Kaufman County
Laura Hughes
County Clerk

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STATE OF TEXAS
COUNTY OF KAUFMAN
I hereby certify that this instrument was filed on the date and time stamped hereon by me and was duly recorded in the Official Public Records of Kaufman County, Texas.

Laura A. Hughes

Laura Hughes, County Clerk

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CERTIFICATE FOR ORDER

THE STATE OF TEXAS §

COUNTIES OF KAUFMAN AND OF ROCKWALL §

CLUB MUNICIPAL MANAGEMENT DISTRICT NO. 1 §

I, the undersigned Secretary of the Board of Directors of Club Municipal Management District No. 1, hereby certify as follows:

1. The Board of Directors (the "Board") of Club Municipal Management District No. 1 (the "District") met in special session, which was open to the public, at 1500 Clubhouse Drive, Heath, Texas, on August 22, 2023 and the roll was called of the members of the Board, to-wit:

Mark Kennedy	President
Thomas Penrose	Vice President
Norm Grunsfeld	Secretary
James E. Sax	Assistant Secretary
Alexis M. Lucas	Assistant Secretary

And all of the persons were present with the exception of Director Sax, thus constituting a quorum. Whereupon, among other business, the following was transacted at the Meeting:

AN ORDER OF THE CLUB MUNICIPAL MANAGEMENT DISTRICT NO. 1 ACCEPTING AND APPROVING THE ANNUAL UPDATE OF THE SERVICE AND ASSESSMENT PLAN AND ASSESSMENT ROLLS FOR THE CLUB MUNICIPAL MANAGEMENT DISTRICT NO. 1 IN ACCORDANCE WITH TEXAS LOCAL GOVERNMENT CODE §372.013, AS AMENDED, AND THE DISTRICT LEGISLATION; CONTAINING A CUMMULATIVE CLAUSE; CONTAINING A SAVINGS AND SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE

was duly introduced for the consideration of the Board. It was then duly moved and seconded that the Order be passed; and, after due discussion, said motion carrying with it the passage of the Order, prevailed and carried by the following vote:

Aye: 4 No: 0

2. A true, full and correct copy of the Order passed at the Meeting described in the above and foregoing paragraph is attached to and follows this Certificate; that the Order has been duly recorded in the District's minutes of the Meeting; that the above and foregoing paragraph is a true, full and correct excerpt from the District's minutes of the Meeting pertaining to the passage of the Order; that the persons named in the above and foregoing paragraph are the duly chosen, qualified and acting officials as indicated therein; that each of the elected officials and members of the Board was duly and sufficiently notified, officially and personally, in advance, of the time, place and purpose of the Meeting, and that the Order would be introduced and considered for passage at the Meeting, and each of the elected officials and members consented, in advance, to the holding of the Meeting for such purpose, and that the Meeting was open to the public and public notice of the time, place and purpose of the meeting was given, all as required by Chapter 551, Government Code, as amended.

3. The Board has approved the aforementioned attached Order and the President and the Secretary of the District have duly signed the Order; and that the Secretary hereby declares that the attached Order is a true and correct copy of the Order for all purposes.

[*Remainder of this page intentionally left blank*]

SIGNED AND SEALED this 22nd day of August, 2023.

Secretary
Club Municipal Management District No. 1

[SEAL]

AN ORDER OF THE CLUB MUNICIPAL MANAGEMENT DISTRICT NO. 1 ACCEPTING AND APPROVING THE ANNUAL UPDATE OF THE SERVICE AND ASSESSMENT PLAN AND ASSESSMENT ROLLS FOR THE CLUB MUNICIPAL MANAGEMENT DISTRICT NO. 1 IN ACCORDANCE WITH TEXAS LOCAL GOVERNMENT CODE §372.013, AS AMENDED, AND THE DISTRICT LEGISLATION; CONTAINING A CUMMULATIVE CLAUSE; CONTAINING A SAVINGS AND SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE

WHEREAS, the District was created as a municipal management district, and pursuant to Section 3902.106, Texas Special District Local Laws Code (the "District Legislation"), the District has the powers provided by Chapter 372, Texas Local Government Code (the "PID Act"), to a municipality or county, including the ability to impose an assessment on property to pay for certain obligations related thereto pursuant to Sections 3902.158 and 3902.256 of the District Legislation;

WHEREAS, on September 14, 2011, pursuant to Order 110914, the City of Heath, Texas (the "City") appointed the initial directors to the Board of Directors of the District (the "Board of Directors");

WHEREAS, on April 15, 2015, the Board of Directors acknowledged receipt of a Request, in the form and manner required for a petition under Section 372.005 of the PID Act, from the owner of a majority of lands in the District by acreage and value, to consider the advisability of the improvement projects and services described in the Request, and by resolution called a public hearing on the advisability of the improvement projects and services described in the Request and required by Section 372.009 of the PID Act;

WHEREAS, on May 4, 2015, after due notice, the Board of Directors held the public hearing in the manner required by law on the advisability of the improvement projects and services described in the Request as required by Section 372.009 of the PID Act, and the Board of Directors made the findings required by Section 372.009(b) of the PID Act, and by resolution dated May 4, 2015, passed and approved by a majority of the members of the Board of Directors, authorized, in accordance with its findings, the advisability of the improvement projects and services to be provided by the District;

WHEREAS, on May 8, 2015, the District published notice of the findings by the Board of Directors of the District of the advisability of the improvements and the levy of assessments, in the Rockwall County Herald-Banner, a newspaper of general circulation in the District;

WHEREAS, no written protests of the advisability of the improvements, the nature of the improvements, the estimated costs of the improvements, and the method of assessment and apportionment of cost from any owners of record of property within the District were filed with the District within 20 days after May 8, 2015;

WHEREAS, the District, after obtaining City approval, approved a Capital Improvement Plan and Financial Plan for the improvements, which provided that improvements would be financed and constructed in phases as development proceeded in the District;

WHEREAS, on September 1, 2015, the District subsequently (i) approved a Service and Assessment Plan (the "Initial Service and Assessment Plan") dated April 24, 2015; and (ii) levied assessments on certain parcels within the District to finance the improvements that would serve Improvement Area #1 of development within the District as set forth in the Initial Service and Assessment Plan, including the Assessment Roll related to Improvement Area #1 (the "Improvement Area #1 Assessment Roll"), all in conformity with the requirements of the PID Act and the District Legislation; and

WHEREAS, on May 7, 2018, the District subsequently (i) approved an amendment and update to the Initial Service and Assessment Plan dated May 7, 2018 (the "2018 Amended Service and Assessment Plan"), and (ii) levied assessments ("Improvement Area #2 Assessments") on certain parcels within Improvement Area #2 of the District to finance the improvements that would serve Improvement Area #2 of development within the District as set forth in the 2018 Amended Service and Assessment Plan, including the Assessment Roll related to Improvement Area #2 (the "Improvement Area #2 Assessment Roll"); and

WHEREAS, on November 30, 2021, the District approved an amendment to the 2018 Amended Service and Assessment Plan (the "2021 Amended Service and Assessment Plan") for the issuance of the Club Municipal Management District No. 1 Special Assessment Revenue Bonds, Series 2021 (Improvement Area #2 Project) (the "Improvement Area #2 Bonds") secured by the Improvement Area #2 Assessments; and

WHEREAS, on May 16, 2023, the District subsequently (i) approved an amendment to the 2021 Amended Service and Assessment Plan dated May 16, 2023 (the "2023 Amended Service and Assessment Plan" and collectively with the Initial Service and Assessment Plan, the 2018 Amended Service and Assessment Plan, the 2021 Amended Service and Assessment Plan, and as may be updated or amended, the "Service and Assessment Plan"), and (ii) levied assessments on certain parcels within Improvement Area #3 of the District to finance the improvements that would serve Improvement Area #3 of development within the District as set forth in the 2023 Amended Service and Assessment Plan, including the Assessment Roll related to Improvement Area #3 (the "Improvement Area #3 Assessment Roll" and together with the Improvement Area #1 Assessment Roll and the Improvement Area #2 Assessment Roll, the "Assessment Rolls"); and

WHEREAS, the Service and Assessment Plan and Assessment Rolls are required to be reviewed and updated annually as described in Sections 372.013 and 372.014 of the PID Act (the "Annual Service Plan Update"); and

WHEREAS, the Annual Service Plan Update, attached hereto as Exhibit A, including the Assessment Rolls attached thereto, update the Service and Assessment Plan and the Assessment Rolls to reflect prepayments, property divisions and changes to the budget allocation for the District that occur during the year, if any; and

WHEREAS, the Board of Directors desires and finds it to be in the public interest to adopt this Order approving and adopting the Annual Service Plan Update and the updated Assessment Rolls attached thereto, in compliance with the PID Act and the District Legislation.

NOW, THEREFORE, BE IT ORDERED BY THE BOARD OF DIRECTORS OF CLUB MUNICIPAL MANAGEMENT DISTRICT NO. 1 THAT:

Section 1. All matters stated in the preamble are found to be true and correct and are incorporated herein as if copied in their entirety.

Section 2. The Club Municipal Management District No. 1 Annual Service Plan Update, attached hereto as Exhibit A and incorporated herein by reference, inclusive of the updated Assessment Rolls contained therein and made a part thereof, are hereby accepted and approved.

Section 3. The attorney for the District is hereby directed to file a copy of the Annual Service Plan Update with the county clerk of Kaufman County and the county clerk of Rockwall County, such filings to occur no later than the 7th day after the date of adoption of this Order.

Section 4. If any provision, section, subsection, sentence, clause or phrase of this Order, or the application of same to any person or set of circumstances is for any reason held to be unconstitutional, void or invalid, the validity of the remaining portions of this Order or the application to other persons or sets of circumstances shall not be affected thereby, it being the intent of the Board that no portion hereof, or provision or regulation contained herein shall become inoperative or fail by reason of any unconstitutionality, voidability, or invalidity of any other portion here, and all provisions of this Order are declared to be severable for that purpose.

Section 5. This Order shall take effect, and the provisions and terms of the Annual Service Plan Update shall be and become effective upon passage and execution thereof.

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PASSED AND APPROVED this August 22, 2023.

CLUB MUNICIPAL MANAGEMENT DISTRICT NO. 1

President, Board of Directors

ATTEST:

Secretary, Board of Directors

[SEAL]

THE STATE OF TEXAS §

COUNTIES OF KAUFMAN AND ROCKWALL §

Before me, the undersigned authority, on this day personally appeared Mark Kennedy, President and Norman Grunsfeld, Secretary of Club Municipal Management District No. 1, a political subdivision of the State of Texas, each known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed, in the capacity herein stated and as the act and deed of said District.

Give under my hand and seal of office on this 22nd day of August, 2023.

Notary Public in and for the State of Texas

GENNY LUTZEL
Notary Public, State of Texas
Notary ID 28417-8
My Commission Exp. 01-10-2025

(NOTARY SEAL)

EXHIBIT A

ANNUAL SERVICE PLAN UPDATE

CLUB MUNICIPAL MANAGEMENT DISTRICT NO.1 (HEATH GOLF AND YACHT CLUB DEVELOPMENT)

CITY OF HEATH, TEXAS

ANNUAL SERVICE PLAN UPDATE (ASSESSMENT YEAR 9/1/23 - 8/31/24)

PRESENTED TO THE MUNICIPAL MANAGEMENT BOARD FOR APPROVAL ON: AUGUST 22, 2023

PREPARED BY:

MUNICAP, INC.
PUBLIC FINANCE

CLUB MUNICIPAL MANAGEMENT DISTRICT NO. 1 (HEATH GOLF AND YACHT CLUB DEVELOPMENT)

ANNUAL SERVICE PLAN UPDATE (ASSESSMENT YEAR 9/1/23 – 8/31/24)

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I. *INTRODUCTION*

The 82nd Texas Legislature passed House Bill 3859 approving and authorizing the creation of Club Municipal Management District No. 1 (the "District") to finance the costs of certain public improvements for the benefit of property in the District, all of which is located within the corporate boundaries of the City of Heath (the "City").

A service and assessment plan (the "Service and Assessment Plan") was approved by the Board of Directors of the District (the "Board of Directors") pursuant to a resolution enacted by the Board of Director on September 1, 2015, as updated or amended from time to time, identifying the Authorized Improvements to be constructed for the benefit of the Assessed Property in the District, the costs of the Authorized Improvements, the indebtedness to be incurred for the Authorized Improvements, and the manner of assessing the property in the District for the costs of the Authorized Improvements. The District issued bonds in the total amount of $9,255,000 in the form of its Special Assessment Revenue Bonds, Series 2016 (Improvement Area #1 Project) (the "Improvement Area #1 Bonds"), which are to be repaid from Assessments levied against the Improvement Area #1 Assessed Property, replacing a portion of the Improvement Area #1 Road Improvements, Improvement Area #1 Utility Improvements and Improvement Area #1's share of Major Utility Improvements initially financed through the Improvement Area #1 Reimbursement Agreement. The balance of $3,245,000 in Improvement Area #1 Road Improvements and Improvement Area #1's share of Major Road Improvements continues to be funded under the Improvement Area #1 Reimbursement Agreement.

On May 7, 2018, the District Board of Directors approved an updated Service and Assessment Plan for Improvement Area #2 to finance certain Authorized Improvements for Improvement Area #2 in the amount of $10,750,000 under the terms of the Omnibus Reimbursement Agreement.

On November 30, 2021, the District Board of Directors approved a bond order to issue bonds in the total amount of $9,230,000 in the form of its Special Assessment Revenue Bonds, Series 2021 (Improvement Area #2 Project) (the "Improvement Area #2 Bonds") to replace a portion of Improvement Area #2's share of the $10,750,000 Omnibus Reimbursement Agreement. As of the time of Improvement Area #2 Bond issuance, the outstanding balance of Improvement Area #2 Assessments in the amount of $1,451,686 will be funded through a reimbursement agreement for property within Improvement Area #2 of the District (the "Improvement Area #2 Reimbursement Agreement").

Additionally, the District Board of Directors approved an updated Service and Assessment Plan for the Improvement Area #2 Bond issuance on November 30, 2021.

On May 16, 2023, the Service and Assessment Plan was updated by the District Board of Directors with the issuance of the Improvement Area #3 Reimbursement Agreement in the aggregate principal amount of $17,270,000 (the "Updated Service and Assessment Plan"). The Improvement Area #3 Reimbursement Agreement was entered into to finance the Improvement Area #3 share of the Major Road Improvements, the Improvement Area #3 share of the Major Utility

Improvements, the Improvement Area #3 Road Improvements, and the Improvement Area #3 Utility Improvements. The Improvement Area #3 Reimbursement Agreement obligation is anticipated to be paid, in whole or in part, through the Assessments levied on Improvement Area #3 Assessed Property and/or the issuance of Phased Bonds secured by Assessments levied on Improvement Area #3 Assessed Property.

The Updated Service and Assessment Plan is to be reviewed and updated annually. The District also adopted an Assessment Roll identifying the Assessments on each Parcel within the District, based on the method of assessment identified in the Service and Assessment Plan. This Annual Service Plan Update also updates the Assessment Roll for 2023-24.

Effective September 1, 2021, the Texas legislature passed House Bill 1543 as an amendment to the PID Act, requiring, among other things, (i) all Service and Assessment Plans and Annual Service Plan Updates be approved through City ordinance or order to be filed with the county clerk of each county in which all or part of the District is located within seven days and (ii) include a copy of the notice form required by Section 5.014 of the Texas Property Code (the "District Assessment Notice") as disclosure of the obligation to pay District Assessments. As a result, this Annual Service Plan Update includes a copy of the District Assessment Notice as Appendix F and copy of this Annual Service Plan Update will be filed with the county clerk in each county in which all or a part of the District is located not later than seven (7) days after the date the governing body of the District approves this Annual Service Plan Update.

Section 372 of the Texas Local Government Code, as amended, stipulates that a person who proposes to sell or otherwise convey real property that is located in the District, except in certain situation described in Section 372, shall first give to the purchaser of the property a copy of the completed District Assessment Notice. The District Assessment Notice shall be given to a prospective purchase before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller provided the required notice, the purchaser, subject to certain exceptions described in Section 372, is entitled to terminate the contract.

The District Assessment Notice shall be executed by the seller and must be filed in the real property records of the County in which the property is located at the closing of the purchase and sale of the property.

Capitalized terms not defined herein shall have the meanings assigned to such terms in the Updated Service and Assessment Plan.

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II. UPDATE OF THE SERVICE PLAN

A. UPDATED SOURCES AND USES FOR PUBLIC IMPROVEMENTS

Improvement Area #1 Sources and Uses

Pursuant to the original Service and Assessment Plan adopted on September 1, 2015 and updated on April 27, 2016, the initial total estimated costs of the Improvement Area #1 Improvements, including Improvement Area #1's share of Major Road and Major Utility Improvement and bond issuance costs, were equal to $14,021,830. As described in the Developer's Quarterly Improvement Implementation Report dated as of June 30, 2020 and the Improvement Area #1 Bond closing memorandum, the actual costs incurred for the Improvement Area #1 Improvements remain unchanged from the initial total estimated costs.

Table II-A-1 below summarizes the updated sources and uses of funds required to (1) construct the Improvement Area #1 Improvements, (2) establish the District, and (3) issue the Improvement Area #1 Bonds.

Table II-A-1
Updated Sources and Uses –Improvement Area #1

Sources of Funds	Improvement Area #1 Bonds	Improvement Area #1 Reimbursement Agreement	Total Budget	Actual Costs	Variance
Bond PAR amount/Reimbursement amount payable from Assessments	$9,255,000	$3,245,000	$12,500,000	$12,500,000	$0
Other funding sources	$0	$1,521,830	$1,521,830	$1,507,789	($14,041)
Total Sources	**$9,255,000**	**$4,766,830**	**$14,021,830**	**$14,007,789**	**($14,041)**
Uses of Funds					
Improvement Area #1 Improvements					
Road Improvements	$528,294	$3,664,757	$4,193,051	$4,193,051	$0
Share of Major Road Improvements	$0	$1,102,073	$1,102,073	$1,102,073	$0
Utility Improvements	*$4,716,687*	*$0*	$4,716,687	$4,716,687	$0
Share of Major Utility Improvements	$1,746,181	$0	$1,746,181	$1,746,181	$0
Subtotal	*$6,991,162*	*$4,766,830*	*$11,757,992*	*$11,757,992*	*$0*
Bond Issuance Costs			$0	$0	$0
Reserve fund	$732,600	$0	$732,600	$732,600	$0
Capitalized Interest	$157,332	$0	$157,332	$157,332	$0
Other Costs of Issuance	$1,373,906	$0	$1,373,906	$1,389,865	($14,041)
Subtotal	*$2,263,838*	*$0*	*$2,263,838*	*$2,249,797*	*($14,041)*
Total Uses	**$9,255,000**	**$4,766,830**	**$14,021,830**	**$14,007,789**	**($14,041)**

1 – According to Developer's Quarterly Improvement Implementation Report dated as of June 30, 2020 and the Improvement Area #1 closing memorandum.

Improvement Area #1 Authorized Improvement Cost Variances

As shown in Table II-A-1 on the previous page, there are no significant variances to the costs of the Improvement Area #1 Improvements to be reported at this time. According to the Developer's Quarterly Improvement Implementation Report dated as of June 30, 2020, Improvement Area #1 Improvements were completed and accepted by the City as of June 30, 2017.

For additional District development-related information, refer to the link below:

https://emma.msrb.org/IssueView/Details/ER374043

Improvement Area #2 Sources and Uses

Pursuant to the 2021-22 Annual Service and Assessment Plan Update approved by the District Board on August 19, 2021, the total estimated costs of the Improvement Area #2 Improvements, including Improvement Area #2's share of Major Road and Major Utility Improvement, were equal to $15,806,642. According to the Updated Service and Assessment Plan, the updated actual costs for the Improvement Area #2 Improvements total $16,990,898.

Table II-A-2 on the following page summarizes the updated sources and uses of funds required to construct the Improvement Area #2 Improvements.

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Table II-A-2
Updated Sources and Uses –Improvement Area #2

Sources of Funds	Estimated Budget[1]	Actual Amount Spent[2]	Variance
Bond Par	$0	$9,230,000	$9,230,000
Assessment Prepayments	$0	$68,314	$68,314
Omnibus Reimbursement Agreement - IA #2	$10,750,000	$0	($10,750,000)
IA #2 Reimbursement Agreement	$0	$1,451,686	$1,451,686
Other funding sources	$5,056,642	$6,086,221	$1,029,579
Bond Premium	$0	$154,677	$154,677
Total Sources of Funds	**$15,806,642**	**$16,990,898**	**$1,184,256**
Uses of Funds			
Improvement Area #2 Improvements:			
Roadway Improvements	$3,881,681	$4,671,801	$790,120
Share of Major Roadway Improvements	$947,675	$1,150,844	$203,169
Utility Improvements	$5,144,404	$7,869,372	$2,724,968
Share of Major Utility Improvements	$1,501,544	$1,757,204	$255,660
Other soft and miscellaneous costs	$4,331,338	$0	($4,331,338)
Subtotal Improvement Area #2 Improvements	*$15,806,642*	*$15,449,221*	*($357,421)*
Bond Issuance Costs:			
Reserve Fund	$0	$528,805	$528,805
Capitalized Interest	$0	$0	$0
Administrative Expenses Fund	$0	$20,000	$20,000
Cost of Issuance	$0	$793,272	$793,272
Underwriters Discount	$0	$199,600	$199,600
Subtotal Bond Issuance Costs	*$0*	*$1,541,677*	*$1,541,677*
Total Uses of Funds	**$15,806,642**	**$16,990,898**	**$1,184,256**

1 – As shown in the 2021-22 Annual Service and Assessment Plan Update.
2 – As shown in the Updated Service and Assessment Plan.

Improvement Area #2 Authorized Improvement Cost Variances

As shown in Table II-A-2 above, the significant variances for the actual costs of the Improvement Area #2 Improvements and the costs of issuing the Improvement Area #2 Bonds were funded by the Developer or other funding sources and did not result in an increase in Improvement Area #2 Assessments.

Improvement Area #3 Sources and Uses

According to the Updated Service and Assessment Plan, the estimated costs for the Improvement Area #3 Improvements, plus first year Administrative Expenses, is $30,456,861. Table II-A-3 on the following page summarizes the current sources and uses of funds required to construct the Improvement Area #3 Improvements.

Table II-A-3
Updated Sources and Uses –Improvement Area #3

Sources of Funds	Estimated Budget[1]	Budget Revisions	Updated Budget	Amount Spent to Date[2]	Remaining Balance
Assessments	$17,270,000	$0	$17,270,000	$0	$17,270,000
Other funding sources	$13,186,861	$0	$13,186,861	$0	$13,186,861
Total Sources of Funds	**$30,456,861**	**$0**	**$30,456,861**	**$0**	**$30,456,861**
Uses of Funds					
Roadway Improvements (including ROW)	$17,251,550	$0	$17,251,550	$0	$17,251,550
Share of Major Roadway Improvements	$1,849,131	$0	$1,849,131	$0	$1,849,131
Utility Improvements	$8,208,065	$0	$8,208,065	$0	$8,208,065
Share of Major Utility Improvements	$3,058,115	$0	$3,058,115	$0	$3,058,115
Subtotal Improvement Area #3 Improvements	*$30,366,861*	*$0*	*$30,366,861*	*$0*	*$30,366,861*
Other Assessment Levy Costs					
First Year Administrative Expenses	$90,000	$0	$90,000	$0	$90,000
Subtotal Other Assessment Levy Costs	*$90,000*	*$0*	*$90,000*	*$0*	*$90,000*
Total Uses of Funds	**$30,456,861**	**$0**	**$30,456,861**	**$0**	**$30,456,861**

1 – According to the Updated Service and Assessment Plan approved by the Board on May 16, 2023.
2 – Amount spent to date is anticipated to be updated as part of the Improvement Area #3 bond issuance or will be updated no later than the 2024-25 Annual Service Plan Update.

Improvement Area #3 Authorized Improvement Cost Variances

As stated in Table II-A-3 above, there are no significant variances to the Improvement Area #3 aggregate budget.

B. FIVE YEAR SERVICE PLAN

A service plan must cover a period of five years. All of the Authorized Improvements are expected to be built within a period of five years. The anticipated budget for the Authorized Improvements over a period of five years and the indebtedness expected to be incurred for these costs is shown in Table II-B-1 on the following page.

Table II-B-1
Annual Projected Costs and Annual Projected Indebtedness
Assessment Years 2016 through 2029

Assessment Year ending 08/31	Annual Projected Cost	Annual Projected Indebtedness	Other Funding Sources[1]	Projected Improvement Area #1 Annual Installments[2]	Projected Improvement Area #2 Annual Installments[2]	Projected Improvement Area #3 Annual Installments[2]
2016-2023	$29,828,472	$23,250,000	$7,748,687	$7,522,253	$2,233,289	$0
2024	$30,456,861	$17,270,000	$13,186,861	$979,424	$715,285	$0
2025	$0	$0	$0	$993,334	$726,310	$1,347,768
2026	$0	$0	$0	$992,715	$726,374	$1,347,303
2027	$0	$0	$0	$1,030,526	$726,322	$1,346,116
2028	$0	$0	$0	$1,035,381	$726,004	$1,346,207
2029	$0	$0	$0	$1,049,113	$726,511	$1,345,460
Total	**$60,285,333**	**$40,520,000**	**$20,935,548**	**$13,602,747**	**$6,580,093**	**$6,732,854**

1 – Other funding sources represent Developer contributions.
2 – Projected Annual Installments for Assessment Years ending 2016-2024 include available credits, if any. Projected Annual Installments for Assessment Years ending 2025-2029 do not include applicable credits, if any, and will be updated in future annual service plan updates.

C. STATUS OF DEVELOPMENT

According to the Developer as of June 30, 2023, of the 332 residential units to be developed, 292 units have been completed, 290 units have been sold to end users, and an additional 10 units are under contract and under construction but not yet completed within Improvement Area #1.

According to the Developer as of June 30, 2023, of the 477 residential units to be developed, 215 units have been completed, 208 units have been sold to end users, and an additional 10 units are under contract and under construction but not yet completed within Improvement Area #2.

See Table II-C-1 below for the status of completed homes within the District as of June 30, 2023.

Table II-C-1
Completed Homes

Phase	Completed as of June 30, 2021[1]	Completed as of June 30, 2022[2]	Completed as of June 30, 2023[3]
Improvement Area #1	249	275	292
Improvement Area #2	45	119	215

1 – According to the Developer's quarterly report to the City as of June 30, 2021.
2 – According to the Developer's quarterly report to the City as of June 30, 2022.
3 – According to the Developer's quarterly report to the City as of June 30, 2023.

D. ANNUAL BUDGET – IMPROVEMENT AREA #1

Improvement Area #1 - Annual Installments

The Assessment imposed on any Parcel may be paid in full at any time. If not paid in full, the Assessment shall be payable in thirty annual installments of principal and interest beginning with the tax year following the issuance of the Improvement Area #1 Bonds, of which twenty-three (23) Annual Installments currently remain outstanding.

Pursuant to the Updated Service and Assessment Plan, each Assessment for an Improvement Area shall bear interest at a rate of interest on the Improvement Area #1 Bonds and the Improvement Area #1 Reimbursement Agreement approved and issued by the District to fund all or a portion of the Authorized Improvements for such Improvement Area plus up to 0.5 percent. The effective interest rate on the Improvement Area #1A Bonds is 6.36 percent for 2023-24 and the interest rate applicable to the Improvement Area #1 Reimbursement Agreement is 6.36 percent on the reimbursement amount. Pursuant to Section 372.018 of the PID Act, the interest rate for that Assessment may not exceed a rate that is one-half of one percent higher than the actual interest rate paid on the debt. Accordingly, the total effective interest rate used for the Improvement Area #1 Bonds is 6.86 percent for 2023-24 and the total effective interest rate used for the Improvement Area #1 Reimbursement Agreement is 6.36 percent for 2023-24. These payments, the "Annual Installments" of the Assessments, shall be billed by the District in 2023 and will be delinquent on February 1, 2024.

Pursuant to the Updated Service and Assessment Plan, the Annual Service Plan Update shall show the remaining balance of the Assessments, the Annual Installment due for 2023-24 and the Administrative Expenses to be collected from each Parcel. Administrative Expenses shall be allocated to each Parcel pro rata based upon the amount the Annual Installment on a Parcel bears to the total amount of Annual Installments in the District as a whole that are payable at the time of such allocation. Each Annual Installment shall be reduced by any credits applied under the Service and Assessment Plan and other applicable documents, such as capitalized interest and interest earnings on any account balances and by any other funds available to the District.

Annual Budget for the Repayment of Indebtedness

Debt service will be paid on the Improvement Area #1 Bonds and the Improvement Area #1 Reimbursement Agreement amount due in 2023-24 from the collection of the Annual Installments. In addition, Administrative Expenses are to be collected with the Annual Installments to pay expenses related to the collection of the Annual Installments, District administration activities and maintenance amounts. The additional interest collected with the Annual Installments will be used to pay the prepayment and delinquency reserve amounts as described in the Updated Service and Assessment Plan.

Improvement Area #1 Annual Installments to be Collected for 2023-24

The principal, interest and Administrative Expenses for Improvement Area #1 of the District will be paid from the collection of Annual Installments collected for 2023-24 as shown by Table II-D-1 below.

Table II-D-1
Budget for the Improvement Area #1 Annual Installment to be Collected for 2023-24

	Improvement Area #1A District Bonds	Improvement Area #1 Reimbursement Agreement	Total
Interest payment on March 1, 2024	$247,379	$86,385	$333,764
Interest payment on September 1, 2024	$247,379	$86,385	$333,764
Principal payment on September 1, 2024	$140,000	$47,000	$187,000
Subtotal - Debt Service Payments	*$634,758*	*$219,770*	*$854,528*
Administrative Expenses	$63,738	$22,262	$86,000
Excess Interest for Prepayment & Delinquency Reserves	$38,896	$0	$38,896
Subtotal Expenses	*$737,392*	*$242,032*	*$979,424*
Available Reserve Fund Income	$0	$0	$0
Available Other Funds	$0	$0	$0
Available Administrative Expense Funds	$0	$0	$0
Subtotal funds available	*$0*	*$0*	*$0*
Annual Installments	**$737,392**	**$242,032**	**$979,424**

Debt Service Payments

Annual Installments to be collected for principal and interest include interest due on March 1, 2024 in the amount of $247,379 and on September 1, 2024 in the amount of $247,379, which equal interest on the outstanding Improvement Area #1 Bonds portion of Assessments balance of $7,779,213 for six months each and an effective interest rate of 6.36 percent. Annual Installments to be collected include a principal amount of $140,000 due on September 1, 2024. As a result, total debt service due for principal and interest on the Improvement Area #1 Bonds in 2023-24 is estimated to be equal to $634,758.

Additionally, Annual Installments to be collected for principal and interest include interest due on March 1, 2024 in the amount of $86,385 and on September 1, 2024 in the amount of $86,385, which equal interest on the outstanding Improvement Area #1 Reimbursement Agreement portion of Assessments balance of $2,717,015 for six months each and an effective interest rate of 6.36 percent. Annual Installments to be collected include a principal amount of $47,000 due on September 1, 2024.

As a result, total debt service due for principal and interest on the Improvement Area #1 Reimbursement Agreement in 2023-24 is estimated to be equal to $219,770.

Administrative Expenses

Administrative expenses for Improvement Area #1 include the District Board, District Administrator, District counsel, District bookkeeper, Trustee, audit fees, District insurance, billing and collection, and contingency fees. As shown in Table II-D-2 below, Improvement Area #1 administrative expenses to be collected for 2023-24 are estimated to be $86,000.

Table II-D-2
Administrative Budget Breakdown
Improvement Area #1

Description	2023-24 Estimated Budget
Board	$1,000
Administrator	$29,000
District Counsel	$29,000
District Bookkeeper	$8,000
Trustee	$4,500
Auditor	$5,000
District Insurance	$3,000
Billing	$1,000
Contingency	$5,500
Total	**$86,000**

Excess Interest for Prepayment and Delinquency Reserve

Annual Installments to be collected for excess interest for prepayment and delinquency reserves are $38,896, which equals 0.5 percent interest on the outstanding Improvement Area #1 Bond portion of Assessments of $7,779,213.

Available Reserve Fund Income

As of June 30, 2023, there is not a significant balance in the Reserve Fund above the Improvement Area #1 Bond Reserve Requirement. As a result, there is not anticipated to be any excess reserve fund investment income available to pay a portion of the Improvement Area #1 Bonds debt service for 2023-24.

Available Other Funds

As of June 30, 2023, there are no available other funds currently with the Trustee. As a result, there is not anticipated to be any available other funds to pay a portion of the Improvement Area #1 Bonds debt service for 2023-24.

Available Administrative Expense Fund

As of June 30, 2023, the balance in the Improvement Area #1 Administrative Fund was $88,320. All available funds are anticipated to be used for the payment of current outstanding administrative expenses, estimated expenses, and contingency projected to be incurred through January 31, 2024 for Improvement Area #1. As a result, there are no excess or surplus funds anticipated to be available in the Administrative Expense Fund to reduce the administrative portion of the Annual Installment for the 2023-24 Assessment Year.

E. ANNUAL INSTALLMENTS PER UNIT - IMPROVEMENT AREA #1

According to the Updated Service and Assessment Plan, 332 residential units representing 106.14 total Equivalent Units are estimated to be built within Improvement Area #1 of the District. As described herein, the Improvement Area #1 Assessments were prepaid in full for twenty-two (22) Parcels within Improvement Area #1 with a total Equivalent Unit of 8.84, resulting in 97.30 in total outstanding Equivalent Units. Accordingly, the net principal and interest portion of Annual Installment to be collected from each Equivalent Unit will be $9,182.16 (i.e. ($854,528 + $38,896) ÷ 97.30 = $9,182.16) and the Administrative Expenses to be collected from each Equivalent Unit will be $883.86 (i.e. $86,000 ÷ 97.30 = $883.86). As a result, the total Annual Installment to be collected from each Equivalent Unit within Improvement Area #1 will be $10,066.02 (i.e. $9,182.16 + $883.86 = $10,066.02). The Annual Installment to be collected from each Land Use Class within Improvement Area #1 is calculated by multiplying the Annual Installment for each Equivalent Unit of $10,066.02 by the Equivalent Unit factor for each Land Use Class within Improvement Area #1 as shown in Table II-E-1 below. A detailed schedule showing the Improvement Area #1 Annual Installment amount to be collected from each Land Use Class within Improvement Area #1 is attached hereto as Appendix B-1.

Table II-E-I
Annual Installment Per Unit
Improvement Area #1

Lot Type	Annual Installment Per Equivalent Unit	Equivalent Unit Factor	Annual Installment Per Unit
Lake Front Lots	$10,066.02	1.00	$10,066.02
Channel Front Lots	$10,066.02	0.50	$5,033.01
Water Feature Lots	$10,066.02	0.43	$4,328.39
80 Ft Lots	$10,066.02	0.32	$3,221.13
70 Ft Lots	$10,066.02	0.29	$2,919.15
60 Ft Lots	$10,066.02	0.24	$2,415.85
50 Ft Lots	$10,066.02	0.21	$2,113.87

The list of Parcels within Improvement Area #1 of the District, the estimated number of units to be developed on the current residential Parcels, the total Assessment, the Annual Assessment, the Administrative Expenses and the Annual Installment to be collected for 2023-24 are shown in the Assessment Roll summary attached hereto as Appendix B-2.

F. ANNUAL BUDGET – IMPROVEMENT AREA #2

Improvement Area #2 - Annual Installments

The Improvement Area #2 Assessments imposed on any Parcel within Improvement Area #2 may be paid in full at any time. If not paid in full, the Improvement Area #2 Assessment shall be payable in thirty annual installments of principal and interest. Collection of the initial Annual Installments relating to the Improvement Area #2 Assessments that benefit the Improvement Area #2 Assessed Property commenced following the second anniversary of the date of the Improvement Area #2 Assessment levy, of which twenty-seven (27) Annual Installments remain outstanding.

Pursuant to the Updated Service and Assessment Plan, each Assessment for an Improvement Area shall bear interest at a rate of interest on the Improvement Area #2 Bonds and the Improvement Area #2 Reimbursement Agreement approved and issued by the District to fund all or a portion of the Authorized Improvements for such Improvement Area plus up to 0.5 percent. The effective interest rate on the Improvement Area #2 Bonds is 3.48 percent for 2023-24 and the interest rate applicable to the Improvement Area #2 Reimbursement Agreement is 3.68 percent on the reimbursement amount. Pursuant to Section 372.018 of the PID Act, the interest rate for that Assessment may not exceed a rate that is one-half of one percent higher than the actual interest rate paid on the debt. Accordingly, the total effective interest rate used for the Improvement Area #2 Bonds is 3.98 percent for 2023-24 and the total effective interest rate used for the Improvement Area #2 Reimbursement Agreement is 3.68 percent for 2023-24. These payments, the "Annual Installments" of the Assessments, shall be billed by the District in 2023 and will be delinquent on February 1, 2024.

Pursuant to the Updated Service and Assessment Plan, the Annual Service Plan Update shall show the remaining balance of the Assessments, the Annual Installment due for 2023-24 and the Administrative Expenses to be collected from each Parcel. Administrative Expenses shall be allocated to each Parcel pro rata based upon the amount the Annual Installment on a Parcel bears to the total amount of Annual Installments in the District as a whole that are payable at the time of such allocation. Each Annual Installment shall be reduced by any credits applied under the Service and Assessment Plan and other applicable documents, such as capitalized interest and interest earnings on any account balances and by any other funds available to the District.

Annual Budget for the Repayment of Indebtedness

Debt service will be paid on the Improvement Area #2 Assessments in 2023-24 from the collection of the Annual Installments. In addition, Administrative Expenses are to be collected with the Annual Installments to pay expenses related to the collection of the Annual Installments, District administration activities and maintenance amounts.

Improvement Area #2 Annual Installments to be Collected for 2023-24

The principal, interest and Administrative Expenses for Improvement Area #2 of the District will be paid from the collection of Annual Installments collected for 2023-24 as shown by Table II-F-1 below.

Table II-F-1
Budget for the Improvement Area #2 Annual Installment to be Collected for 2023-24

	Improvement Area #2 District Bonds	Improvement Area #2 Reimbursement Agreement	Total
Interest payment on March 1, 2024	$150,610	$25,472	$176,082
Interest payment on September 1, 2024	$150,610	$25,472	$176,082
Principal payment on September 1, 2024	$216,000	$31,635	$247,635
Subtotal - Debt Service Payments	*$517,219*	*$82,579*	*$599,798*
Administrative Expenses	$68,099	$10,901	$79,000
Excess Interest for Prepayment & Delinquency Reserves	$43,239	$0	$43,239
Subtotal Expenses	*$628,558*	*$93,479*	*$722,037*
Available Reserve Fund Income	($6,752)	$0	($6,752)
Available Other Funds	$0	$0	$0
Available Administrative Expense Funds	$0	$0	$0
Subtotal funds available	*($6,752)*	*$0*	*($6,752)*
Annual Installments	**$621,805**	**$93,479**	**$715,285**

Debt Service Payments

Annual Installments to be collected for principal and interest include interest due on March 1, 2024 in the amount of $150,610 and on September 1, 2024 in the amount of $150,610, which equal interest on the outstanding Improvement Area #2 Bonds portion of Assessments balance of $8,647,832 for six months each and an effective interest rate of 3.48 percent. Annual Installments to be collected include a principal amount of $216,000 due on September 1, 2024. As a result, total debt service due for principal and interest on the Improvement Area #2 Bonds in 2023-24 is estimated to be equal to $517,219.

Additionally, Annual Installments to be collected for principal and interest include interest due on March 1, 2024 in the amount of $25,472 and on September 1, 2024 in the amount of $25,472, which equal interest on the outstanding Improvement Area #2 Reimbursement Agreement portion of Assessments balance of $1,384,253 for six months each and an effective interest rate of 3.68 percent. Annual Installments to be collected include a principal amount of $31,635 due on September 1, 2024.

As a result, total debt service due for principal and interest on the Improvement Area #2 Reimbursement Agreement in 2023-24 is estimated to be equal to $82,579.

Administrative Expenses

Administrative expenses for Improvement Area #2 include the District Board, District Administrator, District counsel, District bookkeeper, Trustee, audit fees, District insurance, billing and collection, and contingency fees. As shown in Table II-D-2 below, Improvement Area #2 administrative expenses to be collected for 2023-24 are estimated to be $79,000.

Table II-D-2
Administrative Budget Breakdown
Improvement Area #2

Description	2023-24 Estimated Budget
Board	$1,000
Administrator	$26,000
District Counsel	$26,000
District Bookkeeper	$7,000
Trustee	$4,500
Auditor	$5,000
District Insurance	$3,000
Billing	$1,000
Contingency	$5,500
Total	**$79,000**

Excess Interest for Prepayment and Delinquency Reserve

Annual Installments to be collected for excess interest for prepayment and delinquency reserves are $43,239, which equals 0.5 percent interest on the outstanding Improvement Area #2 Bond portion of Assessments of $8,647,832.

Available Reserve Fund Income

As of June 30, 2023, the balance in the Reserve Fund was $535,557 which exceeds the Bond Reserve Requirement of $528,805. As a result, there are $6,752 in funds anticipated to be available to pay a portion of the Improvement Area #2 Bonds debt service for Assessment Year ending September 1, 2024.

Available Other Funds

As of June 30, 2023, there are no available other funds currently with the Trustee. As a result, there is not anticipated to be any available other funds to pay a portion of the Improvement Area #2 Bonds debt service for Assessment Year ending September 1, 2024.

Available Administrative Expense Fund

As of June 30, 2023, the balance in the Improvement Area #2 Administrative Fund was $45,839. All available funds are anticipated to be used for the payment of current outstanding administrative expenses, estimated expenses, and contingency projected to be incurred through January 31, 2024 for Improvement Area #2. As a result, there are no excess funds anticipated to be available in the Administrative Expense Fund to reduce the administrative portion of the Annual Installment for the 2023-24 Assessment Year.

G. ANNUAL INSTALLMENTS PER UNIT - IMPROVEMENT AREA #2

According to the Updated Service and Assessment Plan, 477 residential units representing 90.69 total Equivalent Units are estimated to be built within Improvement Area #2 of the District. As described herein, the Improvement Area #2 Assessments were prepaid in full for thirteen (13) Parcels within Improvement Area #2 representing 2.09 total Equivalent Units, resulting in 88.60 in total outstanding Equivalent Units. Accordingly, the principal and interest portion of Annual Installment to be collected from each Equivalent Unit will be $7,181.54 (i.e. (($599,798 + $43,239 - $6,752) ÷ 88.60 = $7,181.54) and the Administrative Expenses to be collected from each Equivalent Unit will be $891.65 (i.e. $79,000 ÷ 88.60 = $891.65). As a result, the total Annual Installment to be collected from each Equivalent Unit within Improvement Area #2 will be $8,073.19 (i.e. $7,181.54 + $891.65 = $8,073.19). The Annual Installment to be collected from each Land Use Class within Improvement Area #2 is calculated by multiplying the Annual Installment for each Equivalent Unit of $8,073.19 by the Equivalent Unit factor for each Land Use Class within Improvement Area #2 as shown in Table II-G-1 below. A detailed schedule showing the Improvement Area #2 Annual Installment amount to be collected from each Land Use Class within Improvement Area #2 is attached hereto as Appendix C-1.

Table II-G-I
Annual Installment Per Unit
Improvement Area #2

Lot Type	Annual Installment Per Equivalent Unit	Equivalent Unit Factor	Annual Installment Per Unit
70 Ft Lots	$8,073.19	0.29	$2,341.23
50 Ft Lots	$8,073.19	0.21	$1,695.37
Detached Luxury Villas	$8,073.19	0.15	$1,210.98
Attached Luxury Villas	$8,073.19	0.13	$1,049.51

The list of Parcels within Improvement Area #2 of the District, the estimated number of units to be developed on the current residential Parcels, the total Assessment, the Annual Assessment, the Administrative Expenses and the Annual Installment to be collected for 2023-24 are shown in the Assessment Roll Summary attached hereto as Appendix C-2.

H. ANNUAL BUDGET – IMPROVEMENT AREA #3

The Assessment imposed on any Parcel may be paid in full at any time. According to the Updated Service and Assessment Plan, the collection of the first Annual Installment for an Improvement Area #3 Lot or Parcel shall commence upon the earlier of: (i) tax bills sent the first October after issuance of any Bonds secured by the respective reimbursement agreement for Improvement Area #3 Assessed Property, or (ii) with tax bills sent the first October following the second anniversary of the levy of Assessments on the Improvement Area #3 Assessed Property such that all Assessments in the applicable Improvement Area begin collection immediately after the expiration of such two year period. Such first Annual Installment for a Improvement Area #3 Lot or Parcel for which collection has begun, shall be due by January 31st of the following calendar year.

As of June 30, 2023, neither of the above conditions have been met and as a result, Annual Installments will not be billed for collection for the 2023-24 Assessment Year.

I. BOND REDEMPTION RELATED UPDATES

Improvement Area #1 Bonds

The Improvement Area #1 Bonds were issued in April 2016. Pursuant to Section 4.3 of the Indenture of Trust, the District reserves the right and option to redeem the Improvement Area #1 Bonds before their scheduled maturity dates, in whole or in part, on any interest payment date on or after **September 1, 2023**, such redemption date or dates to be fixed by the District, at the redemption prices and dates shown in the Indenture of Trust.

The Administrator has conducted a preliminary evaluation of the current refunding market conditions, recent MMD bond refunding transactions, and other relevant factors. Based on this preliminary evaluation, the Administrator believes a refunding of the Improvement Area #1 Bonds is warranted. The Administrator will monitor the refunding market conditions and work with the District Board and other District consultants to determine appropriate refunding steps.

Improvement Area #2 Bonds

The Improvement Area #2 Bonds were issued in December 2021. Pursuant to Section 4.3 of the Indenture of Trust, the District reserves the right and option to redeem the Improvement Area #2 Bonds before their scheduled maturity dates, in whole or in part, on any interest payment date on or after **September 1, 2029**, such redemption date or dates to be fixed by the District, at the redemption prices and dates shown in the Indenture of Trust.

The Administrator has conducted a preliminary evaluation of the current refunding market conditions, recent special assessment revenue bond refunding transactions, and other relevant factors. Based on this preliminary evaluation, the Administrator believes a refunding of the Improvement Area #2 Bonds does not appear viable at this time. The Administrator will continue to monitor the refunding market conditions, applicable special assessment revenue bond refunding transactions, and other relevant factors to determine if refunding becomes viable in the future and will inform the District accordingly.

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III. UPDATE OF THE ASSESSMENT PLAN

The Updated Service and Assessment Plan adopted by the District Board describes that the Authorized Improvement costs shall be allocated to the Assessed Property equally based on the equivalent number of residential dwelling units anticipated to be built on each Parcel once such property is fully developed, and that such method of allocation will result in the imposition of equal shares of the Authorized Improvement costs to Parcels similarly benefited.

Assessment Methodology

This method of assessing property, as updated in prior Annual Service Plan Updates, has not been changed and Assessed Property will continue to be assessed as provided for in the Updated Service and Assessment Plan.

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IV. UPDATE OF THE ASSESSMENT ROLL

Pursuant to the Updated Service and Assessment Plan, the Assessment Roll shall be updated each year to reflect:

> The identification of each Parcel as Benefited Property, Assessed Property, and Non-Assessed Property; (ii) the Assessment for each Parcel, including any adjustments authorized by this Service and Assessment Plan or in the Act; (iii) the Principal Portion of the Assessment for each Parcel, including any adjustments authorized by this Service and Assessment Plan or in the Act; (iv) the Annual Installment for the Parcel for the year (if the Assessment is payable in installments); and (v) payments of the Assessment, if any, as provided by Section VI.C of the Service and Assessment Plan.

The summary Assessment Rolls are shown in Appendix B-2 and Appendix C-2 of this report. Each Parcel in the District is identified, along with the Assessment on each Parcel and the Annual Installment to be collected from each Parcel. Assessments are to be reallocated for the subdivision of any Parcels.

A. PARCEL UPDATES

According to the Service and Assessment Plan, upon the subdivision of any Parcel, the Administrator shall reallocate the Assessment for the Parcel prior to the subdivision among the new subdivided Parcels according to the following formula:

$$A = B \times (C \div D)$$

Where the terms have the following meanings:

A = the Assessment for each new subdivided Parcel.
B = the Assessment for the Parcel prior to subdivision.
C = the estimated Equivalent Units to be built on each newly subdivided Parcel
D = the sum of the estimated Equivalent Units to be built on all of the new subdivided Parcels

The calculation of the estimated number of units to be built on a Parcel shall be performed by the Administrator and confirmed by the City Council based on the information available regarding the use of the Parcel. The estimate as confirmed shall be conclusive. The number of units to be built on a Parcel may be estimated by net land area and reasonable density ratios.

Improvement Area #1 Parcel Related Updates

According to Rockwall Central Appraisal District ("RCAD") and Kaufman Central Appraisal District ("KCAD") online records, subdivided Parcels within Phase #1A of development were

officially recognized by the respective county's roll in 2016. As a result, individual Parcels within Phase #1A of development were billed Annual Installments beginning in tax year 2016.

According to RCAD and KCAD online records, subdivided Parcels within Phase #1B and Phase #1C of development were officially recognized by the respective county's roll in 2018. As a result, individual Parcels within Phase #1B and Phase #1C of development were billed Annual Installments beginning in tax year 2018.

According to KCAD online records, Parcel 2694 within the Lakes Addition was subdivided in 2021. As a result, individual Parcels within the Lakes Addition of development were billed Annual Installments beginning in tax year 2021.

Improvement Area #2 Related Parcel Updates

According to RCAD and KCAD online records, subdivided Parcels within Tract 7, Tract 8, and Tract 9 of Improvement Area #2 were officially recognized by the respective county's roll in 2020. As a result, individual Parcels within Tract 7, Tract 8, and Tract 9 of Improvement Area #2 have been billed Annual Installments beginning in tax year 2020.

According to RCAD and KCAD online records, subdivided Parcels within Tract 2B, Tract 11, Tract 16 and Tract 17A, 17B, and 17C of Improvement Area #2 were officially recognized by the respective county's roll in 2022. As a result, individual Parcels within Tract 2B, Tract 11, Tract 16 and Tract 17A, 17B, and 17C of Improvement Area #2 will be billed Annual Installments beginning in tax year 2022.

B. PREPAYMENT OF ASSESSMENTS

According to the Trustee, twenty-two (22) Parcels have prepaid their Improvement Area #1 Assessment in full as of June 30, 2023.

According to the Trustee, thirteen (13) Parcels have prepaid their Improvement Area #2 Assessment in full as of June 30, 2023.

See Appendix D for additional details regarding Assessment prepayments.

APPENDIX A
DISTRICT MAP

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Location Map

Dwelling Unit Types and Density Calculation Comparison

	Concept Plan Adopted 5/13/12	Proposed Phase 1 (By Development Plan 7/17/13)	Proposed Phase 2 (By Development Plan)	Proposed Phase 3 (By Development Plan)	Proposed Phase 4 (By Development Plan)
Total number of Single Family lots	777 units	195 units8	151 units	0 units	393 units
Total number of Luxury Villas	450 units	124 units	90 units	236 units	34 units
Total number D.U.	1227 units	323	241 units	236 units	427 units
Total acreage	781.7 acres	358.626 acres	116.400 acres	27.700 acres	279.0 acres
Total acreage Flood Plain	65.3 acres	65.3 acres	--- acres	--- acres	--- acres
Population density	1.57 units per acre	1.12 units per acre	1.30 units per acre	3.61 units per acre	1.53 units per acre

Development Plan Land Use Summary

Category	Approx. Acreage (Approved Concept Plan)	Percentage of Coverage (Approved Concept Plan)	Approx. Acreage (Development Plan Phase 1 2013)	Percentage of Coverage (Development Plan Phase 1 2013)	Approx. Acreage (Development Plan Phase 4)	Percentage of Coverage (Development Plan Phase 4)
Golf Course	289.1	37%	224.8	28.78%	64.3	8.24%
Golf Clubhouse	9.4	1.20%	9.4	1.20%	–	–
Retail / Welcome Center	4.3	0.55%	–	–	4.3	0.55%
Parks / Open Space	50.6	6.47%	14.2	1.82%	36.4	4.65%
Canal Open Space	15.9	2.03%	2.4	0.31%	13.5	1.72%
70' SF Residential	87.0	11.13%	32.1	4.11%	54.9	7.02%
80' SF Residential	95.4	12.20%	47.3	6.05%	48.1	6.15%
90' SF Residential	39.9	5.11%	–	–	39.9	5.11%
100' SF Residential	72.3	9.25%	2.3	0.29%	63.3	8.10%
120' SF Residential	39.2	5.01%	0.4	0.05%	38.8	4.96%
Luxury Villas	68.7	8.79%	25.7	3.29%	49.7	6.36%
Hotel	9.9	1.26%	–	–	–	1.14%
Total	781.7	100%	358.6	46%	423.1	54%

Lot Summary (PD 070118)

Approved Concept Plan Size (Min. Lot Width)	Concept Plan Quantity (D.U.)	Phase 1 Development Plan Quantity (D.U.)	Phase 2 Development Plan Quantity (D.U.)	Phase 3 Development Plan Quantity (D.U.)	Phase 4 Development Plan Quantity (D.U.)	Remaining for Future Phases Quantity (D.U.)
70'	244	85	119	0	25	0
80'	239	105	25	0	107	0
90'	94	0	7	0	83	0
100'	148	8	0	0	129	0
120'	52	1	0	0	49	0
Total	777	199	0	0	393	0
Luxury Villas	450	124	90	236	34	0
Total	1227	323	241	236	427	0
Hotel Units	300	0	0	0	0	300

Description of the Proposed Lots (Per Approved Concept Plan) No Proposed Changes

	PD SF-120	PD SF-100	PD SF-90	PD SF-80	PD SF-70	PD LV Detach
1. Min lot area	22,000 sf	16,000 sf	10,800 sf	9,600 sf	8,400 sf	3,500 sf
2. Max Number single family Dwellings	1	1	1	1	1	1
3. Min Square footage	2,500 sf	2,000 sf	2,000 sf	2,000 sf	2,000 sf	1,600 sf
4. Min lot width	100' @ bldg line	80' @ bldg line	80' @ bldg line	70' @ bldg line	65' @ bldg line	40' @ bldg line
4A. Min lot width @ Cul-de-Sac	70' @ bldg line	65' @ bldg line	60' @ bldg line	55' @ bldg line	45' @ bldg line	30' @ bldg line
5. Min Lot Depth	150'	140'	120'	120'	120'	80'
6. Min Depth at front setback	30'	30'	30'	30'	20'	20'
7. Min depth Rear setback	25' main bldg 10' aux bldg	25' main bldg 10' aux bldg	25' main bldg 10' aux bldg	25' main bldg 10' aux bldg	20' main bldg 10' aux bldg	15' main bldg
8A. Min width side setback internal lot	15'	7.5'	5'	5	5	0', 5', or 10'
8B. Min width side setback abutting street	25'	25'	25'	25'	15'	10
9. Min distance between bldg	30'	10'	10'	10'	10'	10'
10. Min length driveway pvmt	the greater dist from r.o.w. to bldg line or 30'	the greater dist from r.o.w. to bldg line or 30'	the greater dist from r.o.w. to bldg line or 30'	the greater dist from r.o.w. to bldg line or 30'	the greater dist from r.o.w. to bldg line or 20'	the greater dist from r.o.w. to bldg line or 20'
11. Max Bldg Coverage	35%	35%	40%	40%	50%	60%
12. Max Height	35'	35'	35'	35'	35	35
13. Min Number of paved parking spaces	2	2	2	2	2	2

Lot Type Identifier

PD LV Detach	●
PD SF-70	●
PD SF-80	●
PD SF-90	○
PD SF-100	
PD SF-120	●

Proposed Phasing Chart (Acreage, D.U. Type & Size)

Phase	Proposed Acreage	Proposed Lot Type's 120's Min. 2000 S.F.	100's Min. 2000 S.F.	90's Min. 2000 S.F.	80's Min. 2000 S.F.	70's Min. 2000 S.F.	Luxury Villas	Total DU	Year
Phase 1	124.4	1	8	–	101	85	124	319	2012-2015
18 Holes Golf	224.8	–	–	–	–	–	–	–	2019
Club House	9.4	–	–	–	–	–	–	–	TBD
Remaining Phases	423.1	51	140	94	138	159	326	908	TBD
Hotel	300 Room	–	–	–	–	–	–	--	TBD

Proposed Schedule of Offsite Capital Improvements (May Be Ammended In Accordance With Approved Developer's Agreement)

Phase	Proposed Acreage	Total DU	Year	Capital Improvements: Water	Sanitary Sewer	Roadways
Phase 1	124.4	323	Complete	- Extend Water from Tower to Site - Extend Water along L.R.H. Drive	Upgrade Lift Station Pump (If Required)	- Construct Lt. Turn Lane @ F.M. 740 - Improvements to L.R.H. Drive
18 Holes Golf	224.8	–	Under Const.	–	–	–
Club House	9.4	–	Complete 12-5-8	–	–	–
Phase 2 & 3	144.1	477	Complete	–	–	- Lt. Turn Lane @ South Entrance
Phase 4	279.0	427	TBD	- Extend Water along Hubbard Drive	–	- Construct Hubbard Drive
Hotel	300 Room	–	TBD	–	–	–

Development Plan
HEATH GOLF & YACHT CLUB

~Phase Four - Tracts A, B & C - 427 Lots~

279.014 Acres

CITY OF HEATH, ROCKWALL & KAUFMAN COUNTY, TEXAS

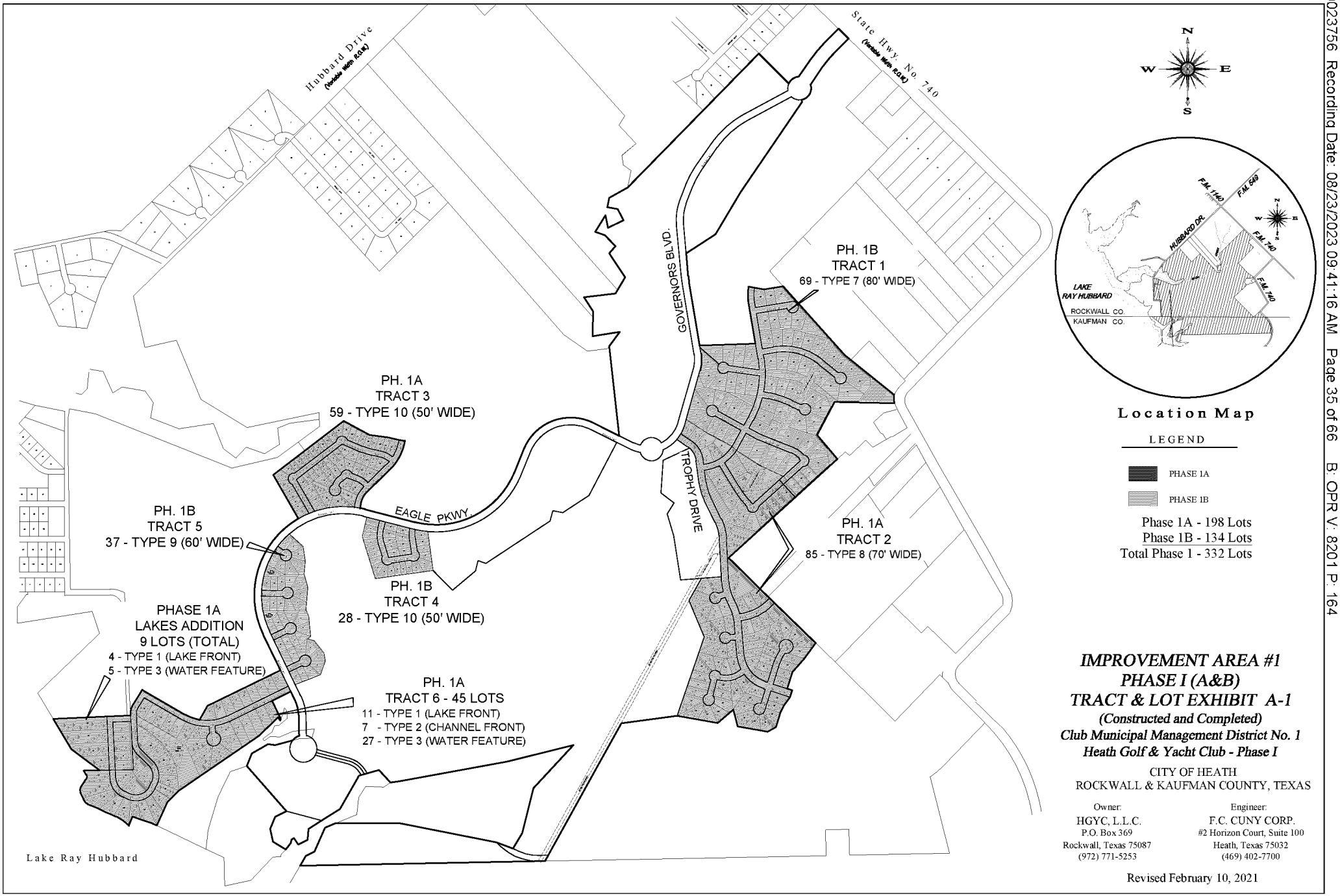
Owner:
HGYC, L.L.C.
P.O. Box 369
Rockwall, Texas 75087
(972) 771-5253

Engineer:
F.C. CUNY CORP.
82 Horizon Court, Suite 100
Heath, Texas 75032
(469) 402-7700

Scale: 1"=400'

October 12, 2018

#2023-0023756 Recording Date: 08/23/2023 09:41:16 AM Page 35 of 66 B: OPR V: 8201 P: 164



#2023-0023756 Recording Date: 08/23/2023 09:41:16 AM Page 36 of 66 B. OPR V. 8201 P. 169

TRACT	ACREAGE	LOTS
2B	8.266	22
7	18.188	49
8	6.047	35
9	12.159	55
11	27.238	80
16	16.392	156
17A	3.825	25
17B	1.535	6
17C	5.092	49
TOTAL	98.742	477

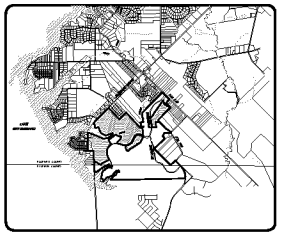
IMPROVEMENT AREA #2
TRACT AND LOT EXHIBIT A-2
(Constructed & Completed)
Club Municipal Management District No. 1
Heath Golf & Yacht Club - Phase 2

Prepared by:

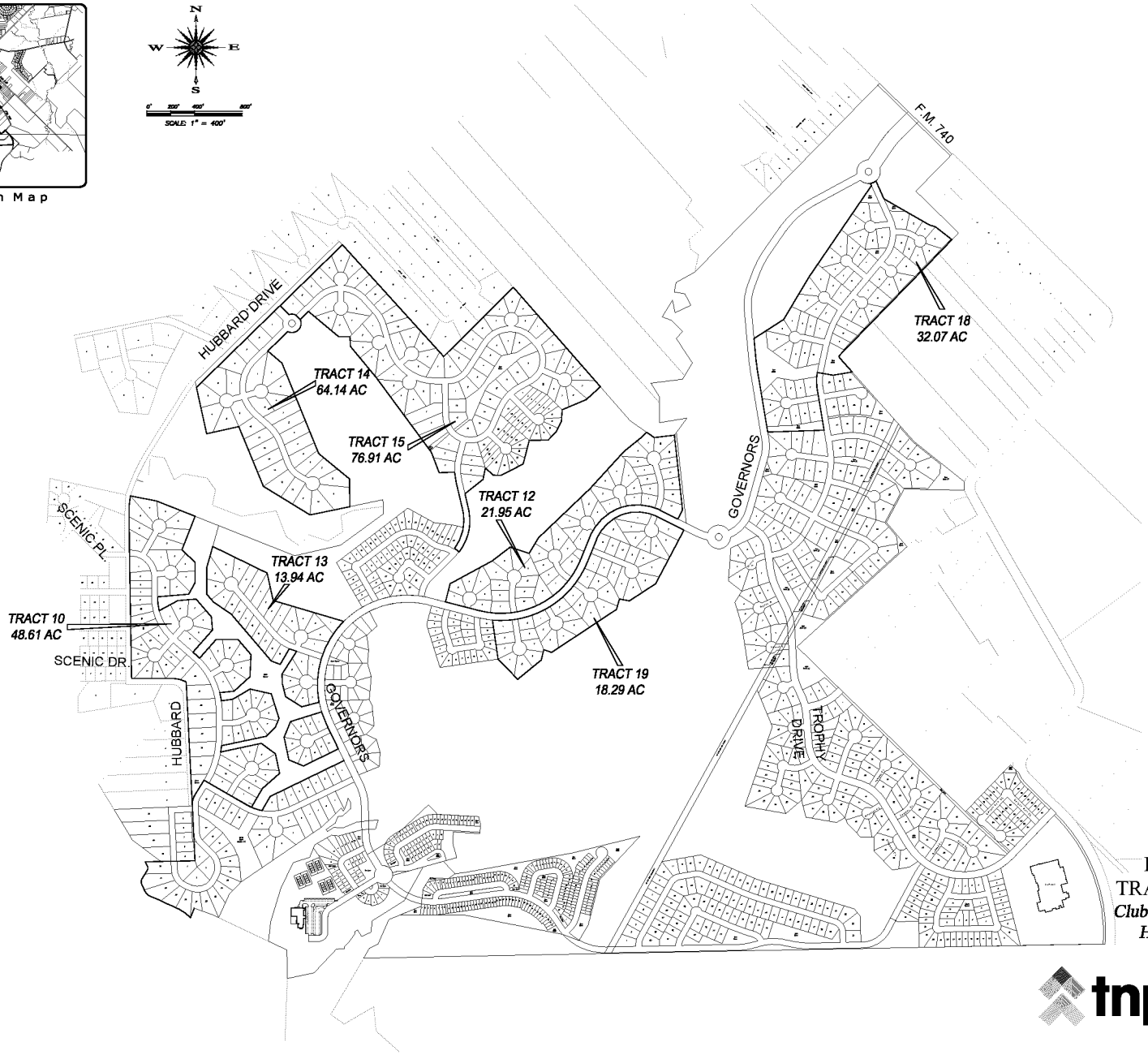
F.C. CUNY CORPORATION

#2 Horizon Court • Heath, Texas 75032 • (469) 402-7700
Texas Registered Engineering Firm F-7449

February 10, 2021



Location Map



TRACT	ACREAGE	LOTS
10	48.61	75
12	21.95	52
13	17.05	43
14	64.14	33
15	76.91	118
18	32.07	63
19	18.29	43
TOTAL	279.02	427

IMPROVEMENT AREA #3
TRACT AND LOT EXHIBIT A-3

Club Municipal Management District No. 1
Heath Golf & Yacht Club - Phase 3

teague nall & perkins
825 Watters Creek Blvd., Suite M300
Allen, Texas 75013
214.461.9867 ph 214.461.9864 fx
TBPE Registration No. F-230
www.tnpinc.com

February 10, 2021

APPENDIX B-1
SCHEDULE OF ANNUAL INSTALLMENTS PER LOT TYPE
IMPROVEMENT AREA #1

Appendix B-1
Schedule of Annual Installments Per Land Use Class - Improvement Area #1
2023-24

Lot Type	Outstanding No. of Assessed Units (A)	Equivalent Unit Factor (B)	Total Equivalent Units C = (A × B)	Annual Assessment per Equivalent Unit[1] (D)	Administrative Expenses per Equivalent Unit[2] (E)	Annual Installment per Equivalent Unit F = (D + E)	Annual Assessment per Unit G = (B × D)	Administrative Expense per Unit H = (B × E)	Annual Installment per Unit I = (G + H)	Total 2023-24 Annual Installment (J = B ×I)
Lot Type 1 (Lake Front Lots)	12	1.00	12.00	$9,182.16	$883.86	$10,066.02	$9,182.16	$883.86	$10,066.02	$120,792.29
Lot Type 2 (Channel Front Lots)	6	0.50	3.00	$9,182.16	$883.86	$10,066.02	$4,591.08	$441.93	$5,033.01	$30,198.07
Lot Type 3 (Water Feature Lots)	30	0.43	12.90	$9,182.16	$883.86	$10,066.02	$3,948.33	$380.06	$4,328.39	$129,851.71
Lot Type 4 (120 ft Lots)	0	0.40	0.00	$9,182.16	$883.86	$10,066.02	$3,672.86	$353.55	$4,026.41	$0.00
Lot Type 5 (100 Ft Lots)	0	0.38	0.00	$9,182.16	$883.86	$10,066.02	$3,489.22	$335.87	$3,825.09	$0.00
Lot Type 6 (90 Ft Lots)	0	0.34	0.00	$9,182.16	$883.86	$10,066.02	$3,121.93	$300.51	$3,422.45	$0.00
Lot Type 7 (80 Ft Lots)	62	0.32	19.84	$9,182.16	$883.86	$10,066.02	$2,938.29	$282.84	$3,221.13	$199,709.92
Lot Type 8 (70 Ft Lots)	81	0.29	23.49	$9,182.16	$883.86	$10,066.02	$2,662.83	$256.32	$2,919.15	$236,450.91
Lot Type 9 (60 Ft Lots)	36	0.24	8.64	$9,182.16	$883.86	$10,066.02	$2,203.72	$212.13	$2,415.85	$86,970.45
Lot Type 10 (50 Ft Lots)	83	0.21	17.43	$9,182.16	$883.86	$10,066.02	$1,928.25	$185.61	$2,113.87	$175,450.80
Lot Type 11 (Detached Luxury Villas)	0	0.15	0.00	$9,182.16	$883.86	$10,066.02	$1,377.32	$132.58	$1,509.90	$0.00
Lot Type 12 (Attached Luxury Villas)	0	0.13	0.00	$9,182.16	$883.86	$10,066.02	$1,193.68	$114.90	$1,308.58	$0.00
Total	**310**		**97.30**							**$979,424.16**

1 - Annual Assessment per Equivalent Unit is calculated by dividing the net principal and interest due for 2023-24 by the total Equivalent Units excluding prepaid Lots (97.30).

2 - Administrative Expenses per Equivalent Unit is calculated by dividing the net Administrative Expenses for 2023-24 by the total Equivalent Units excluding prepaid Lots (97.30).

APPENDIX B-2
IMPROVEMENT AREA #1
ASSESSMENT ROLL SUMMARY – 2023-24

Appendix B-2
Assessment Roll Summary - Improvement Area #1 - 2023-24

Parcel	Lot Type	Equivalent Units	Outstanding Assessment	Principal	Interest	Administrative Expenses	Total Annual Installment
88763	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
88764	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
88766	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
88767	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
88768	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
88769	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
88770	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
88771	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
88772	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
88773	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88774	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88775	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88776	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88777	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88778	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88779	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88780	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88781	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88782	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88783	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88784	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88785	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88786	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88787	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88788	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88789	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88790	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88791	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88792	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88793	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88794	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88795	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88796	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88797	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88798	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88799	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88800	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88801	8	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid
88802	8	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid
88803	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88804	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88805	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88806	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88807	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88808	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88809	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88810	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88811	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88812	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88813	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88814	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88815	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88816	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88817	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88818	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88819	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88820	8	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid
88821	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88822	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88823	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88824	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15

Appendix B-2
Assessment Roll Summary - Improvement Area #1 - 2023-24

Parcel	Lot Type	Equivalent Units	Outstanding Assessment	Principal	Interest	Administrative Expenses	Total Annual Installment
88825	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88826	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88827	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88828	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88829	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88830	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88831	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88832	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88833	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88834	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88835	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88836	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88837	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88838	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88839	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88840	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88841	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88842	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88843	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88844	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88845	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88846	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88847	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88848	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88849	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88850	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88851	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88852	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88853	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88854	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88855	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88856	8	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid
88857	8	0.29	$31,283.72	$557.35	$2,105.48	$256.32	$2,919.15
88858	3	0.43	$46,386.21	$826.41	$3,121.92	$380.06	$4,328.39
88859	3	0.43	$46,386.21	$826.41	$3,121.92	$380.06	$4,328.39
88860	3	0.43	$46,386.21	$826.41	$3,121.92	$380.06	$4,328.39
88861	3	0.43	$46,386.21	$826.41	$3,121.92	$380.06	$4,328.39
88862	3	0.43	$46,386.21	$826.41	$3,121.92	$380.06	$4,328.39
88863	3	0.43	$46,386.21	$826.41	$3,121.92	$380.06	$4,328.39
88864	3	0.43	$46,386.21	$826.41	$3,121.92	$380.06	$4,328.39
88865	3	0.43	$46,386.21	$826.41	$3,121.92	$380.06	$4,328.39
88866	3	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid
88867	3	0.43	$46,386.21	$826.41	$3,121.92	$380.06	$4,328.39
88868	2	0.50	$53,937.45	$960.95	$3,630.13	$441.93	$5,033.01
88869	2	0.50	$53,937.45	$960.95	$3,630.13	$441.93	$5,033.01
88870	2	0.50	$53,937.45	$960.95	$3,630.13	$441.93	$5,033.01
88871	2	0.50	$53,937.45	$960.95	$3,630.13	$441.93	$5,033.01
88872	2	0.50	$53,937.45	$960.95	$3,630.13	$441.93	$5,033.01
88873	2	0.50	$53,937.45	$960.95	$3,630.13	$441.93	$5,033.01
88874	2	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid
88875	1	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid
88876	3	0.43	$46,386.21	$826.41	$3,121.92	$380.06	$4,328.39
88877	3	0.43	$46,386.21	$826.41	$3,121.92	$380.06	$4,328.39
88878	3	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid
88879	3	0.43	$46,386.21	$826.41	$3,121.92	$380.06	$4,328.39
88880	3	0.43	$46,386.21	$826.41	$3,121.92	$380.06	$4,328.39
88881	3	0.43	$46,386.21	$826.41	$3,121.92	$380.06	$4,328.39
88882	3	0.43	$46,386.21	$826.41	$3,121.92	$380.06	$4,328.39
88883	3	0.43	$46,386.21	$826.41	$3,121.92	$380.06	$4,328.39
88884	3	0.43	$46,386.21	$826.41	$3,121.92	$380.06	$4,328.39

Appendix B-2
Assessment Roll Summary - Improvement Area #1 - 2023-24

Parcel	Lot Type	Equivalent Units	Outstanding Assessment	Principal	Interest	Administrative Expenses	Total Annual Installment
88885	3	0.43	$46,386.21	$826.41	$3,121.92	$380.06	$4,328.39
88903	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88904	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88905	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88906	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88907	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88908	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88909	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88910	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88911	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88912	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88913	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88914	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88915	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88916	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88917	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88918	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88919	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88920	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88921	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88922	10	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid
88923	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88924	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88925	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88926	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88927	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88928	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88929	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88930	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88931	10	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid
88932	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88933	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88934	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88936	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88937	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88938	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88939	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88940	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88941	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88942	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88943	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88944	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88945	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88946	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88947	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88948	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88949	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88950	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88951	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88952	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88953	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88954	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88955	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88956	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88957	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88958	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88959	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88960	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
88961	10	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid
88962	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87

Appendix B-2
Assessment Roll Summary - Improvement Area #1 - 2023-24

Parcel	Lot Type	Equivalent Units	Outstanding Assessment	Principal	Interest	Administrative Expenses	Total Annual Installment
92212	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92213	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92214	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92215	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92216	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92217	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92218	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92219	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92220	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92221	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92222	7	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid
92223	7	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid
92224	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92225	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92226	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92227	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92228	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92229	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92230	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92231	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92232	7	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid
92233	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92234	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92235	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92236	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92237	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92238	7	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid
92239	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92240	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92241	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92242	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92243	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92244	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92245	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92246	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92247	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92248	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92249	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92250	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92251	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92252	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92253	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92254	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92255	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92256	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92257	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92258	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92259	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92260	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92261	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92262	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92263	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92264	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92265	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92266	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92267	7	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid
92268	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92269	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92270	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92271	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13

Appendix B-2
Assessment Roll Summary - Improvement Area #1 - 2023-24

Parcel	Lot Type	Equivalent Units	Outstanding Assessment	Principal	Interest	Administrative Expenses	Total Annual Installment
92272	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92273	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92274	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92275	7	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid
92276	7	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid
92277	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92278	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92279	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92280	7	0.32	$34,519.97	$615.01	$2,323.29	$282.84	$3,221.13
92281	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
92282	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
92283	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
92284	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
92285	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
92286	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
92287	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
92288	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
92289	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
92290	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
92291	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
92292	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
92293	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
92294	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
92295	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
92296	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
92297	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
92298	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
92299	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
92300	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
92301	10	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid
92302	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
92303	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
92304	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
92305	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
92306	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
92307	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
92308	10	0.21	$22,653.73	$403.60	$1,524.66	$185.61	$2,113.87
92309	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
92310	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
92311	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
92312	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
92313	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
88762	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
94026	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94027	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94028	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94029	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94030	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94031	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94032	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94033	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94034	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94035	9	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid
94036	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94037	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94038	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94039	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94040	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94041	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94042	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85

Appendix B-2
Assessment Roll Summary - Improvement Area #1 - 2023-24

Parcel	Lot Type	Equivalent Units	Outstanding Assessment	Principal	Interest	Administrative Expenses	Total Annual Installment
94043	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94044	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94045	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94046	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94047	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94048	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94049	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94050	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94051	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94052	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94053	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94054	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94055	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94056	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94057	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94058	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94059	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94060	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94061	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94062	9	0.24	$25,889.98	$461.25	$1,742.46	$212.13	$2,415.85
94063	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
94064	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
94066	1	1.00	$107,874.90	$1,921.89	$7,260.27	$883.86	$10,066.02
94067	1	1.00	$107,874.90	$1,921.89	$7,260.27	$883.86	$10,066.02
94068	3	0.43	$46,386.21	$826.41	$3,121.92	$380.06	$4,328.39
94069	3	0.43	$46,386.21	$826.41	$3,121.92	$380.06	$4,328.39
94070	3	0.43	$46,386.21	$826.41	$3,121.92	$380.06	$4,328.39
193497	3	0.43	$46,386.21	$826.41	$3,121.92	$380.06	$4,328.39
193498	3	0.43	$46,386.21	$826.41	$3,121.92	$380.06	$4,328.39
193499	3	0.43	$46,386.21	$826.41	$3,121.92	$380.06	$4,328.39
193500	1	1.00	$107,874.90	$1,921.89	$7,260.27	$883.86	$10,066.02
193501	1	1.00	$107,874.90	$1,921.89	$7,260.27	$883.86	$10,066.02
193502	1	1.00	$107,874.90	$1,921.89	$7,260.27	$883.86	$10,066.02
193503	1	1.00	$107,874.90	$1,921.89	$7,260.27	$883.86	$10,066.02
193504	1	1.00	$107,874.90	$1,921.89	$7,260.27	$883.86	$10,066.02
193505	1	1.00	$107,874.90	$1,921.89	$7,260.27	$883.86	$10,066.02
193506	1	1.00	$107,874.90	$1,921.89	$7,260.27	$883.86	$10,066.02
193507	1	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid
193508	1	1.00	$107,874.90	$1,921.89	$7,260.27	$883.86	$10,066.02
193509	1	1.00	$107,874.90	$1,921.89	$7,260.27	$883.86	$10,066.02
193510	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
193511	3	0.43	$46,386.21	$826.41	$3,121.92	$380.06	$4,328.39
193512	3	0.43	$46,386.21	$826.41	$3,121.92	$380.06	$4,328.39
193513	3	0.43	$46,386.21	$826.41	$3,121.92	$380.06	$4,328.39
193514	3	0.43	$46,386.21	$826.41	$3,121.92	$380.06	$4,328.39
193515	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
193519	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
193520	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
193521	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
209980	3	0.43	$46,386.21	$826.41	$3,121.92	$380.06	$4,328.39
209981	3	0.43	$46,386.21	$826.41	$3,121.92	$380.06	$4,328.39
209983	1	1.00	$107,874.90	$1,921.89	$7,260.27	$883.86	$10,066.02
209984	1	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid	Prepaid
Total		**97.30**	**$10,496,227.43**	**$187,000.00**	**$706,424.16**	**$86,000.00**	**$979,424.16**

APPENDIX C-1
SCHEDULE OF ANNUAL INSTALLMENTS PER LOT TYPE
IMPROVEMENT AREA #2

Appendix C-1
Schedule of Annual Installments Per Land Use Class - Improvement Area #2
2023-24

Lot Type	Outstanding No. of Assessed Units (A)	Equivalent Unit Factor (B)	Total Equivalent Units C = (A × B)	Annual Assessment per Equivalent Unit[1] (D)	Administrative Expenses per Equivalent Unit[2] (E)	Annual Installment per Equivalent Unit F = (D + E)	Annual Assessment per Unit G = (B × D)	Administrative Expense per Unit H = (B × E)	Annual Installment per Unit I = (G + H)	Total 2023-24 Annual Installment (J = B ×I)
Lot Type 1 (Lake Front Lots)	0	1.00	0.00	$7,181.54	$891.65	$8,073.19	$7,181.54	$891.65	$8,073.19	$0.00
Lot Type 2 (Channel Front Lots)	0	0.50	0.00	$7,181.54	$891.65	$8,073.19	$3,590.77	$445.82	$4,036.60	$0.00
Lot Type 3 (Water Feature Lots)	0	0.43	0.00	$7,181.54	$891.65	$8,073.19	$3,088.06	$383.41	$3,471.47	$0.00
Lot Type 4 (120 ft Lots)	0	0.40	0.00	$7,181.54	$891.65	$8,073.19	$2,872.62	$356.66	$3,229.28	$0.00
Lot Type 5 (100 Ft Lots)	0	0.38	0.00	$7,181.54	$891.65	$8,073.19	$2,728.99	$338.83	$3,067.81	$0.00
Lot Type 6 (90 Ft Lots)	0	0.34	0.00	$7,181.54	$891.65	$8,073.19	$2,441.72	$303.16	$2,744.88	$0.00
Lot Type 7 (80 Ft Lots)	0	0.32	0.00	$7,181.54	$891.65	$8,073.19	$2,298.09	$285.33	$2,583.42	$0.00
Lot Type 8 (70 Ft Lots)	145	0.29	42.05	$7,181.54	$891.65	$8,073.19	$2,082.65	$258.58	$2,341.23	$339,477.65
Lot Type 9 (60 Ft Lots)	0	0.24	0.00	$7,181.54	$891.65	$8,073.19	$1,723.57	$214.00	$1,937.57	$0.00
Lot Type 10 (50 Ft Lots)	55	0.21	11.55	$7,181.54	$891.65	$8,073.19	$1,508.12	$187.25	$1,695.37	$93,245.35
Lot Type 11 (Detached Luxury Villas)	34	0.15	5.10	$7,181.54	$891.65	$8,073.19	$1,077.23	$133.75	$1,210.98	$41,173.27
Lot Type 12 (Attached Luxury Villas)	230	0.13	29.90	$7,181.54	$891.65	$8,073.19	$933.60	$115.91	$1,049.51	$241,388.39
Total	**464**		**88.60**							**$715,284.67**

1 - Annual Assessment per Equivalent Unit is calculated by dividing the net principal and interest due for 2023-24 by the total Equivalent Units excluding prepaid Lots (88.60).

2 - Administrative Expenses per Equivalent Unit is calculated by dividing the net Administrative Expenses for 2023-24 by the total Equivalent Units excluding prepaid Lots (88.60).

APPENDIX C-2
IMPROVEMENT AREA #2
ASSESSMENT ROLL SUMMARY – 2023-24

Appendix C-2
Assessment Roll Summary - Improvement Area #2 - 2023-24

Parcel[1]	Lot Type	Equivalent Units	Outstanding Assessment	Principal	Interest	Administrative Expenses	Total Annual Installment
102554	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
102555	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
102556	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
102557	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
102558	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
102559	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
102560	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
102561	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
102562	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
102563	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
102564	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
102565	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
102566	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
102567	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
102568	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
102569	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
102570	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
102571	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
102572	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
102573	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
102574	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
102575	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
102576	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
102577	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
102578	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
102579	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
102580	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
102581	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
102582	11	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID
102583	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
102584	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
102585	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
102586	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
102587	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
102588	11	0.15	$16,984.34	$419.25	$657.99	$133.75	$1,210.98
103194	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103195	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103196	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103197	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103198	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103199	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103200	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103201	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103202	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103203	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
103204	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103205	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103206	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103207	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103208	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103209	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103210	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103211	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103212	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103213	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103214	8	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID
103215	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103216	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103217	8	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID
103218	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103219	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103220	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103221	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103222	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103223	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23

Appendix C-2
Assessment Roll Summary - Improvement Area #2 - 2023-24

Parcel[1]	Lot Type	Equivalent Units	Outstanding Assessment	Principal	Interest	Administrative Expenses	Total Annual Installment
103224	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103225	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103226	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103227	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103228	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103229	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103230	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103231	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103232	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103233	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103234	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
103235	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
103236	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
103237	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
115144	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
115145	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
115146	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
115147	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
115148	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
115149	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
115150	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
115151	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
115152	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
115153	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
115154	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
115155	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
115156	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
115157	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
115158	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
115159	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
115160	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
115161	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
115162	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
115163	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
115164	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
115165	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
115166	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
115167	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
204813	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204814	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204815	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204816	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204817	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204818	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204819	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204820	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204821	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204822	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204823	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204824	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204825	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204826	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204827	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204828	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204829	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204830	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204831	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204832	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204833	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204834	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204835	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204836	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204837	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204838	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204839	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37

Appendix C-2
Assessment Roll Summary - Improvement Area #2 - 2023-24

Parcel[1]	Lot Type	Equivalent Units	Outstanding Assessment	Principal	Interest	Administrative Expenses	Total Annual Installment
204840	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204841	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204842	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204843	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204844	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204845	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204846	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204847	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204848	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204849	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204850	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204851	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204852	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204853	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204854	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204855	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204856	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204858	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204859	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204860	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204861	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204862	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204863	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204864	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204865	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204866	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204867	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204868	10	0.21	$23,778.08	$586.94	$921.18	$187.25	$1,695.37
204870	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
208044	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
208045	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
208046	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
208047	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
208048	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
208049	8	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID
208050	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
208051	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
208052	8	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID
208053	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
208054	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
208055	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220862	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220863	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220864	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220865	8	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID
220866	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220867	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220868	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220869	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220870	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220871	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220872	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220873	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220874	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220875	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220876	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220877	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220878	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220879	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220880	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220881	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220882	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220883	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220884	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220885	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23

Appendix C-2
Assessment Roll Summary - Improvement Area #2 - 2023-24

Parcel[1]	Lot Type	Equivalent Units	Outstanding Assessment	Principal	Interest	Administrative Expenses	Total Annual Installment
220886	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220887	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220888	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220889	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220890	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220891	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220892	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220893	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220894	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220895	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220896	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
220902	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220903	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220904	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220905	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220906	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220907	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220908	8	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID
220909	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220910	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220911	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220912	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220913	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220914	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220915	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220916	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220917	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220918	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220919	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220920	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220921	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220922	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220923	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220924	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220925	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220926	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220927	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220928	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220929	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220930	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220931	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220932	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220933	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220934	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220935	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220936	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220937	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220938	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220939	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220940	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220941	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220942	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220943	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
220947	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220948	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220949	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220950	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220951	8	0.29	$32,836.39	$810.54	$1,272.11	$258.58	$2,341.23
220952	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
220953	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
220954	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
220958	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220959	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220960	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220961	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51

Appendix C-2
Assessment Roll Summary - Improvement Area #2 - 2023-24

Parcel[1]	Lot Type	Equivalent Units	Outstanding Assessment	Principal	Interest	Administrative Expenses	Total Annual Installment
220962	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220963	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220964	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220965	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220966	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220967	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220968	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220969	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220970	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220971	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220972	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220973	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220974	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220975	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220976	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220977	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220978	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220979	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220980	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220981	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220982	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220983	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220984	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220985	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220986	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220987	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220988	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220989	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220990	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220991	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220992	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220993	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220994	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220995	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220996	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220997	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220998	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
220999	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221000	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221001	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221002	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221003	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221004	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221005	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221006	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221007	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221008	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221009	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221010	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221011	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221012	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221013	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221014	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221015	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221017	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221018	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221019	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221020	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221021	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221022	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221023	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221024	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221025	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221026	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221027	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51

Appendix C-2
Assessment Roll Summary - Improvement Area #2 - 2023-24

Parcel[1]	Lot Type	Equivalent Units	Outstanding Assessment	Principal	Interest	Administrative Expenses	Total Annual Installment
221028	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221029	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221030	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221031	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221032	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221033	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221034	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221035	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221036	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221037	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221038	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221039	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221040	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221041	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221042	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221043	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221044	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221045	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221046	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221047	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221048	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221049	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221050	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221051	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221052	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221053	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221054	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221055	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221056	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221057	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221058	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221059	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
221060	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
221061	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
221062	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
221063	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
221064	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
221065	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
221066	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
221067	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221068	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221069	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221070	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221071	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221072	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221073	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221074	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221075	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221076	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221077	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221078	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221079	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
221080	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
221083	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221084	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221085	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221086	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221087	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221088	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221089	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221090	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221091	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221092	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221093	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221094	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51

Appendix C-2
Assessment Roll Summary - Improvement Area #2 - 2023-24

Parcel[1]	Lot Type	Equivalent Units	Outstanding Assessment	Principal	Interest	Administrative Expenses	Total Annual Installment
221095	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221096	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221097	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221098	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221099	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221100	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221101	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221102	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221103	12	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID
221104	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221105	12	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID
221106	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221107	12	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID
221108	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221109	12	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID
221110	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221111	12	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID
221112	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221113	12	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID
221114	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221115	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221116	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221117	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221118	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221119	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221120	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221121	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221122	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221123	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221124	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221125	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221126	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221127	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
221128	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
221129	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
221130	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221131	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221132	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221133	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221134	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221135	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221136	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221137	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221138	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221139	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221140	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221141	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221142	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221143	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221144	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221145	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221146	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
221147	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
221148	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
221149	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221150	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221151	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221152	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221153	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221154	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221155	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221156	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221157	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221158	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
221159	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51

Appendix C-2
Assessment Roll Summary - Improvement Area #2 - 2023-24

Parcel[1]	Lot Type	Equivalent Units	Outstanding Assessment	Principal	Interest	Administrative Expenses	Total Annual Installment
221160	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221161	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221162	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221163	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221164	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221165	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
221166	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
221167	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
221168	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
221169	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221170	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221171	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221172	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221173	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221174	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221175	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
221176	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221177	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221178	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221179	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221180	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221181	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221182	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221183	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221184	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221185	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221186	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221187	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221188	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221189	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221190	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221191	12	0.13	$14,719.76	$363.35	$570.25	$115.91	$1,049.51
221192	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
221193	0	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
115143	12	3.51	$397,433.61	$9,810.35	$15,396.86	$3,129.68	$28,336.90
Total		**88.60**	**$10,032,084.74**	**$247,634.55**	**$388,650.12**	**$79,000.00**	**$715,284.67**

1 - A final plat for Heath Golf & Yacht Club Phase #3, Tract 17 was filed and recorded in October 2021. According to RCAD online records as of August 14, 2023, twenty-seven (27) lots within Rockwall County are subdivided but online records have not been updated to reflect the new Parcels IDs. As a result, twenty-seven (27) Lot Type 12 lots will be billed under the current Parcel ID 115143. The Administrator will work with RCAD to ensure that all active 2023 Parcels are billed accordingly.

APPENDIX D-1
SCHEDULE OF ANNUAL INSTALLMENTS PER LOT TYPE
IMPROVEMENT AREA #3

Appendix D-1
Schedule of Annual Installments Per Land Use Class - Improvement Area #3
2023-24

Lot Type	Outstanding No. of Assessed Units (A)	Equivalent Unit Factor (B)	Total Equivalent Units C = (A × B)	Annual Assessment per Equivalent Unit[1] (D)	Administrative Expenses per Equivalent Unit[2] (E)	Annual Installment per Equivalent Unit F = (D + E)	Annual Assessment per Unit G = (B × D)	Administrative Expense per Unit H = (B × E)	Annual Installment per Unit I = (G + H)	Total 2023-24 Annual Installment (J = B ×I)
Lot Type 1 (Lake Front Lots)	0	0.00	0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
Lot Type 2 (Channel Front Lots)	129	0.83	107.50	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
Lot Type 3 (Water Feature Lots)	83	0.75	62.25	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
Lot Type 4 (120 ft Lots)	49	1.00	49.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
Lot Type 5 (100 Ft Lots)	0	0.00	0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
Lot Type 6 (90 Ft Lots)	0	0.00	0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
Lot Type 7 (80 Ft Lots)	107	0.67	71.33	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
Lot Type 8 (70 Ft Lots)	25	0.58	14.58	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
Lot Type 9 (60 Ft Lots)	0	0.00	0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
Lot Type 10 (50 Ft Lots)	0	0.00	0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
Lot Type 11 (Detached Luxury Villas)	34	0.35	11.78	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
Lot Type 12 (Attached Luxury Villas)	0	0.00	0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
Total	**427**		**316.45**							**$0.00**

1 - Annual Assessment per Equivalent Unit is calculated by dividing the net principal and interest due for 2023-24 by the total Equivalent Units excluding prepaid Lots (316.45).

2 - Administrative Expenses per Equivalent Unit is calculated by dividing the net Administrative Expenses for 2023-24 by the total Equivalent Units excluding prepaid Lots (316.45).

APPENDIX D-2
IMPROVEMENT AREA #3
ASSESSMENT ROLL SUMMARY – 2023-24

Appendix D-2
Assessment Roll Summary - Improvement Area #3 - 2023-24

Parcel	Equivalent Units	Outstanding Assessment	Principal	Interest	Prepayment & Delinquency	Administrative Expenses	Total Annual Installment
103626, 103624, 87734, 58403	316.45	$17,270,000.00	$0.00	$0.00	$0.00	$0.00	$0.00
Total	**316.45**	**$17,270,000.00**	**$0.00**	**$0.00**	**$0.00**	**$0.00**	**$0.00**

APPENDIX E
PREPAID PARCELS

IMPROVEMENT AREA #1

Parcel ID	Lot Size	Equivalent Units	Prepayment Date	Improvement Area #1 Bonds	Improvement Area #1 Reimbursement Agreement	Total Assessment Prepaid	Full/Partial
88931	50 Ft Lot	0.21	08/2017	$18,311.19	$6,420.29	$24,731.49	Full
88856	70 Ft Lot	0.29	01/2020	$24,670.91	$8,647.11	$33,318.02	Full
88866	Water Feature Lot	0.43	05/2020	$36,581.01	$12,821.57	$49,402.58	Full
88802	70 Ft Lot	0.29	08/2020	$24,670.91	$8,647.11	$33,318.02	Full
92232	80 Ft Lot	0.32	09/2020	$26,857.08	$9,419.64	$36,276.72	Full
92276	80 Ft Lot	0.32	10/2020	$26,857.08	$9,419.64	$36,276.72	Full
92267	80 Ft Lot	0.32	11/2020	$26,857.08	$9,419.64	$36,276.72	Full
92301	50 Ft Lot	0.21	11/2020	$17,624.96	$6,181.64	$23,806.60	Full
88875	Lake Front Lot	1.00	11/2020	$83,928.38	$29,436.37	$113,364.75	Full
88922	50 Ft Lot	0.21	3/2021	$17,624.96	$6,181.64	$23,806.60	Full
88820	70 Ft Lot	0.29	4/2021	$24,339.23	$8,536.55	$32,875.78	Full
92222	80 Ft Lot	0.32	6/2021	$26,857.08	$9,419.64	$36,276.72	Full
193507	Lake Front Lot	1.00	8/2021	$83,928.38	$29,436.37	$113,364.75	Full
92238	80 Ft Lot	0.32	11/2021	$26,465.88	$9,263.16	$35,729.04	Full
92275	80 Ft Lot	0.32	12/2021	$26,465.88	$9,263.16	$35,729.04	Full
88801	70 Ft Lot	0.29	7/2022	$23,984.71	$8,394.74	$32,379.45	Full
92223	80 Ft Lot	0.32	9/2022	$26,045.94	$9,101.56	$35,147.50	Full
209984	Lake Front Lot	1.00	1/2023	$81,393.56	$28,442.38	$109,835.94	Full
94035	60 Ft Lot	0.24	1/2023	$19,534.45	$6,826.17	$26,360.63	Full
88878	Water Feature Lot	0.43	6/2023	$34,999.23	$12,230.22	$47,229.45	Full
88961	50 Ft Lot	0.21	7/2023	$17,092.65	$5,972.90	$23,065.55	Full
88874	Channel Front Lot	0.50	8/2023	$40,696.78	$14,221.19	$54,917.97	Full
Total		**8.84**		**$735,787.36**	**$257,702.68**	**$993,490.04**	

IMPROVEMENT AREA #2

Parcel ID	Lot Size	Equivalent Units[1]	Prepayment Date	Improvement Area #2 Bonds	Improvement Area #2 Reimbursement Agreement	Total Assessment Prepaid	Full/Partial
103214	70 Ft Lot	0.29	01/2021	-	$34,156.90	$34,156.90	Full
103217	70 Ft Lot	0.29	08/2021	-	$34,156.90	$34,156.90	Full
221103	Attached Luxury Villa	0.13	6/2022	$13,188.61	$2,074.29	$15,262.91	Full
221105	Attached Luxury Villa	0.13	6/2022	$13,188.61	$2,074.29	$15,262.91	Full
221107	Attached Luxury Villa	0.13	6/2022	$13,188.61	$2,074.29	$15,262.91	Full
221109	Attached Luxury Villa	0.13	6/2022	$13,188.61	$2,074.29	$15,262.91	Full
221111	Attached Luxury Villa	0.13	6/2022	$13,188.61	$2,074.29	$15,262.91	Full
221113	Attached Luxury Villa	0.13	6/2022	$13,188.61	$2,074.29	$15,262.91	Full
208052	70 Ft Lot	0.29	7/2022	$29,514.38	$4,642.51	$34,156.90	Full
220908	70 Ft Lot	0.29	8/2022	$29,514.38	$4,642.51	$34,156.90	Full
102582	Detached Luxury Villa	0.15	12/2022	$15,001.65	$2,401.07	$17,402.72	Full
220865	70 Ft Lot	0.29	1/2023	$29,003.20	$4,642.07	$33,645.26	Full
208049	70 Ft Lot	0.29	5/2023	$29,003.20	$4,642.07	$33,645.26	Full
Total		**2.09**		**$211,168.50**	**$101,729.78**	**$312,898.28**	

1 - The discrepancy between the total equivalent units shown and the complete sum of all prepaid parcels is due to Parcels 103214 and 103217 not being counted as part of the prepaid list due to being prepaid prior to the bond issuance of Improvement Area #2.

APPENDIX F
DISTRICT ASSESSMENT NOTICE

Assessment Notice

NOTICE OF OBLIGATION TO PAY MUNICIPAL MANAGEMENT DISTRICT ASSESSMENT
TO THE CLUB MUNICIPAL MANAGEMENT DISTRICT NO. 1
CONCERNING THE FOLLOWING PROPERTY

[insert property address]

As the purchaser of the real property described above, you are obligated to pay assessments to the Club Municipal Management District No. 1 (the "District"), for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within the District created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the District. The exact amount of each annual installment will be approved each year by the Board of Directors in the Annual Service Plan Update for the District. More information about the assessments, including the amounts and due dates, may be obtained from the District or MuniCap, Inc., the District Administrator, located at 600 E. John Carpenter Fwy, Suite 150, Irving, Texas 75062 and available by telephone at (469) 490-2800 or (866) 648-8482 (toll free) and email at txpid@municap.com.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

Date: _____

_____ _____
Signature of Seller Signature of Seller

The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

Date: _____

_____ _____
Signature of Purchaser Signature of Purchaser

STATE OF TEXAS §
§
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed, in the capacity stated and as the act and deed of the above-referenced entities as an authorized signatory of said entities.

Given under my hand and seal of office on this _____, 20__.

_____

Notary Public, State of Texas