

**CORY LAKES
COMMUNITY DEVELOPMENT DISTRICT
ADOPTED BUDGET
FISCAL YEAR 2022**

**CORY LAKES
COMMUNITY DEVELOPMENT DISTRICT
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**CORY LAKES
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET
FISCAL YEAR 2022**

	Fiscal Year 2021			Adopted Budget FY 2022	%	Anticipated CY Actual - CY Budget	Proposed Budget - CY Budget
	Adopted	Actual through 3/31/2021	Projected through 9/30/2021				
REVENUES							
Assessment levy: all residents	\$ 2,066,146			\$ 2,371,945	13%		
Assessment levy: Cachet	2,170			2,170	0%		
Allowable discounts (4%)	(82,733)			(94,965)	13%		
Assessment levy - net	1,985,583	\$ 1,901,993	\$ 83,590	2,279,150	13%	-	293,567
Settlement	-	275,000	-	-	n/a	275,000	-
Interest and miscellaneous	30,000	2,575	-	30,000	0%	(27,425)	-
Total revenues	2,015,583	2,179,568	83,590	2,309,150	13%	247,575	293,567
EXPENDITURES							
Professional & admin							
Supervisors	12,000	5,600	6,400	12,000	0%	-	-
Payroll services	600	432	168	600	0%	-	-
Payroll taxes - FICA	900	428	472	900	0%	-	-
Payroll taxes - unemployment	325	-	325	325	0%	-	-
District management	55,000	27,500	27,500	55,000	0%	-	-
Assessment roll preparation	5,000	2,500	2,500	5,000	0%	-	-
Bond amortization schedule fee	1,500	-	1,500	1,500	0%	-	-
Disclosure report	3,000	1,500	1,500	3,000	0%	-	-
Trustee	7,200	7,111	89	7,200	0%	-	-
Audit	6,400	2,000	4,400	6,400	0%	-	-
Arbitrage rebate calculation	2,500	-	2,500	2,500	0%	-	-
Legal - general counsel	5,000	4,544	5,000	9,544	0%	4,544	-
Engineering	10,000	1,700	5,000	6,700	0%	(3,300)	-
Insurance: general liability & public officials	31,000	33,153	-	33,153	11%	2,153	4,000
Insurance: worker's compensation	5,500	3,792	1,708	5,500	0%	-	-
Legal advertising and Sunshine Board	4,500	958	3,542	4,500	0%	-	-
Bank fees	1,500	-	1,500	1,500	0%	-	-
Credit card discount	200	69	131	200	0%	-	-
Dues & licenses	175	175	-	175	0%	-	-
Postage	2,000	654	1,346	2,000	0%	-	-
Tax collector	82,733	38,039	44,694	94,965	13%	-	12,232
Contingencies	500	1,521	750	2,000	75%	1,771	1,500
Total professional & admin	237,533	131,676	111,025	255,265	7%	5,168	17,732

**CORY LAKES
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET
FISCAL YEAR 2022**

	Fiscal Year 2021			Total Actual & Projected	Adopted Budget FY 2022	%	Anticipated CY Actual - CY Budget	Proposed Budget - CY Budget
	Adopted	Actual through 3/31/2021	Projected through 9/30/2021					
EXPENDITURES (continued)								
Field Operations								
Utilities								
Communication	20,000	15,761	5,000	20,761	20,000	0%	761	-
Website	705	-	705	705	705	0%	-	-
ADA website compliance	210	-	210	210	210	0%	-	-
Streetlights	90,000	60,850	60,000	120,850	120,000	25%	30,850	30,000
Electricity	58,000	20,241	23,000	43,241	50,000	-16%	(14,759)	(8,000)
Propane	400	-	400	400	400	0%	-	-
Water, sewer & irrigation	15,000	10,472	4,528	15,000	15,000	0%	-	-
Solid waste removal	6,200	4,417	1,783	6,200	6,200	0%	-	-
Sewer lift stations	2,500	16,812	1,000	17,812	2,500	0%	15,312	-
Security operations								
Security staffing contract services	340,000	142,200	197,800	340,000	340,000	0%	-	-
Contractual Virtual Guard	90,000	56,454	33,546	90,000	90,000	0%	-	-
Off-duty policing	14,000	6,826	7,174	14,000	21,000	33%	-	7,000
Field office administration								
Field Manager	58,000	29,709	29,709	59,418	61,000	5%	1,418	3,000
Assistant field manager	17,000	4,926	8,000	12,926	15,000	-13%	-	(2,000)
Office administrator	47,000	22,602	22,602	45,204	49,000	4%	(1,796)	2,000
Assistant office administrators	15,000	-	-	-	-	n/a	-	(15,000)
Payroll taxes	13,500	5,525	7,975	13,500	13,500	0%	-	-
U.C. tax	-	1,013	-	1,013	-	n/a	1,013	-
Seasonal decorations	43,700	40,500	3,200	43,700	60,000	27%	-	16,300
Beach club office equipment	4,500	1,399	3,101	4,500	4,500	0%	-	-
Beach club office supplies	4,000	1,417	2,583	4,000	4,000	0%	-	-
Beach club gym supplies	20,600	12,477	8,123	20,600	20,600	0%	-	-
Guard office equipment	1,000	-	1,000	1,000	1,000	0%	-	-
Guard office supplies	1,500	467	1,033	1,500	1,500	0%	-	-
Community events supplies	18,500	1,721	10,000	11,721	18,500	0%	(6,779)	-
Pool & beach club attendants	26,000	15,424	10,576	26,000	26,000	0%	-	-

**CORY LAKES
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET
FISCAL YEAR 2022**

	Fiscal Year 2021			Total Actual & Projected	Adopted Budget FY 2022	%	Anticipated CY Actual - CY Budget	Proposed Budget - CY Budget
	Adopted	Actual through 3/31/2021	Projected through 9/30/2021					
EXPENDITURES (continued)								
Property maintenance								
Landscape Maintenance								
Landscaping	405,000	291,660	113,340	405,000	407,000	0%	-	2,000
Beach sand	3,000	-	3,000	3,000	3,000	0%	-	-
Annuals & seasonal plant installation	5,000	2,416	2,584	5,000	5,000	0%	-	-
Plant replacement	37,500	11,032	20,000	31,032	30,000	-25%	(6,468)	(7,500)
Sod replacement	10,000	-	5,000	5,000	10,000	0%	(5,000)	-
Well maintenance - irrigation	5,000	614	2,500	3,114	3,000	-67%	(1,886)	(2,000)
Irrigation - maintenance	10,000	2,367	5,000	7,367	7,500	-33%	(2,633)	(2,500)
Tree removal, replacement and maintenance	25,000	3,698	15,000	18,698	35,000	29%	(6,302)	10,000
Lake & pond maintenance	52,000	18,125	33,875	52,000	52,000	0%	-	-
Facilities maintenance								
Outside facilities maintenance	20,000	13,857	6,143	20,000	100,000	80%	-	80,000
Capital reinvestment note 2022 repayment	-	-	-	-	162,975		-	-
Car and cart repairs and maintenance	6,000	4,521	1,479	6,000	6,000	0%	-	-
Rentals and leases	13,000	7,047	5,953	13,000	20,000	35%	-	7,000
Cleaning	16,000	7,476	8,524	16,000	16,000	0%	-	-
Pest control	1,800	600	1,200	1,800	1,800	0%	-	-
Security gate maintenance & repair	5,000	2,667	2,333	5,000	5,000	0%	-	-
Security gate maintenance & repair - Cachet	2,000	933	1,067	2,000	2,000	0%	-	-
Monuments & signs	5,000	2,666	2,334	5,000	5,000	0%	-	-
Fountains	7,000	310	6,690	7,000	7,000	0%	-	-
Storm water drainage	38,440	971	35,000	35,971	35,000	-10%	(2,469)	(3,440)
Recreation equipment maintenance & repair	15,000	2,991	12,009	15,000	15,000	0%	-	-
Building equipment maintenance & repair	15,000	991	14,009	15,000	15,000	0%	-	-
Pressure washing	7,500	-	7,500	7,500	7,500	0%	-	-
Paver, streets and sidewalk repairs, cleaning	75,000	40,317	34,683	75,000	75,000	0%	-	-
Facilities maintenance (pool)								
Pool maintenance	21,000	8,970	12,030	21,000	21,000	0%	-	-
Pool repairs	10,000	801	5,000	5,801	6,000	-67%	(4,199)	(4,000)
Pool heater utilities	10,000	8,316	1,684	10,000	10,000	0%	-	-
Pool permit	575	-	575	575	575	0%	-	-
Total field expenses	1,728,130	904,559	801,560	1,706,119	2,003,965	14%	(22,011)	275,835
Total expenditures	1,965,663	1,036,235	912,585	1,948,820	2,259,230	13%	(16,843)	293,567

**CORY LAKES
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET
FISCAL YEAR 2022**

	Fiscal Year 2021			Adopted Budget FY 2022	%	Anticipated CY Actual - CY Budget	Proposed Budget - CY Budget
	Adopted	Actual through 3/31/2021	Projected through 9/30/2021				
EXPENDITURES (continued)							
Excess/(deficiency) of revenues over/(under) expenditures	49,920	1,143,333	(828,995)	314,338	49,920	264,418	-
OTHER FINANCING SOURCES/(USES)							
Transfer in	-	-	-	-	27,029	-	27,029
Total other financing sources/(uses)	-	-	-	-	27,029	-	27,029
Net change in fund balances	49,920	1,143,333	(828,995)	314,338	76,949	264,418	27,029
Fund balance - beginning (unaudited)	327,515	252,367	1,395,700	252,367	566,705	(75,148)	239,190
Fund balance - ending (projected)							
Assigned							
3 months working capital	491,416	473,279	473,279	473,279	564,808	(18,137)	73,392
Unassigned	(113,981)	922,421	93,426	93,426	78,846	207,407	192,827
Fund balance - ending	<u>\$ 377,435</u>	<u>\$ 1,395,700</u>	<u>\$ 566,705</u>	<u>\$ 566,705</u>	<u>\$ 643,654</u>	<u>\$ 189,270</u>	<u>\$ 266,219</u>

**CORY LAKES
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES**

EXPENDITURES

Professional and Administrative Services

Supervisors	\$ 12,000
Statutorily set at \$200 per Supervisor for each meeting of the Board of Supervisors not to exceed \$4,800 for each fiscal year.	
Payroll services	600
Payroll for District employees is provided by ADP Corporation	
Payroll taxes - FICA	900
FICA tax is currently 7.65%.	
Payroll taxes - unemployment	325
District management	55,000
Wrathell, Hunt and Associates, LLC specializes in managing community development districts in the State of Florida by combining the knowledge, skills and experience of a team of professionals to ensure compliance with all governmental requirements of the District, develop financing programs, administer the issuance of tax exempt bonds and operate & maintain the assets of the community.	
Assessment roll preparation	5,000
Services for preparing, maintaining and transmitting the annual lien roll with the annual special assessment amounts for the operating, maintenance and capital assessments. This was titled "financial consulting services" in the previous fiscal year.	
Bond amortization schedule fee	1,500
Disclosure report	3,000
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.	
Trustee	7,200
Annual fees paid to U.S. Bank for acting as trustee, paying agent and registrar.	
Audit	6,400
The District is required to undertake an independent examination of its books, records and accounting procedures each year. The District has engaged Grau and Associates, Inc to provide this service.	
Arbitrage rebate calculation	2,500
To ensure the District's compliance with all tax regulations, annual computations are necessary to calculate the arbitrage rebate liability.	
Legal - general counsel	5,000
Straley, Robin, PA., provides on-going general counsel and legal representation. Attorneys attend the noticed Board meetings in order to anticipate and deal with possible legal issues as they may arise and to respond to questions. In this capacity, as local government lawyers, realize that this type of local government is very limited in its scope - providing infrastructure and service to development.	

**CORY LAKES
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES**

EXPENDITURES (continued)

Engineering	10,000
Stantec, Inc. provides an array of engineering, consulting, and construction services to the Districts, assisting them in crafting solutions with sustainability for the long-term interests of the communities, while recognizing the needs of the government, environment and maintenance of the communities' facilities.	
Insurance: general liability & public officials	35,000
The Districts carry public officials and general liability insurance with a limit of liability set at \$1,000,000 for general liability (\$2,000,000 general aggregate) and \$1,000,000 for public officials liability.	
Insurance: worker's compensation	5,500
The Districts worker's compensation for the District employees.	
Legal advertising and Sunshine Board	4,500
The District advertises for monthly meetings, special meetings, public hearings, public bids, etc.	
Bank fees	1,500
Bank charges incurred during the year.	
Dues & licenses	175
Annual fee paid to the Florida Department of Economic Opportunity.	
Postage	2,000
For mailing out agenda packages and debt service payments.	
Tax collector	94,965
The tax collector's fee is 2% of assessments collected.	
Contingencies	2,000
Automated AP routing and miscellaneous items	
Field Operations	
Utilities	
Communication	20,000
Intended to provide for the cost of communications related provider for phone, cable, internet etc at the Beach Club and gatehouses.	
Website	705
Intended to cover the cost associated with annual registration and maintenance of the District's website.	
ADA website compliance	210
Streetlights	120,000
Intended to cover the cost paid to TECO for the District's streetlight maintenance and power.	
Electricity	50,000
Intended to cover the cost for electricity at all the District's facilities.	
Propane	400
Intended to cover the cost of propane for the District's facilities.	
Water, sewer & irrigation	15,000
Intended to cover the cost of water and sewer services provided to the District's facilities.	
Solid waste removal	6,200
Intended to cover the cost of the dumpster at the Beach Club and the port o let provided for the landscape maintenance contractor.	
Sewer lift stations	2,500
Intended to cover the cost of operating and maintaining the District's lift station.	

**CORY LAKES
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES**

EXPENDITURES (continued)

Security operations	
Security staffing contract services	340,000
The District contracts with US Security Associates for the personnel services required for guardhouse and roving patrol services.	
Contractual Virtual Guard	90,000
Covers cost of 5 year financing of new virtual guard equipment at Morris Bridge entry, Pool and Beach Club and new software as well as providing certain virtual guard services.	
Off Duty Policing	21,000
Covers the costs of engaging off duty Police for periodic traffic law enforcement within the community.	
Field office administration	
Field Manager	61,000
The District directly employs an on site Field Manager who oversees and directs contract service providers, operates and maintains various District facilities and attends District Board and certain committee meetings providing updates, reports and recommendations.	
Assistant field manager	15,000
Part time position to assist Field Manager in day to day duties.	
Office administrator	49,000
The District directly employs an on site Office Administrator who, among other things, provides over site of daily operations and administers the use of the Beach Club facilities, interacts with residents and visitors regarding concerns and inquiries, over sees and coordinates various resident communication venues, receives, reviews and coordinates approval of invoices weekly with Management company and attends District Board and certain committee meetings providing updates, reports and recommendations.	
Payroll taxes	13,500
Intended to provide for the cost of payroll taxes associated with the onsite employee payroll.	
Seasonal decorations	60,000
Intended to provide for the supply and install of seasonal decorations at the District Facilities.	
Beach club office equipment	4,500
Intended to provide for the purchase and/or leasing of miscellaneous office equipment.	
Beach club office supplies	4,000
Intended to provide for miscellaneous office supplies.	
Beach club gym supplies	20,600
Intended to provide for lease and maintenance of certain equipment as well as miscellaneous supplies.	
Guard office equipment	1,000
Intended to provide for the purchase and/or leasing of miscellaneous office equipment.	
Guard office supplies	1,500
Intended to provide for miscellaneous office supplies.	

**CORY LAKES
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES**

EXPENDITURES (continued)	
Community events supplies	18,500
Intended to provide for the cost of supplies associated with periodic special events.	
Pool & beach club attendants	26,000
Intended to provide for the costs of part time employees to provide various services around the pool.	
Landscape Maintenance	
Landscaping	407,000
The District contracts with a qualified and licensed contractor to provided landscape maintenance services within the District common areas and right of ways.	
Beach sand	3,000
Intended to provide for the periodic replenishment of sand at the Beach Club beach.	
Annuals & seasonal plant installation	5,000
Intended to provide for the seasonal installation of annual flowers at high focal point locations within the District's common areas and right of ways.	
Plant replacement	30,000
Intended to provide for the replacement of dead or deteriorated plants within the District's common areas and right of ways that are not the result of the maintenance contractor's negligence.	
Sod replacement	10,000
Intended to provide for the replacement of dead or deteriorated sod within the District's common areas and right of ways that is not the result of the maintenance contractor's negligence.	
Well maintenance - irrigation	3,000
Intended to provide for the costs of repairs, maintenance and periodic replacements of well pumps, motors and controls.	
Irrigation - maintenance	7,500
Intended to provide for the costs of repairs and maintenance to the sprinkler systems within the District's common areas and right of ways that are not as a part of the landscape maintenance contract.	
Tree removal, replacement and maintenance	35,000
Intended to provide for the costs of removing and/or replacing tree and maintenance within the District's common areas and right of ways.	
Lake & pond maintenance	52,000
The District contracts with a qualified and licensed contractor for the maintenance of algae, submersed vegetation, and nuisance bank grasses that if not properly maintained could otherwise impede the lake systems ability to properly receive, pre-treat and convey storm water as designed.	
Facilities maintenance	
Outside facilities maintenance	100,000
Intended to provide for the costs of small equipment and supplies necessary in the day to day maintenance of various District facilities.	
Capital reinvestment note 2022 repayment	162,975
Car and cart repairs and maintenance	6,000
Intended to provide for the routine repairs and maintenance associated with the Patrol vehicle and maintenance cart.	
Rentals and leases	20,000
Intended to cover the cost of a lease/purchase of 1 -half ton pickup and 2-utility carts for a 4 year term and replacement of roving patrol in 2022.	

**CORY LAKES
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES**

EXPENDITURES (continued)

Cleaning	16,000
Intended to provide for the routine cleaning of the gatehouses and Beach Club.	
Pest control	1,800
Intended to provide for the periodic treatment for pests at the Beach Club and Gatehouses.	
Security gate maintenance & repair	5,000
Intended to provide for the costs of repairs and maintenance to the gatehouses.	
Security gate maintenance & repair - Cachet	2,000
Intended to provide for the costs of repairs and maintenance to the gate and associated equipment specific to the entrance to Catchet Isle. (paid solely by the residents of Catchet Isles)	
Monuments & signs	5,000
Intended to provide for the repairs and maintenance of the entry monuments and roadway signage.	
Fountains	7,000
Intended to provide for the repairs and maintenance of the District's fountains.	
Storm water drainage	35,000
Intended to provide for the periodic inspection and cleaning of the District's roadway drainage inlets and lake interconnecting pipes.	
Recreation equipment maintenance & repair	15,000
Intended to provide for repair and maintenance of the Districts recreational equipment at the Beach Club and Tennis Courts.	
Building equipment maintenance & repair	15,000
Intended to provide for repair and maintenance of the Beach Club building and associated systems.	
Pressure washing	7,500
Intended to provide for the periodic pressure washing of the District's facilities.	
Paver, streets and sidewalk repairs, cleaning	75,000
Intended to provide for periodic repair, maintenance and pressure washing of the Districts roadways, sidewalks, gutters and parking lots.	
Facilities maintenance (pool)	
Pool maintenance	21,000
Intended to cover the cost associated with routine cleaning, water testing and water chemistry services at the District's pool.	
Pool repairs	6,000
Intended to provide for repairs and maintenance to the District's pool pumps, motors and controls system.	
Pool heater utilities	10,000
Intended to provide for the seasonal utility costs associated with operating the heaters at the District's pool.	
Pool permit	575
Intended to cover the cost of renewing the Health Department permit associated with operating the District's pool.	
Total expenditures	<u><u>\$ 2,259,230</u></u>

**CORY LAKES
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND BUDGET - SERIES 2013 BONDS
FISCAL YEAR 2022**

	Fiscal Year 2021			Total Actual & Projected Revenue & Expenditures	Adopted Budget FY 2022
	Adopted	Actual through 3/31/2021	Projected through 9/30/2021		
REVENUE					
Assessment levy - gross	\$ 108,634				\$ 112,575
Allowable discounts (4%)	(4,345)				(4,503)
Assessment levy - net	104,289	\$ 99,998	\$ 4,291	\$ 104,289	108,072
Assessment prepayment	-	2,823	-	2,823	-
Interest	-	4	-	4	-
Total revenue	104,289	102,825	4,291	107,116	108,072
EXPENDITURES					
Debt service					
Principal	25,000	25,000	-	25,000	30,000
Interest	74,944	37,784	37,784	75,568	73,569
Total debt service	99,944	62,784	37,784	100,568	103,569
Other fees & charges					
Tax collector	4,345	2,000	2,345	4,345	4,503
Total other fees & charges	4,345	2,000	2,345	4,345	4,503
Total expenditures	104,289	64,784	40,129	104,913	108,072
Net change in fund balances	-	38,041	(35,838)	2,203	-
Beginning fund balance (unaudited)	163,158	166,742	204,783	166,742	168,945
Ending fund balance (projected)	<u>\$163,158</u>	<u>\$204,783</u>	<u>\$168,945</u>	<u>\$ 168,945</u>	<u>168,945</u>
Use of fund balance:					
Debt service reserve account balance (required)					(51,024)
Principal expense - November 1, 2022					(30,000)
Interest expense - November 1, 2022					(36,409)
Projected fund balance surplus/(deficit) as of September 30, 2022					<u>\$ 81,512</u>

CORY LAKES

Community Development District

Series 2013 Bonds

\$1,425,000

Debt Service Schedule

Date	Principal	Coupon	Interest	Total P+I
11/01/2021	30,000.00	5.000%	37,159.38	67,159.38
05/01/2022			36,409.38	36,409.38
11/01/2022	30,000.00	5.000%	36,409.38	66,409.38
05/01/2023			35,659.38	35,659.38
11/01/2023	30,000.00	5.000%	35,659.38	65,659.38
05/01/2024			34,909.38	34,909.38
11/01/2024	35,000.00	5.625%	34,909.38	69,909.38
05/01/2025			33,925.00	33,925.00
11/01/2025	35,000.00	5.625%	33,925.00	68,925.00
05/01/2026			32,940.63	32,940.63
11/01/2026	35,000.00	5.625%	32,940.63	67,940.63
05/01/2027			31,956.25	31,956.25
11/01/2027	40,000.00	5.625%	31,956.25	71,956.25
05/01/2028			30,831.25	30,831.25
11/01/2028	40,000.00	5.625%	30,831.25	70,831.25
05/01/2029			29,706.25	29,706.25
11/01/2029	45,000.00	5.625%	29,706.25	74,706.25
05/01/2030			28,440.63	28,440.63
11/01/2030	45,000.00	5.625%	28,440.63	73,440.63
05/01/2031			27,175.00	27,175.00
11/01/2031	50,000.00	5.625%	27,175.00	77,175.00
05/01/2032			25,768.75	25,768.75
11/01/2032	50,000.00	5.625%	25,768.75	75,768.75
05/01/2033			24,362.50	24,362.50
11/01/2033	55,000.00	5.625%	24,362.50	79,362.50
05/01/2034			22,815.63	22,815.63
11/01/2034	55,000.00	6.125%	22,815.63	77,815.63
05/01/2035			21,131.25	21,131.25
11/01/2035	60,000.00	6.125%	21,131.25	81,131.25
05/01/2036			19,293.75	19,293.75
11/01/2036	65,000.00	6.125%	19,293.75	84,293.75
05/01/2037			17,303.13	17,303.13
11/01/2037	70,000.00	6.125%	17,303.13	87,303.13
05/01/2038			15,159.38	15,159.38
11/01/2038	70,000.00	6.125%	15,159.38	85,159.38
05/01/2039			13,015.63	13,015.63
11/01/2039	75,000.00	6.125%	13,015.63	88,015.63
05/01/2040			10,718.75	10,718.75
11/01/2040	80,000.00	6.125%	10,718.75	90,718.75
05/01/2041			8,268.75	8,268.75
11/01/2041	85,000.00	6.125%	8,268.75	93,268.75
05/01/2042			5,665.63	5,665.63
11/01/2042	90,000.00	6.125%	5,665.63	95,665.63
05/01/2043			2,909.38	2,909.38
11/01/2043	95,000.00	6.125%	2,909.38	97,909.38
Total	\$1,265,000.00		\$1,053,890.63	\$2,318,890.63

**CORY LAKES
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND BUDGET - SERIES 2013 REFUNDING BONDS
FISCAL YEAR 2022**

	Fiscal Year 2021			Total Actual & Projected Revenue & Expenditures	Adopted Budget FY 2022
	Adopted	Actual through 3/31/2021	Projected through 9/30/2021		
REVENUE					
Assessment levy - gross	\$ 530,075				\$ 516,083
Allowable discounts (4%)	(21,203)				(20,643)
Assessment levy - net	508,872	\$ 484,549	\$ 24,323	\$ 508,872	495,440
Prepayments	-	-	8,469	8,469	-
Interest	-	14	-	14	-
Total revenue	508,872	484,563	32,792	517,355	495,440
EXPENDITURES					
Debt service					
Principal	450,000	-	450,000	450,000	450,000
Principal prepayment	-	15,000	-	15,000	15,000
Interest	37,669	18,834	18,496	37,330	24,797
Total debt service	487,669	33,834	468,496	502,330	489,797
Other fees & charges					
Tax collector	21,203	9,691	11,512	21,203	20,643
Total other fees & charges	21,203	9,691	11,512	21,203	20,643
Total expenditures	508,872	43,525	480,008	523,533	510,440
Net change in fund balances	-	441,038	(447,216)	(6,178)	(15,000)
Beginning fund balance (unaudited)	382,146	408,702	849,740	408,702	402,524
Ending fund balance (projected)	<u>\$382,146</u>	<u>\$849,740</u>	<u>\$402,524</u>	<u>\$ 402,524</u>	<u>387,524</u>
Use of fund balance:					
Debt service reserve account balance (required)					(239,485)
Interest expense - November 1, 2022					(6,301)
Projected fund balance surplus/(deficit) as of September 30, 2022					<u>\$ 141,738</u>

CORY LAKES

Community Development District
Series 2013 Refunding Bonds
\$4,245,000

Debt Service Schedule

11/01/2021			12,398.25	12,398.25
05/01/2022	450,000.00	2.710%	12,398.25	462,398.25
11/01/2022			6,300.75	6,300.75
05/01/2023	465,000.00	2.710%	6,300.75	471,300.75
Total	\$915,000.00		\$37,398.00	\$952,398.00

**CORY LAKES
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND BUDGET - SERIES 2017 NOTE
FISCAL YEAR 2022**

	Fiscal Year 2021				Adopted Budget FY 2022
	Adopted	Actual through 3/31/2021	Projected through 9/30/2021	Total Actual & Projected Revenue & Expenditures	
REVENUE					
Assessment levy - gross	\$ 49,044				\$ -
Allowable discounts (4%)	(1,962)				-
Assessment levy - net	47,082	\$ 45,063	\$ 2,019	\$ 47,082	-
Total revenue	47,082	45,063	2,019	47,082	-
EXPENDITURES					
Debt service					
Note principal	43,131	43,131	-	43,131	44,845
Note interest	3,228	2,138	1,090	3,228	1,090
Total debt service	46,359	45,269	1,090	46,359	45,935
Other fees & charges					
Tax collector	1,962	902	1,060	1,962	-
Total other fees & charges	1,962	902	1,060	1,962	-
Total expenditures	48,321	46,171	2,150	48,321	45,935
Excess/(deficiency) of revenues over/(under) expenditures	(1,239)	(1,108)	(131)	(1,239)	(45,935)
OTHER FINANCING SOURCES/(USES)					
Transfer out	-	-	-	-	(27,029)
Total other financing sources/(uses)	-	-	-	-	(27,029)
Net change in fund balances	(1,239)	(1,108)	(131)	(1,239)	(72,964)
Beginning fund balance (unaudited)	72,692	74,203	73,095	74,203	72,964
Ending fund balance (projected)	\$ 71,453	\$ 73,095	\$ 72,964	\$ 72,964	\$ -

CORY LAKES

Community Development District

Series 2017 Note

\$235,000

Debt Service Schedule

Date	Principal	Coupon	Interest	Total P+I
11/01/2021	44,845.25	4.860%	1,089.74	45,934.99
Total	\$44,845.25		\$1,089.74	\$45,934.99

**CORY LAKES
COMMUNITY DEVELOPMENT DISTRICT
CAPITAL PROJECTS FUND BUDGET - ENTRANCE ENHANCEMENT
FISCAL YEAR 2022**

	Fiscal Year 2021			Total Actual & Projected Revenue & Expenditures	Proposed Budget FY 2022
	Adopted Budget FY 2021	Actual through 3/31/2021	Projected through 9/30/2021		
REVENUES					
Interest and miscellaneous	\$ -	\$ -	\$ -	\$ -	\$ -
Total revenues	-	-	-	-	-
EXPENDITURES					
Total expenditures	-	-	-	-	-
EXPENDITURES (continued)					
Excess/(deficiency) of revenues over/(under) expenditures	-	-	-	-	-
Fund balance - beginning (unaudited)	3,447	3,538	3,538	3,538	3,538
Fund balance - ending (projected)					
Unassigned	3,447	3,538	3,538	3,538	3,538
Fund balance - ending	<u>\$ 3,447</u>	<u>\$ 3,538</u>	<u>\$ 3,538</u>	<u>\$ 3,538</u>	<u>\$ 3,538</u>

**CORY LAKES
COMMUNITY DEVELOPMENT DISTRICT
ASSESSMENT SUMMARY
FISCAL YEAR 2022**

FY 2021 Assessments

CDD Land Use/Phase	Number of Units	Series 2013			O&M	CPF	Cachet Isles
		Series 2017	REF	Series 2013			
x	67	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
O&M CI	1	\$0.00	\$0.00	\$0.00	\$2,150.00	\$0.00	\$38.61
O&M 1.2 CI	1	\$0.00	\$0.00	\$0.00	\$2,150.00	\$0.00	\$46.33
O&M	41	\$0.00	\$0.00	\$0.00	\$2,150.00	\$0.00	\$0.00
1.1, 1.4 and 1.5	113	\$0.00	\$0.00	\$0.00	\$2,150.00	\$0.00	\$0.00
1.1 CI	5	\$0.00	\$0.00	\$0.00	\$2,150.00	\$0.00	\$38.61
1.11 and 1.51	2	\$0.00	\$0.00	\$0.00	\$4,300.00	\$0.00	\$0.00
1.2 CI	35	\$0.00	\$0.00	\$0.00	\$2,150.00	\$0.00	\$46.33
1.3 CI	7	\$0.00	\$0.00	\$0.00	\$2,150.00	\$0.00	\$38.61
2	121	\$0.00	\$0.00	\$0.00	\$2,150.00	\$0.00	\$0.00
2.0 96B	1	\$0.00	\$0.00	\$0.00	\$2,150.00	\$0.00	\$0.00
2.0 96AB	10	\$4,086.96	\$0.00	\$0.00	\$2,150.00	\$0.00	\$0.00
2.1 96B	1	\$8,173.92	\$0.00	\$0.00	\$4,300.00	\$0.00	\$0.00
3	90	\$0.00	\$1,122.31	\$0.00	\$2,150.00	\$0.00	\$0.00
4	75	\$0.00	\$469.59	\$0.00	\$2,150.00	\$0.00	\$0.00
5	248	\$0.00	\$1,591.88	\$0.00	\$2,150.00	\$0.00	\$0.00
6	92	\$0.00	\$0.00	\$0.00	\$2,150.00	\$0.00	\$0.00
7	115	\$0.00	\$0.00	\$944.64	\$2,150.00	\$0.00	\$0.00
	1,025						
			\$40,869.60				

FY 2022 Proposed Assessments

CDD Land Use/Phase	Number of Units	Series 2013			O&M	CPF	Cachet Isles
		Series 2017	REF	Series 2013			
x	67	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
O&M CI	1	\$0.00	\$0.00	\$0.00	\$2,468.20	\$0.00	\$38.61
O&M 1.2 CI	1	\$0.00	\$0.00	\$0.00	\$2,468.20	\$0.00	\$46.33
O&M	47	\$0.00	\$0.00	\$0.00	\$2,468.20	\$0.00	\$0.00
1.1, 1.4 and 1.5	113	\$0.00	\$0.00	\$0.00	\$2,468.20	\$0.00	\$0.00
1.1 CI	5	\$0.00	\$0.00	\$0.00	\$2,468.20	\$0.00	\$38.61
1.11 and 1.51	2	\$0.00	\$0.00	\$0.00	\$4,936.42	\$0.00	\$0.00
1.2 CI	35	\$0.00	\$0.00	\$0.00	\$2,468.20	\$0.00	\$46.33
1.3 CI	7	\$0.00	\$0.00	\$0.00	\$2,468.20	\$0.00	\$38.61
2	121	\$0.00	\$0.00	\$0.00	\$2,468.20	\$0.00	\$0.00
2.0 96B	1	\$0.00	\$0.00	\$0.00	\$2,468.20	\$0.00	\$0.00
2.0 96AB	10	\$0.00	\$0.00	\$0.00	\$2,468.20	\$0.00	\$0.00
2.1 96B	1	\$0.00	\$0.00	\$0.00	\$4,936.42	\$0.00	\$0.00
3	91	\$0.00	\$1,109.34	\$0.00	\$2,468.20	\$0.00	\$0.00
4	74	\$0.00	\$464.16	\$0.00	\$2,468.20	\$0.00	\$0.00
5	242	\$0.00	\$1,573.49	\$0.00	\$2,468.20	\$0.00	\$0.00
6	92	\$0.00	\$0.00	\$0.00	\$2,468.20	\$0.00	\$0.00
7	115	\$0.00	\$0.00	\$978.91	\$2,468.20	\$0.00	\$0.00
	1,025						