WINDWARD AT LAKEWOOD RANCH
COMMUNITY DEVELOPMENT DISTRICT
PROPOSED BUDGET
FISCAL YEAR 2027

WINDWARD AT LAKEWOOD RANCH
COMMUNITY DEVELOPMENT DISTRICT

TABLE OF CONTENTS

WINDWARD AT LAKEWOOD RANCH
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET
FISCAL YEAR 2027

	Fiscal Year 2026				
	Adopted Budget FY 2026	Actual through 3/31/2026	Projected through 9/30/2026	Total Actual & Projected	Proposed Budget FY 2027
REVENUES					
Assessment levy: on-roll - gross	$ 515,381				$ 515,372
Allowable discounts (4%)	(20,615)				(20,615)
Assessment levy: on-roll - net	494,766	$ 355,357	$ 139,409	$ 494,766	494,757
Assessment levy: off-roll	59,132	131,622	-	131,622	59,131
Landowner contribution	-	5,380	-	5,380	-
Interest and miscellaneous income	500	-	500	500	500
Total revenues	554,398	492,359	139,909	632,268	554,388
EXPENDITURES					
Professional & administrative					
Supervisors	12,800	3,672	9,128	12,800	12,800
Management/accounting/recording	48,000	24,000	24,000	48,000	48,000
Field management	10,000	5,000	5,000	10,000	10,000
Debt service fund accounting	5,500	2,750	2,750	5,500	5,500
Legal	10,000	4,717	5,283	10,000	10,000
Engineering	15,000	525	5,000	5,525	15,000
Audit	5,000	-	5,000	5,000	5,000
Arbitrage rebate calculation	750	-	1,500	1,500	1,500
Dissemination agent	2,000	1,000	1,000	2,000	2,000
Trustee	6,000	4,246	4,300	8,546	8,500
Telephone	200	100	100	200	200
Postage	500	267	233	500	500
Miscellaneous	500	-	500	500	500
Legal advertising	2,000	359	1,641	2,000	2,000
Annual special district fee	175	175	-	175	175
Insurance	7,041	6,163	-	6,163	7,041
Contingencies/bank charges	750	236	514	750	750
Website hosting & maintenance	705	-	705	705	705
Website ADA compliance	210	-	145	145	210
Property appraiser & tax collector	10,308	5,322	4,986	10,308	10,307
Construction consulting	-	5,380	-	5,380	-
Total professional & administrative	137,439	63,912	71,785	130,317	140,688

WINDWARD AT LAKEWOOD RANCH
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET
FISCAL YEAR 2027

	Fiscal Year 2026				
	Adopted Budget FY 2026	Actual through 3/31/2026	Projected through 9/30/2026	Total Actual & Projected	Proposed Budget FY 2027
Field operations					
Well pump maintenance	5,000	-	-	-	-
Wetland maintenance monitoring contract	125,000	15,275	109,725	125,000	125,000
Pond maintenance contract	70,000	27,795	42,205	70,000	70,000
Pond maintenance	5,000	-	-	-	-
Irrigation system maintenance	90,000	73,690	50,000	123,690	110,000
Irrigation PS maintenance	5,000	19,729	20,000	39,729	40,000
Pond bank maintenance	10,000	-	5,000	5,000	10,000
Streetlights	65,000	32,035	32,965	65,000	65,000
Curb replacement	5,000	-	5,000	5,000	5,000
Effluent water supply	50,000	3,523	20,000	23,523	30,000
Contingencies	20,000	-	10,000	10,000	20,000
Total field operations	450,000	172,047	294,895	466,942	475,000
Total expenditures	587,439	235,959	366,680	597,259	615,688
Excess/(deficiency) of revenues over/(under) expenditures	(33,039)	256,400	(226,771)	35,009	(61,298)
Fund balance - beginning (unaudited)	502,052	485,783	742,183	485,783	520,792
Fund balance - ending (projected)					
Assigned					
Working capital	143,100	143,100	143,100	143,100	159,203
Unassigned	358,954	599,083	372,312	377,692	300,291
Fund balance - ending	$ 502,054	$ 742,183	$ 515,412	$ 520,792	$ 459,494

WINDWARD AT LAKEWOOD RANCH
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES

EXPENDITURES

Professional & administrative

Supervisors	$ 12,800
Statutorily set at $200 for each meeting of the Board of Supervisors not to exceed $4,800 for each fiscal year. Budget covers one meeting per month plus fica.	
Management/accounting/recording	48,000
Wrathell, Hunt and Associates, LLC (WHA), specializes in managing community development districts by combining the knowledge, skills and experience of a team of professionals to ensure compliance with all of the District's governmental requirements. WHA develops financing programs, administers the issuance of tax exempt bond financings, operates and maintains the assets of the community.	
Field management	10,000
Covers the costs of part time field management services to oversee operational contracts and provide quality assurance.	
Debt service fund accounting	5,500
Covers the annual cost of accounting associated with one Bond issue.	
Legal	10,000
Vogler Ashton provides legal representation, which includes issues relating to public finance, public bidding, rulemaking, open meetings, public records, real property dedications, conveyances and contracts.	
Engineering	15,000
Stantec provides construction and consulting services, to assist the District in crafting sustainable solutions to address the long term interests of the community while recognizing the needs of government, the environment and maintenance of the District's facilities.	
Audit	5,000
Statutorily it is required for the District to undertake an independent examination of its books, records and accounting procedures.	
Arbitrage rebate calculation	1,500
To ensure the District's compliance with all tax regulations, annual computations are necessary to calculate the arbitrage rebate liability.	
Dissemination agent	2,000
The District must annually disseminate financial information in order to comply with the requirements of Rule 15c2-12 under the Securities Exchange Act of 1934. Wrathell, Hunt & Associates serves as dissemination agent.	
Trustee	8,500
Annual fee for the service provided by trustee, paying agent and registrar.	
Telephone	200
Telephone and fax machine.	
Postage	500
Mailing of agenda packages, overnight deliveries, correspondence, etc.	
Miscellaneous	500
Letterhead, envelopes, copies, agenda packages	
Legal advertising	2,000
The District advertises for monthly meetings, special meetings, public hearings, public bids, etc.	
Annual special district fee	175
Annual fee paid to the Florida Department of Economic Opportunity.	
Insurance	7,041
The District will obtain public officials and general liability insurance.	
Contingencies/bank charges	750
Bank charges and other miscellaneous expenses incurred during the year and automated AP routing etc.	
Website hosting & maintenance	705
Website ADA compliance	210
Property appraiser & tax collector	10,307

WINDWARD AT LAKEWOOD RANCH
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES

EXPENDITURES (continued)	
Field operations	
Irrigation PS maintenance	40,000
Covers the costs of preventative maintenance and periodic repair of the Hoover pump station.	
Irrigation system maintenance	110,000
Covers the costs associated with operations and maintenance of the irrigation distribution and common area sprinkler system, including wetchecks, head adjustments, clock re-programming and repairs.	
Effluent water supply	30,000
Covers the costs of purchasing effluent water from Sarasota County for irrigation supply purposes.	
Wetland maintenance monitoring contract	125,000
Covers the costs of maintenance in phases 1, 2 and the addition of 3.	
Pond maintenance contract	70,000
Covers the costs of maintenance in phases 1, 2 and the addition of 3.	
Pond bank maintenance	10,000
Covers miscellaneous repairs to items such as lake banks drainage pipes.	
Streetlights	65,000
Covers the costs of lease, power, maintenance of 33 lights.	
Curb replacement	5,000
Covers the costs of periodic repairs and replacement of curb and gutter.	
Contingencies	20,000
Total expenditures	$ 615,688

WINDWARD AT LAKEWOOD RANCH
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND BUDGET - SERIES 2020: A-1, A-2 & A-3
FISCAL YEAR 2027

	Fiscal Year 2026				
	Adopted Budget FY 2026	Actual through 3/31/2026	Projected through 9/30/2026	Total Actual & Projected	Proposed Budget FY 2027
REVENUES					
Special assessment - on-roll	$ 382,275				$ 382,275
Allowable discounts (4%)	(15,291)				(15,291)
Assessment levy: net	366,984	$ 298,950	$ 68,034	$ 366,984	366,984
Special assessment: off-roll	169,183	111,083	58,100	169,183	143,318
Assessment prepayments	-	234,193	-	234,193	-
Interest	-	11,051	-	11,051	-
Total revenues	536,167	655,277	126,134	781,411	510,302
EXPENDITURES					
Debt service					
Principal - S2020A1	125,000	-	125,000	125,000	130,000
Principal prepayment - S2020A-2	-	90,000	-	90,000	-
Principal prepayment - S2020A-3	-	181,031	-	181,031	-
Interest - S2020A-1	230,115	115,058	115,057	230,115	225,740
Interest - S2020A-2	50,600	24,310	26,290	50,600	42,680
Interest - S2020A-3	118,583	56,260	62,323	118,583	100,638
Total debt service	524,298	466,659	328,670	795,329	499,058
Other fees & charges					
Tax collector	7,646	4,477	3,169	7,646	7,646
Total other fees & charges	7,646	4,477	3,169	7,646	7,646
Total expenditures	531,944	471,136	331,839	802,975	506,704
Excess/(deficiency) of revenues over/(under) expenditures	4,223	184,141	(205,705)	(21,564)	3,598
Fund balance:					
Beginning fund balance (unaudited)	417,894	598,217	782,358	598,217	576,653
Ending fund balance (projected)	$422,117	$782,358	$576,653	$576,653	580,251
Use of fund balance:					
Debt service reserve account balance (required) - S2020A1					(88,879)
Principal and Interest expense - November 1, 2027 - S2020A1					(110,595)
Principal and Interest expense - November 1, 2027 - S2020A2					(21,340)
Principal and Interest expense - November 1, 2027 - S2020A3					(50,319)
Projected fund balance surplus/(deficit) as of September 30, 2027					$ 309,118

WINDWARD AT LAKEWOOD RANCH
COMMUNITY DEVELOPMENT DISTRICT
SERIES 2020A-1 AMORTIZATION SCHEDULE

	Principal	Coupon Rate	Interest	Debt Service	Bond Balance
11/01/25			115,057.50	115,057.50	5,345,000.00
05/01/26	125,000.00	3.500%	115,057.50	240,057.50	5,220,000.00
11/01/26			112,870.00	112,870.00	5,220,000.00
05/01/27	130,000.00	3.500%	112,870.00	242,870.00	5,090,000.00
11/01/27			110,595.00	110,595.00	5,090,000.00
05/01/28	135,000.00	3.500%	110,595.00	245,595.00	4,955,000.00
11/01/28			108,232.50	108,232.50	4,955,000.00
05/01/29	140,000.00	3.500%	108,232.50	248,232.50	4,815,000.00
11/01/29			105,782.50	105,782.50	4,815,000.00
05/01/30	145,000.00	3.500%	105,782.50	250,782.50	4,670,000.00
11/01/30			103,245.00	103,245.00	4,670,000.00
05/01/31	150,000.00	4.300%	103,245.00	253,245.00	4,520,000.00
11/01/31			100,020.00	100,020.00	4,520,000.00
05/01/32	155,000.00	4.300%	100,020.00	255,020.00	4,365,000.00
11/01/32			96,687.50	96,687.50	4,365,000.00
05/01/33	165,000.00	4.300%	96,687.50	261,687.50	4,200,000.00
11/01/33			93,140.00	93,140.00	4,200,000.00
05/01/34	170,000.00	4.300%	93,140.00	263,140.00	4,030,000.00
11/01/34			89,485.00	89,485.00	4,030,000.00
05/01/35	180,000.00	4.300%	89,485.00	269,485.00	3,850,000.00
11/01/35			85,615.00	85,615.00	3,850,000.00
05/01/36	185,000.00	4.300%	85,615.00	270,615.00	3,665,000.00
11/01/36			81,637.50	81,637.50	3,665,000.00
05/01/37	195,000.00	4.300%	81,637.50	276,637.50	3,470,000.00
11/01/37			77,445.00	77,445.00	3,470,000.00
05/01/38	200,000.00	4.300%	77,445.00	277,445.00	3,270,000.00
11/01/38			73,145.00	73,145.00	3,270,000.00
05/01/39	210,000.00	4.300%	73,145.00	283,145.00	3,060,000.00
11/01/39			68,630.00	68,630.00	3,060,000.00
05/01/40	220,000.00	4.300%	68,630.00	288,630.00	2,840,000.00
11/01/40			63,900.00	63,900.00	2,840,000.00
05/01/41	230,000.00	4.500%	63,900.00	293,900.00	2,610,000.00
11/01/41			58,725.00	58,725.00	2,610,000.00
05/01/42	240,000.00	4.500%	58,725.00	298,725.00	2,370,000.00
11/01/42			53,325.00	53,325.00	2,370,000.00
05/01/43	250,000.00	4.500%	53,325.00	303,325.00	2,120,000.00
11/01/43			47,700.00	47,700.00	2,120,000.00
05/01/44	265,000.00	4.500%	47,700.00	312,700.00	1,855,000.00
11/01/44			41,737.50	41,737.50	1,855,000.00
05/01/45	275,000.00	4.500%	41,737.50	316,737.50	1,580,000.00
11/01/45			35,550.00	35,550.00	1,580,000.00
05/01/46	290,000.00	4.500%	35,550.00	325,550.00	1,290,000.00
11/01/46			29,025.00	29,025.00	1,290,000.00
05/01/47	300,000.00	4.500%	29,025.00	329,025.00	990,000.00
11/01/47			22,275.00	22,275.00	990,000.00
05/01/48	315,000.00	4.500%	22,275.00	337,275.00	675,000.00
11/01/48			15,187.50	15,187.50	675,000.00
05/01/49	330,000.00	4.500%	15,187.50	345,187.50	345,000.00
11/01/49			7,762.50	7,762.50	345,000.00
05/01/50	345,000.00	4.500%	7,762.50	352,762.50	-
Total	**5,345,000.00**		**3,593,550.00**	**8,938,550.00**	

WINDWARD AT LAKEWOOD RANCH
COMMUNITY DEVELOPMENT DISTRICT
SERIES 2020A-2 AMORTIZATION SCHEDULE

	Principal	Coupon Rate	Interest	Debt Service	Bond Balance
11/01/25	90,000.00		24,310.00	114,310.00	1,015,000.00
05/01/26	45,000.00		22,330.00	67,330.00	970,000.00
11/01/26			21,340.00	21,340.00	970,000.00
05/01/27			21,340.00	21,340.00	970,000.00
11/01/27			21,340.00	21,340.00	970,000.00
05/01/28			21,340.00	21,340.00	970,000.00
11/01/28			21,340.00	21,340.00	970,000.00
05/01/29			21,340.00	21,340.00	970,000.00
11/01/29			21,340.00	21,340.00	970,000.00
05/01/30			21,340.00	21,340.00	970,000.00
11/01/30			21,340.00	21,340.00	970,000.00
05/01/31			21,340.00	21,340.00	970,000.00
11/01/31			21,340.00	21,340.00	970,000.00
05/01/32			21,340.00	21,340.00	970,000.00
11/01/32			21,340.00	21,340.00	970,000.00
05/01/33			21,340.00	21,340.00	970,000.00
11/01/33			21,340.00	21,340.00	970,000.00
05/01/34			21,340.00	21,340.00	970,000.00
11/01/34			21,340.00	21,340.00	970,000.00
05/01/35			21,340.00	21,340.00	970,000.00
11/01/35			21,340.00	21,340.00	970,000.00
05/01/36			21,340.00	21,340.00	970,000.00
11/01/36			21,340.00	21,340.00	970,000.00
05/01/37			21,340.00	21,340.00	970,000.00
11/01/37			21,340.00	21,340.00	970,000.00
05/01/38			21,340.00	21,340.00	970,000.00
11/01/38			21,340.00	21,340.00	970,000.00
05/01/39			21,340.00	21,340.00	970,000.00
11/01/39			21,340.00	21,340.00	970,000.00
05/01/40	970,000.00	4.400%	21,340.00	991,340.00	-
Total	**1,105,000.00**		**644,160.00**	**1,749,160.00**	

WINDWARD AT LAKEWOOD RANCH
COMMUNITY DEVELOPMENT DISTRICT
SERIES 2020A-3 AMORTIZATION SCHEDULE

	Principal	Coupon Rate	Interest	Debt Service	Bond Balance
11/01/25	95,000.00		56,260.00	151,260.00	2,225,000.00
02/01/26	85,000.00		1,030.63	86,030.63	2,140,000.00
05/01/26	65,000.00		51,895.00	116,895.00	2,075,000.00
11/01/26			50,318.75	50,318.75	2,075,000.00
05/01/27			50,318.75	50,318.75	2,075,000.00
11/01/27			50,318.75	50,318.75	2,075,000.00
05/01/28			50,318.75	50,318.75	2,075,000.00
11/01/28			50,318.75	50,318.75	2,075,000.00
05/01/29			50,318.75	50,318.75	2,075,000.00
11/01/29			50,318.75	50,318.75	2,075,000.00
05/01/30			50,318.75	50,318.75	2,075,000.00
11/01/30			50,318.75	50,318.75	2,075,000.00
05/01/31			50,318.75	50,318.75	2,075,000.00
11/01/31			50,318.75	50,318.75	2,075,000.00
05/01/32			50,318.75	50,318.75	2,075,000.00
11/01/32			50,318.75	50,318.75	2,075,000.00
05/01/33			50,318.75	50,318.75	2,075,000.00
11/01/33			50,318.75	50,318.75	2,075,000.00
05/01/34			50,318.75	50,318.75	2,075,000.00
11/01/34			50,318.75	50,318.75	2,075,000.00
05/01/35			50,318.75	50,318.75	2,075,000.00
11/01/35			50,318.75	50,318.75	2,075,000.00
05/01/36			50,318.75	50,318.75	2,075,000.00
11/01/36			50,318.75	50,318.75	2,075,000.00
05/01/37			50,318.75	50,318.75	2,075,000.00
11/01/37			50,318.75	50,318.75	2,075,000.00
05/01/38			50,318.75	50,318.75	2,075,000.00
11/01/38			50,318.75	50,318.75	2,075,000.00
05/01/39			50,318.75	50,318.75	2,075,000.00
11/01/39			50,318.75	50,318.75	2,075,000.00
05/01/40	2,075,000.00	4.850%	50,318.75	2,125,318.75	-
Total	**2,320,000.00**		**1,408,925.00**	**3,483,925.00**	

WINDWARD AT LAKEWOOD RANCH
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND BUDGET - SERIES 2022
FISCAL YEAR 2027

	Fiscal Year 2026				
	Adopted Budget FY 2026	Actual through 3/31/2026	Projected through 9/30/2026	Total Actual & Projected	Proposed Budget FY 2027
REVENUES					
Special assessment - on-roll	$ 490,115				$ 490,115
Allowable discounts (4%)	(19,605)				(19,605)
Assessment levy: net	470,510	$ 272,464	$ 18,619	$ 291,083	470,510
Special assessment: off-roll	264,367	332,846	110,948	443,794	264,367
Interest	-	12,697	-	12,697	-
Total revenues	734,877	618,007	129,567	747,574	734,877
EXPENDITURES					
Debt service					
Principal	250,000	-	250,000	250,000	260,000
Interest	475,263	236,981	238,282	475,263	467,138
Total debt service	725,263	236,981	488,282	725,263	727,138
Other fees & charges					
Tax collector	9,802	4,081	5,721	9,802	9,802
Total other fees & charges	9,802	4,081	5,721	9,802	9,802
Total expenditures	735,065	241,062	494,003	735,065	736,940
Excess/(deficiency) of revenues over/(under) expenditures	(188)	376,945	(364,436)	12,509	(2,063)
Fund balance:					
Beginning fund balance (unaudited)	687,757	690,042	1,066,987	690,042	702,551
Ending fund balance (projected)	$687,569	$1,066,987	$ 702,551	$702,551	700,488
Use of fund balance:					
Debt service reserve account balance (required)					(396,250)
Principal and Interest expense - November 1, 2027					(229,344)
Projected fund balance surplus/(deficit) as of September 30, 2027					$ 74,894

WINDWARD AT LAKEWOOD RANCH
COMMUNITY DEVELOPMENT DISTRICT
SERIES 2022 AMORTIZATION SCHEDULE

	Principal	Coupon Rate	Interest	Debt Service	Bond Balance
11/01/25	-		237,631.25	237,631.25	11,745,000.00
05/01/26	250,000.00	3.250%	237,631.25	487,631.25	11,495,000.00
11/01/26	-		233,568.75	233,568.75	11,495,000.00
05/01/27	260,000.00	3.250%	233,568.75	493,568.75	11,235,000.00
11/01/27	-		229,343.75	229,343.75	11,235,000.00
05/01/28	270,000.00	3.625%	229,343.75	499,343.75	10,965,000.00
11/01/28	-		224,450.00	224,450.00	10,965,000.00
05/01/29	280,000.00	3.625%	224,450.00	504,450.00	10,685,000.00
11/01/29	-		219,375.00	219,375.00	10,685,000.00
05/01/30	290,000.00	3.625%	219,375.00	509,375.00	10,395,000.00
11/01/30	-		214,118.75	214,118.75	10,395,000.00
05/01/31	300,000.00	3.625%	214,118.75	514,118.75	10,095,000.00
11/01/31	-		208,681.25	208,681.25	10,095,000.00
05/01/32	310,000.00	3.625%	208,681.25	518,681.25	9,785,000.00
11/01/32	-		203,062.50	203,062.50	9,785,000.00
05/01/33	325,000.00	4.000%	203,062.50	528,062.50	9,460,000.00
11/01/33	-		196,562.50	196,562.50	9,460,000.00
05/01/34	335,000.00	4.000%	196,562.50	531,562.50	9,125,000.00
11/01/34	-		189,862.50	189,862.50	9,125,000.00
05/01/35	350,000.00	4.000%	189,862.50	539,862.50	8,775,000.00
11/01/35	-		182,862.50	182,862.50	8,775,000.00
05/01/36	365,000.00	4.000%	182,862.50	547,862.50	8,410,000.00
11/01/36	-		175,562.50	175,562.50	8,410,000.00
05/01/37	380,000.00	4.000%	175,562.50	555,562.50	8,030,000.00
11/01/37	-		167,962.50	167,962.50	8,030,000.00
05/01/38	395,000.00	4.000%	167,962.50	562,962.50	7,635,000.00
11/01/38	-		160,062.50	160,062.50	7,635,000.00
05/01/39	410,000.00	4.000%	160,062.50	570,062.50	7,225,000.00
11/01/39	-		151,862.50	151,862.50	7,225,000.00
05/01/40	425,000.00	4.000%	151,862.50	576,862.50	6,800,000.00
11/01/40	-		143,362.50	143,362.50	6,800,000.00
05/01/41	445,000.00	4.000%	143,362.50	588,362.50	6,355,000.00
11/01/41	-		134,462.50	134,462.50	6,355,000.00
05/01/42	465,000.00	4.000%	134,462.50	599,462.50	5,890,000.00
11/01/42	-		125,162.50	125,162.50	5,890,000.00
05/01/43	480,000.00	4.250%	125,162.50	605,162.50	5,410,000.00
11/01/43	-		114,962.50	114,962.50	5,410,000.00
05/01/44	505,000.00	4.250%	114,962.50	619,962.50	4,905,000.00
11/01/44	-		104,231.25	104,231.25	4,905,000.00
05/01/45	525,000.00	4.250%	104,231.25	629,231.25	4,380,000.00
11/01/45	-		93,075.00	93,075.00	4,380,000.00
05/01/46	550,000.00	4.250%	93,075.00	643,075.00	3,830,000.00
11/01/46	-		81,387.50	81,387.50	3,830,000.00
05/01/47	570,000.00	4.250%	81,387.50	651,387.50	3,260,000.00
11/01/47	-		69,275.00	69,275.00	3,260,000.00
05/01/48	595,000.00	4.250%	69,275.00	664,275.00	2,665,000.00
11/01/48	-		56,631.25	56,631.25	2,665,000.00
05/01/49	625,000.00	4.250%	56,631.25	681,631.25	2,040,000.00
11/01/49	-		43,350.00	43,350.00	2,040,000.00
05/01/50	650,000.00	4.250%	43,350.00	693,350.00	1,390,000.00
11/01/50	-		29,537.50	29,537.50	1,390,000.00
05/01/51	680,000.00	4.250%	29,537.50	709,537.50	710,000.00
11/01/51	-		15,087.50	15,087.50	710,000.00
05/01/52	710,000.00	4.250%	15,087.50	725,087.50	-
Total	**11,745,000.00**		**8,010,987.50**	**19,755,987.50**	

WINDWARD AT LAKEWOOD RANCH
COMMUNITY DEVELOPMENT DISTRICT
ASSESSMENT COMPARISON
PROJECTED FISCAL YEAR 2027 ASSESSMENTS

On-Roll - Phase 1 (Series 2020A-1)*

Product	Units	FY 2027 O&M Assessment per Unit	FY 2027 DS Assessment per Unit	FY 2027 Total Assessment per Unit	FY 2026 Total Assessment per Unit
Paired Villas 37.5'	64	$ 580.48	$ 953.57	$ 1,534.05	$ 1,534.06
SF 45'	86	696.57	1,152.23	1,848.80	1,848.82
SF 52'	67	804.93	1,324.40	2,129.33	2,129.34
SF 72'	73	1,114.52	1,827.67	2,942.19	2,942.21
Total	**290**				

On-Roll - Phase 2A & 2B (Series 2022)**

Product	Units	FY 2027 O&M Assessment per Unit	FY 2027 DS Assessment per Unit	FY 2027 Total Assessment per Unit	FY 2026 Total Assessment per Unit
Villas 37.5'	104	580.48	1,202.52	1,783.00	1,783.01
SF 45'	52	696.57	1,443.03	2,139.60	2,139.62
SF 52'	77	804.93	1,667.49	2,472.42	2,472.43
SF 72'	70	1,114.52	2,308.84	3,423.36	3,423.38
Total	**303**				

On-Roll - Martinique (Series 2022)

Product	Units	FY 2027 O&M Assessment per Unit	FY 2027 DS Assessment per Unit	FY 2027 Total Assessment per Unit	FY 2026 Total Assessment per Unit
Townhome	120	$ 386.99	$ -	$ 386.99	$ 386.99
Total	**120**				

Off-Roll - Phase 2C (Series 2022)**

Product	Units	FY 2027 O&M Assessment per Unit	FY 2027 DS Assessment per Unit	FY 2027 Total Assessment per Unit	FY 2026 Total Assessment per Unit
Unplatted Acres	78.15	$ 756.63	$ 3,382.82	$ 4,139.45	$ 4,139.47
Total	**78.15**				

* Please note that the Phase 1 Units are also subject to the Series 2020A-2 Bonds
** Please note that the Phase 2 Units are also subject to the Series 2020A-3 Bonds