



Rizzetta & Company

Triple Creek Community Development District

Adopted Final Budget for Fiscal Year 2016/2017

Presented by: Rizzetta & Company, Inc.

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**Adopted Final Budget
Triple Creek Community Development District
General Fund
Fiscal Year 2016/2017**

Chart of Accounts Classification	Budget for 2016/2017
REVENUES	
Special Assessments	
Tax Roll*	\$ 145,021
Off Roll*	\$ 103,987
Contributions & Donations from Private Sources	
Developer Contributions	\$ 463,267
Other Miscellaneous Revenues	
Miscellaneous Revenues	\$ -
Rental Revenues	\$ -
TOTAL REVENUES	\$ 712,275
Balance Forward from Prior Year	\$ -
TOTAL REVENUES AND BALANCE FORWARD	\$ 712,275
EXPENDITURES - ADMINISTRATIVE	
Legislative	
Supervisor Fees	\$ 12,000
Financial & Administrative	
Administrative Services	\$ 4,500
District Management	\$ 18,160
District Engineer	\$ 10,000
Disclosure Report	\$ 10,000
Trustees Fees	\$ 6,000
Assessment Roll	\$ 5,000
Financial Consulting Services	\$ 3,600
Accounting Services	\$ 12,000
Auditing Services	\$ 3,700
Arbitrage Rebate Calculation	\$ 1,000
Travel	\$ 2,500
Public Officials Liability Insurance	\$ 2,215
Legal Advertising	\$ 1,000
Dues, Licenses & Fees	\$ 175
Website Hosting, Maintenance, Backup (and Email)	\$ 840
Legal Counsel	
District Counsel	\$ 35,000
Administrative Subtotal	\$ 127,690
EXPENDITURES - FIELD OPERATIONS	
Security Operations	
Security Monitoring Services	\$ 15,000
Electric Utility Services	
Utility Services	\$ 12,000
Street Lights	\$ 90,000
Utility - Recreation Facilities	\$ 15,000
Garbage/Solid Waste Control Services	
Garbage - Recreation Facility	\$ 1,250
Water-Sewer Combination Services	
Utility Services	\$ 3,000
Stormwater Control	
Aquatic Maintenance	\$ 23,000
Lake/Pond Bank Maintenance	\$ 5,000
Wetland Monitoring & Maintenance	\$ 13,500
Other Physical Environment	
General Liability Insurance	\$ 4,600
Property Insurance	\$ 10,000
Entry & Walls Maintenance	\$ 2,500
Landscape Maintenance	\$ 200,000
Holiday Decorations	\$ 5,005
Irrigation Repairs	\$ 10,000
Landscape - Mulch	\$ 26,125
Pump Station Monitoring	\$ 2,580
Landscape Replacement Plants, Shrubs, Trees	\$ 10,000
Landscape - Annuals	\$ 12,000
Field Operations	\$ 6,000
Fire Ant Treatment	\$ 575
Road & Street Facilities	

**Adopted Final Budget
Triple Creek Community Development District
General Fund
Fiscal Year 2016/2017**

Chart of Accounts Classification	Budget for 2016/2017
Sidewalk Repair & Maintenance	\$ 5,000
Parks & Recreation	
Management Contract	\$ 60,000
Pool Permits	\$ 1,000
Maintenance & Repair	\$ 7,500
Facility Supplies	\$ 2,500
Pest Control	\$ 1,200
Fitness Equipment Maintenance & Repairs	\$ 750
Clubhouse - Facility Janitorial Service	\$ 6,000
Pool Service Contract	\$ 15,000
Pool Repairs	\$ 1,000
Facility A/C & Heating Maintenance & Repair	\$ 1,500
Telephone Fax, Internet	\$ 3,000
Office Supplies	\$ 500
Clubhouse Miscellaneous Expense	\$ 2,000
Dog Waste Station Supplies	\$ 500
Contingency	
Miscellaneous Contingency	\$ 10,000
Field Operations Subtotal	\$ 584,585
Contingency for County TRIM Notice	
TOTAL EXPENDITURES	\$ 712,275
EXCESS OF REVENUES OVER EXPENDITURES	\$ -

**Adopted Final Budget
Triple Creek Community Development District
Reserve Fund
Fiscal Year 2016/2017**

Chart of Accounts Classification	Budget for 2016/2017
REVENUES	
Special Assessments	
Tax Roll	\$ 35,000
TOTAL REVENUES	\$ 35,000
Balance Forward from Prior Year	\$ -
TOTAL REVENUES AND BALANCE FORWARD	\$ 35,000
EXPENDITURES	
Contingency	
Capital Reserves	\$ 35,000
TOTAL EXPENDITURES	\$ 35,000
EXCESS OF REVENUES OVER EXPENDITURES	\$ -

Budget Template
Triple Creek Community Development District
Debt Service
Fiscal Year 2016/2017

Chart of Accounts Classification	Series 2012	Budget for 2016/2017
REVENUES		
Special Assessments		
Net Special Assessments	\$ 246,746.90	\$ 246,746.90
TOTAL REVENUES	\$ 246,746.90	\$ 246,746.90
EXPENDITURES		
Administrative		
Financial & Administrative		
Bank Fees		\$ -
Debt Service Obligation	\$ 246,746.90	\$ 246,746.90
Administrative Subtotal	\$ 246,746.90	\$ 246,746.90
TOTAL EXPENDITURES	\$ 246,746.90	\$ 246,746.90
EXCESS OF REVENUES OVER EXPENDITURES	\$ -	\$ -

Collection and Discount % applicable to the county: 6.0%

Gross assessments \$ **262,496.70**

Notes:

1. Tax Roll Collection Costs for Hillsborough County is 6.0% of Tax Roll. Budgeted net of tax roll assessments. See Assessment Table.
2. Debt Service assessments decreased by 2% due to Hillsborough County decrease in collection costs.

Triple Creek Community Development District

FISCAL YEAR 2016/2017 O&M & DEBT SERVICE ASSESSMENT SCHEDULE

2016/2017 O&M Budget	\$284,008.00
Hillsborough Co. 6% Collection Cost: ⁽¹⁾	<u>\$18,128.17</u>
2016/2017 Total:	<u>\$302,136.17</u>

2015/2016 O&M Budget	\$272,705.00
2016/2017 O&M Budget	<u>\$284,008.00</u>
Total Difference:	<u><u>\$11,303.00</u></u>

	PER UNIT ANNUAL ASSESSMENT		Proposed Increase / Decrease	
	2015/2016	2016/2017	\$	%
Debt Service - SF 50' (Group 1)	\$421.70	\$412.72	-\$8.98	-2.13%
Operations/Maintenance - SF 50' (Group 1)	\$500.00	\$500.00	\$0.00	0.00%
Total	\$921.70	\$912.72	-\$8.98	-0.97%
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Debt Service - SF 65' (Group 1)	\$421.70	\$412.72	-\$8.98	-2.13%
Operations/Maintenance - SF 65' (Group 1)	\$500.00	\$500.00	\$0.00	0.00%
Total	\$921.70	\$912.72	-\$8.98	-0.97%
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Debt Service - SF 75' (Group 1)	\$421.70	\$412.72	-\$8.98	-2.13%
Operations/Maintenance - SF 75' (Group 1)	\$500.00	\$500.00	\$0.00	0.00%
Total	\$921.70	\$912.72	-\$8.98	-0.97%
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Debt Service - SF 40' (Group 2)	\$632.55	\$619.10	-\$13.45	-2.13%
Operations/Maintenance - SF 40' (Group 2)	\$500.00	\$500.00	\$0.00	0.00%
Total	\$1,132.55	\$1,119.10	-\$13.45	-1.19%
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Debt Service - SF 50' (Group 2)	\$632.55	\$619.10	-\$13.45	-2.13%
Operations/Maintenance - SF 50' (Group 2)	\$500.00	\$500.00	\$0.00	0.00%
Total	\$1,132.55	\$1,119.10	-\$13.45	-1.19%
<hr/>				
Debt Service - SF 60' (Group 2)	\$632.55	\$619.10	-\$13.45	-2.13%
Operations/Maintenance - SF 60' (Group 2)	\$500.00	\$500.00	\$0.00	0.00%
Total	\$1,132.55	\$1,119.10	-\$13.45	-1.19%
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Debt Service - SF 40' (Unsold)	\$843.40	\$825.46	-\$17.94	-2.13%
Operations/Maintenance - SF 40' (Unsold)	\$500.00	\$500.00	\$0.00	0.00%
Total	\$1,343.40	\$1,325.46	-\$17.94	-1.34%
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Debt Service - SF 50' (Unsold)	\$843.40	\$825.46	-\$17.94	-2.13%
Operations/Maintenance - SF 50' (Unsold)	\$500.00	\$500.00	\$0.00	0.00%
Total	\$1,343.40	\$1,325.46	-\$17.94	-1.34%
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Debt Service - SF 60' (Unsold)	\$843.40	\$825.46	-\$17.94	-2.13%
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Total	\$1,343.40	\$1,325.46	-\$17.94	-1.34%
<hr/>				
Debt Service - SF 75' (Unsold)	\$843.40	\$825.46	-\$17.94	-2.13%
Operations/Maintenance - SF 75' (Unsold)	\$500.00	\$500.00	\$0.00	0.00%
Total	\$1,343.40	\$1,325.46	-\$17.94	-1.34%

Debt Service - SF 40' (Unplatted)	\$0.00	\$0.00	\$0.00	0.00%
Operations/Maintenance - SF 40' (Unplatted)	\$67.65	\$65.81	-\$1.84	-2.72%
Total	\$67.65	\$65.81	-\$1.84	-2.72%

Debt Service - SF 50' (Unplatted)	\$0.00	\$0.00	\$0.00	0.00%
Operations/Maintenance - SF 50' (Unplatted)	\$67.65	\$65.81	-\$1.84	-2.72%
Total	\$67.65	\$65.81	-\$1.84	-2.72%

Debt Service - SF 60' (Unplatted)	\$0.00	\$0.00	\$0.00	0.00%
Operations/Maintenance - SF 60' (Unplatted)	\$67.65	\$65.81	-\$1.84	-2.72%
Total	\$67.65	\$65.81	-\$1.84	-2.72%

Debt Service - SF 65' (Unplatted)	\$0.00	\$0.00	\$0.00	0.00%
Operations/Maintenance - SF 65' (Unplatted)	\$67.65	\$65.81	-\$1.84	-2.72%
Total	\$67.65	\$65.81	-\$1.84	-2.72%

Debt Service - Commercial	\$0.00	\$0.00	\$0.00	0.00%
Operations/Maintenance - Commercial	\$0.00	\$65.81	\$65.81	0.00%
Total	\$0.00	\$65.81	\$65.81	0.00%

⁽¹⁾ Operation & Maintenance and Debt Service assessments decreased by 2% due to Hillsborough County decrease in collection costs.

TRIPLE CREEK

FISCAL YEAR 2016/2017 O&M & DEBT SERVICE ASSESSMENT SCHEDULE

TOTAL O&M BUDGET		\$127,690.00	TOTAL O&M BUDGET		\$156,318.00
COLLECTION COSTS @	6.0%	<u>\$8,150.43</u>	COLLECTION COSTS @	6.0%	<u>\$9,977.74</u>
TOTAL O&M ASSESSMENT		<u>\$135,840.43</u>	TOTAL O&M ASSESSMENT		<u>\$166,295.74</u>

LOT SIZE Platted Parcels	UNITS ASSESSED		ALLOCATION OF ADMIN O&M ASSESSMENT					ALLOCATION OF FIELD O&M ASSESSMENT					PER LOT ANNUAL ASSESSMENT		
	O&M	SERIES 2012 DEBT SERVICE ⁽¹⁾	ADMIN UNITS	TOTAL EAU's	% TOTAL EAU's	TOTAL O&M BUDGET	ADMIN PER UNIT	FIELD UNITS	TOTAL EAU's	% TOTAL EAU's	TOTAL O&M BUDGET	FIELD PER UNIT	O&M ⁽⁴⁾	SERIES 2012 DEBT SERVICE ⁽²⁾	TOTAL ⁽³⁾⁽⁴⁾
Single Family 50' (Group 1)	22	22	22	22.00	1.07%	\$1,447.91	\$65.81	22	22.00	5.74%	\$9,552.24	\$434.19	\$500.00	\$412.72	\$912.72
Single Family 65' (Group 1)	14	14	14	14.00	0.68%	\$921.40	\$65.81	14	14.00	3.66%	\$6,078.70	\$434.19	\$500.00	\$412.72	\$912.72
Single Family 75' (Group 1)	8	8	8	8.00	0.39%	\$526.51	\$65.81	8	8.00	2.09%	\$3,473.54	\$434.19	\$500.00	\$412.72	\$912.72
Single Family 40' (Group 2)	26	26	26	26.00	1.26%	\$1,711.17	\$65.81	26	26.00	6.79%	\$11,289.01	\$434.19	\$500.00	\$619.10	\$1,119.10
Single Family 50' (Group 2)	101	101	101	101.00	4.89%	\$6,647.23	\$65.81	101	101.00	26.37%	\$43,853.45	\$434.19	\$500.00	\$619.10	\$1,119.10
Single Family 60' (Group 2)	45	45	45	45.00	2.18%	\$2,961.64	\$65.81	45	45.00	11.75%	\$19,538.66	\$434.19	\$500.00	\$619.10	\$1,119.10
Single Family 40'	14	14	14	14.00	0.68%	\$921.40	\$65.81	14	14.00	3.66%	\$6,078.70	\$434.19	\$500.00	\$825.46	\$1,325.46
Single Family 50'	66	66	66	66.00	3.20%	\$4,343.73	\$65.81	66	66.00	17.23%	\$28,656.71	\$434.19	\$500.00	\$825.46	\$1,325.46
Single Family 60'	4	4	4	4.00	0.19%	\$263.26	\$65.81	4	4.00	1.04%	\$1,736.77	\$434.19	\$500.00	\$825.46	\$1,325.46
Single Family 65'	65	65	65	65.00	3.15%	\$4,277.92	\$65.81	65	65.00	16.97%	\$28,222.52	\$434.19	\$500.00	\$825.46	\$1,325.46
Single Family 75'	18	18	18	18.00	0.87%	\$1,184.65	\$65.81	18	18.00	4.70%	\$7,815.47	\$434.19	\$500.00	\$825.46	\$1,325.46
Total Platted	383	383	383	383.00	18.56%	\$25,206.82		383	383.00	100.00%	\$166,295.74				
Unplatted Parcels		Planned Units													
Single Family 40'	156	0	156	156.00	7.56%	\$10,267.01	\$65.81	0	0.00	0.00%	\$0.00	\$0.00	\$65.81	\$0.00	\$65.81
Single Family 50'	1020	0	1020	1020.00	49.42%	\$67,130.44	\$65.81	0	0.00	0.00%	\$0.00	\$0.00	\$65.81	\$0.00	\$65.81
Single Family 60'	413	0	413	413.00	20.01%	\$27,181.25	\$65.81	0	0.00	0.00%	\$0.00	\$0.00	\$65.81	\$0.00	\$65.81
Single Family 65'	73	0	73	73.00	3.54%	\$4,804.43	\$65.81	0	0.00	0.00%	\$0.00	\$0.00	\$65.81	\$0.00	\$65.81
Commercial	19	1K sq Ft	19	19.00	0.92%	\$1,250.47	\$65.81	0	0.00	0.00%	\$0.00	\$0.00	\$65.81	\$0.00	\$65.81
Total Unplatted	1681	0	1681	1681.00	81.44%	\$110,633.60		0	0.00	0.00%	\$0.00				
Total Community	2064	383	2064	2064.00	100.00%	\$135,840.43		383	383.00	100.00%	\$166,295.74				
LESS: Hillsborough County Collection Costs and Early Payment Discount Costs						(\$8,150.43)					(\$9,977.74)				
Net Revenue to be Collected						<u>\$127,690.00</u>					<u>\$156,318.00</u>				

⁽¹⁾ Reflects the number of total lots with Series 2012 debt outstanding.

⁽²⁾ Annual debt service assessment per lot adopted in connection with the Series 2012 bond issue. Annual assessment includes principal, interest, Hillsborough County collection costs and early payment discount costs.

⁽³⁾ Annual assessment that will appear on November 2016 Hillsborough County property tax bill. Amount shown includes all applicable collection costs. Property owner is eligible for a discount of up to 4% if paid early.

⁽⁴⁾ Operation & Maintenance and Debt Service assessments decreased by 2% due to Hillsborough County decrease in collection costs.