\$ 171,562.50	\$ -
11/01/29	\$ 5,210,000	\$ -	\$ 146,531.25	\$ 1,208,093.75
05/01/30	\$ 5,210,000	\$ 935,000.00	\$ 146,531.25	\$ -
11/01/30	\$ 4,275,000	\$ -	\$ 120,234.38	\$ 1,201,765.63
05/01/31	\$ 4,275,000	\$ 990,000.00	\$ 120,234.38	\$ -
11/01/31	\$ 3,285,000	\$ -	\$ 92,390.63	\$ 1,202,625.00
05/01/32	\$ 3,285,000	\$ 1,040,000.00	\$ 92,390.63	\$ -
11/01/32	\$ 2,245,000	\$ -	\$ 63,140.63	\$ 1,195,531.25
05/01/33	\$ 2,245,000	\$ 1,100,000.00	\$ 63,140.63	\$ -
11/01/33	\$ 1,145,000	\$ -	\$ 32,203.13	\$ 1,195,343.75
05/01/34	\$ 1,145,000	\$ 1,145,000.00	\$ 32,203.13	\$ 1,177,203.13
Total		\$ 11,590,000	\$ 5,134,200.00	\$ 16,724,200.00

⁽¹⁾ Please note that the Series 2014 Special Assessment Revenue Bonds has 2 maturities.

Lakes by the Bay South

Community Development District

Debt Service Fund

Series 2022 Special Assessment Refunding Bonds

Description	Adopted Budget FY 2022	Actual Thru 7/31/22	Projected Next 2 Months	Total Projected 9/30/22	Amended Budget FY 2023
Revenues					
Special Assessments - A Bonds	\$0	\$0	\$0	\$0	\$1,382,295
Interest Income	\$0	\$0	\$0	\$0	\$0
Carry Forward Surplus ⁽¹⁾	\$0	\$0	\$0	\$0	\$181,202
TOTAL REVENUES	\$0	\$0	\$0	\$0	\$1,563,497
Expenditures					
<u>Series 2012A</u>					
Interest - 11/1	\$0	\$0	\$0	\$0	\$181,202
Principal - 5/1	\$0	\$0	\$0	\$0	\$652,000
Interest - 5/1	\$0	\$0	\$0	\$0	\$370,640
TOTAL EXPENDITURES	\$0	\$0	\$0	\$0	\$1,203,841
Other Sources and Uses					
Interfund Transfer In / (Out)	\$0	\$0	\$1,943,758	\$1,943,758	\$0
Refunding Bond Proceeds	\$0	\$0	\$19,254,000	\$19,254,000	\$0
Payment to Refunding Escrow Agent	\$0	\$0	(\$20,581,944)	(\$20,581,944)	\$0
Cost of Issuance Fees	\$0	\$0	(\$434,612)	(\$434,612)	\$0
TOTAL OTHER SOURCES AND USES	\$0	\$0	\$181,202	\$181,202	\$0
EXCESS REVENUES	\$0	\$0	\$181,202	\$181,202	\$359,656

11/23 Principal \$ 358,089

Community	Unit Club	Unit Count	Gross Annual Assessment	Total
THE BREAKERS	97	97	\$686.98 ⁽³⁾	\$66,637.06
WATERWAYS	265	265	\$686.98 ⁽³⁾	\$182,049.70
THE ENCLAVE	204	204	\$686.98 ⁽³⁾	\$140,143.92
THE SHORES	227	227	\$686.98 ⁽³⁾	\$155,944.46
THE SHORES	0	179	\$7.81	\$1,397.99
TIDES	153	153	\$686.98 ⁽³⁾	\$105,107.94
THE COVE	269	269	\$686.98 ⁽³⁾	\$184,797.62
TRELLIS	159	159	\$686.98 ⁽³⁾	\$109,229.82
THE COURTS	420	420	\$686.98 ⁽³⁾	\$288,531.60
THE PALMS	224	224	\$686.98 ⁽³⁾	\$153,883.52
THE RESERVE	98	98	\$686.98 ⁽³⁾	\$67,324.04
Total	2116	2295		\$1,455,048
			Discount & Collection Fees (5%)	(\$72,752)
			Net Assessment	\$1,382,295

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

Lakes by the Bay South

Community Development District

Amortization Schedule

Series 2022, Special Assessment Refunding Bonds ⁽¹⁾

DATE	BALANCE	PRINCIPAL	INTEREST	TOTAL
08/03/22	\$ 19,254,000			
11/01/22	\$ 19,254,000	\$ -	\$ 181,201.53	\$ 181,201.53
05/01/23	\$ 19,254,000	\$ 652,000.00	\$ 370,639.50	\$ -
11/01/23	\$ 18,602,000	\$ -	\$ 358,088.50	\$ 1,380,728.00
05/01/24	\$ 18,602,000	\$ 679,000.00	\$ 358,088.50	\$ -
11/01/24	\$ 17,923,000	\$ -	\$ 345,017.75	\$ 1,382,106.25
05/01/25	\$ 17,923,000	\$ 705,000.00	\$ 345,017.75	\$ -
11/01/25	\$ 17,218,000	\$ -	\$ 331,446.50	\$ 1,381,464.25
05/01/26	\$ 17,218,000	\$ 731,000.00	\$ 331,446.50	\$ -
11/01/26	\$ 16,487,000	\$ -	\$ 317,374.75	\$ 1,379,821.25
05/01/27	\$ 16,487,000	\$ 760,000.00	\$ 317,374.75	\$ -
11/01/27	\$ 15,727,000	\$ -	\$ 302,744.75	\$ 1,380,119.50
05/01/28	\$ 15,727,000	\$ 788,000.00	\$ 302,744.75	\$ -
11/01/28	\$ 14,939,000	\$ -	\$ 287,575.75	\$ 1,378,320.50
05/01/29	\$ 14,939,000	\$ 820,000.00	\$ 287,575.75	\$ -
11/01/29	\$ 14,119,000	\$ -	\$ 271,790.75	\$ 1,379,366.50
05/01/30	\$ 14,119,000	\$ 852,000.00	\$ 271,790.75	\$ -
11/01/30	\$ 13,267,000	\$ -	\$ 255,389.75	\$ 1,379,180.50
05/01/31	\$ 13,267,000	\$ 888,000.00	\$ 255,389.75	\$ -
11/01/31	\$ 12,379,000	\$ -	\$ 238,295.75	\$ 1,381,685.50
05/01/32	\$ 12,379,000	\$ 923,000.00	\$ 238,295.75	\$ -
11/01/32	\$ 11,456,000	\$ -	\$ 220,528.00	\$ 1,381,823.75
05/01/33	\$ 11,456,000	\$ 957,000.00	\$ 220,528.00	\$ -
11/01/33	\$ 10,499,000	\$ -	\$ 202,105.75	\$ 1,379,633.75
05/01/34	\$ 10,499,000	\$ 995,000.00	\$ 202,105.75	\$ -
11/01/34	\$ 9,504,000	\$ -	\$ 182,952.00	\$ 1,380,057.75
05/01/35	\$ 9,504,000	\$ 1,036,000.00	\$ 182,952.00	\$ -
11/01/35	\$ 8,468,000	\$ -	\$ 163,009.00	\$ 1,381,961.00
05/01/36	\$ 8,468,000	\$ 1,077,000.00	\$ 163,009.00	\$ -
11/01/36	\$ 7,391,000	\$ -	\$ 142,276.75	\$ 1,382,285.75
05/01/37	\$ 7,391,000	\$ 1,119,000.00	\$ 142,276.75	\$ -
11/01/37	\$ 6,272,000	\$ -	\$ 120,736.00	\$ 1,382,012.75
05/01/38	\$ 6,272,000	\$ 1,161,000.00	\$ 120,736.00	\$ -
11/01/38	\$ 5,111,000	\$ -	\$ 98,386.75	\$ 1,380,122.75
05/01/39	\$ 5,111,000	\$ 1,205,000.00	\$ 98,386.75	\$ -
11/01/39	\$ 3,906,000	\$ -	\$ 75,190.50	\$ 1,378,577.25
05/01/40	\$ 3,906,000	\$ 1,252,000.00	\$ 75,190.50	\$ -
11/01/40	\$ 2,654,000	\$ -	\$ 51,089.50	\$ 1,378,280.00
05/01/41	\$ 2,654,000	\$ 1,301,000.00	\$ 51,089.50	\$ -
11/01/41	\$ 1,353,000	\$ -	\$ 26,045.25	\$ 1,378,134.75
05/01/42	\$ 1,353,000	\$ 1,353,000.00	\$ 26,045.25	\$ -
Total		\$ 19,254,000	\$ 8,531,928.53	\$ 26,406,883.28