

RIVER GLEN COMMUNITY DEVELOPMENT DISTRICT

FISCAL YEAR 2023/2024 O&M AND DEBT SERVICE ASSESSMENT SCHEDULE

TOTAL O&M BUDGET		\$838,757.00
COLLECTION COSTS @	2.0%	\$17,845.89
EARLY PAYMENT DISCOUNTS @	4.0%	\$35,691.79
TOTAL O&M ASSESSMENT		<u>\$892,294.68</u>

LOT SIZE	O&M	UNITS ASSESSED		EAU FACTOR ⁽⁸⁾	ALLOCATION OF O&M ASSESSMENT			PER LOT ANNUAL ASSESSMENT			
		SERIES 2021 AA1	SERIES 2021 AA2		TOTAL	% TOTAL	TOTAL	O&M ⁽⁸⁾	2021 AA1 DEBT	2021 AA2 DEBT	TOTAL ⁽⁷⁾
		DEBT SERVICE ^{(1) (2)}	DEBT SERVICE ^{(3) (4)}		EAU's	EAU's	O&M BUDGET		SERVICE ⁽⁵⁾	SERVICE ^{(6) (9)}	
Platted Parcels											
Assessment Area 1											
SINGLE FAMILY 50	20	19		1.00	20.00	2.92%	\$26,052.40	\$1,302.62	\$985.77	\$0.00	\$2,288.39
SINGLE FAMILY 50(P)	15	15		1.00	15.00	2.19%	\$19,539.30	\$1,302.62	\$497.59	\$0.00	\$1,800.21
SINGLE FAMILY 55	74	70		1.00	74.00	10.80%	\$96,393.88	\$1,302.62	\$1,084.33	\$0.00	\$2,386.95
SINGLE FAMILY 55(P)	26	26		1.00	26.00	3.80%	\$33,868.12	\$1,302.62	\$547.36	\$0.00	\$1,849.98
SINGLE FAMILY 60	68	66		1.00	68.00	9.93%	\$88,578.16	\$1,302.62	\$1,182.92	\$0.00	\$2,485.54
SINGLE FAMILY 60(P)	29	28		1.00	29.00	4.23%	\$37,775.98	\$1,302.62	\$597.14	\$0.00	\$1,899.76
SINGLE FAMILY 70	3	3		1.00	3.00	0.44%	\$3,907.86	\$1,302.62	\$1,380.06	\$0.00	\$2,682.68
SINGLE FAMILY 70(P)	1	1		1.00	1.00	0.15%	\$1,302.62	\$1,302.62	\$696.61	\$0.00	\$1,999.23
Assessment Area 2											
SINGLE FAMILY 50/55	449		448	1.00	449.00	65.55%	\$584,876.37	\$1,302.62	\$0.00	\$1,649.88	\$2,952.50
Total Platted	685	228	448		685.00	100.00%	\$892,294.68				

LESS: Nassau County Collection Costs (2%) and Early Payment Discounts (4%):

(\$53,537.68)

Net Revenue to be Collected

\$838,757.00

⁽¹⁾ Reflects the number of total lots with Series 2021 AA1 debt outstanding.

⁽²⁾ Some lots have had the Series 2021 AA1 (previously Series 2006A) debt partially prepaid.

⁽³⁾ Reflects the number of total lots with Series 2021 AA2 debt outstanding.

⁽⁵⁾ Annual debt service assessment per lot adopted in connection with the Series 2021 AA1 bond issue. Annual assessment includes principal, interest, Nassau County collection costs and early payment discounts.

⁽⁶⁾ Annual debt service assessment per lot adopted in connection with the Series 2021 AA2 bond issue. Annual assessment includes principal, interest, Nassau County collection costs and early payment discounts.

⁽⁷⁾ Annual assessment that will appear on November 2023 Nassau County property tax bill. Amount shown includes all applicable collection costs and early payment discounts (up to 4% if paid early).

⁽⁸⁾ Note this assessment table reflects an equal per unit O&M assessment approved by the Board of Supervisors.

⁽⁹⁾ A development plan change has resulted in the loss of 3 single family lots within Assessment Area 2. The Developer will make a true-up payment to cure the Series 2021 (Assessment Area 2) principal shortfall resulting from this change.