

Lakewood Ranch Stewardship District
Operating Budget for General Fund - Summary Budget For Operation
& Maintenance
October 1, 2025 to September 30, 2026

Category	Full Year 2025 Budget Budget	ADOPTED BUDGET FY2026; Resolution		Increase (Decrease) 2026 Budget vs. 2025 Budget	Estimated Buildout Budget
<u>Sources of Funds:</u>					
Assessments - Platted Land	\$ 11,150,332	\$ 13,561,126	82%	\$ 2,410,794	\$ 16,013,455
Assessments - Un Platted Land	\$ 98,416	\$ 152,030	65%	\$ 53,614	\$ -
Landowner Contribution	\$ 918,205	\$ 918,155	100%	\$ (51)	\$ -
Carry Forward (HQ)	\$ -	\$ 590,000	0%	\$ 590,000	\$ -
Transfer from Reserves	\$ -	\$ 60,000	0%	\$ 60,000	\$ -
Central Park Utility Transfer - Central Park Resident Assessment	\$ -	\$ 24,780	0%	\$ 24,780	\$ -
Interest Income	\$ -	\$ 10,000	0%	\$ 10,000	\$ -
Other Revenue (Park Rental Fees)	\$ 1,000	\$ 1,000		\$ -	\$ -
Total - Sources of Funds	\$ 12,167,953	\$ 15,317,091	79%	\$ 3,149,138	\$ 16,013,455
<u>Uses of Funds</u>					
<u>Administrative Expenditures:</u>					
Insurance	\$ 85,000	\$ 85,000	100%	\$ -	\$ 100,000
Board Supervisors	\$ 12,000	\$ 12,000	100%	\$ -	\$ 12,000
Meeting Advertising	\$ 11,060	\$ 11,060	100%	\$ -	\$ 20,000
Engineering & Consulting	\$ 140,000	\$ 140,000	100%	\$ -	\$ 140,000
Bond Agent Fees (Disclosure)	\$ 23,000	\$ 132,000	17%	\$ 109,000	\$ 132,000
Arbitrage Report	\$ 5,000	\$ 32,250	16%	\$ 27,250	\$ 32,250
Legal Fees	\$ 125,000	\$ 125,000	100%	\$ -	\$ 125,000
Accounting	\$ 110,000	\$ 120,000	92%	\$ 10,000	\$ 120,000
Lien Book and Tax Roll	\$ 399,500	\$ 354,000	113%	\$ (45,500)	\$ 425,000
Annual Audit	\$ 30,000	\$ 30,000	100%	\$ -	\$ 50,000
Trustee	\$ 156,000	\$ 156,000	100%	\$ -	\$ 156,000
Manager	\$ 238,000	\$ 200,000	119%	\$ (38,000)	\$ 200,000
Postage	\$ 1,500	\$ 1,500	100%	\$ -	\$ 3,000
Office Supplies	\$ 1,500	\$ 1,500	100%	\$ -	\$ 10,629
Other Current Charges	\$ 3,810	\$ 5,000	76%	\$ 1,190	\$ 1,500
Dues, Licenses, Subscriptions, Training	\$ 60,000	\$ 60,000	100%	\$ -	\$ 60,000
Payroll & Payroll Tax Expense	\$ 1,165,044	\$ 1,569,411	74%	\$ 404,368	\$ 2,088,294
Cell Phone	\$ 1,000	\$ 1,000	100%	\$ -	\$ 3,000
Defined Employee Contribution Plan	\$ 38,000	\$ 38,000	100%	\$ -	\$ 46,000
Total - Administrative	\$ 2,605,414	\$ 3,073,721	85%	\$ 468,308	\$ 3,724,673
Reserves	\$ 106,082	\$ 985,308	11%	\$ 879,226	\$ 985,308
Central Park Utility Transfer	\$ -	\$ 49,560	0%	\$ 49,560	\$ 49,560
<u>Maintenance:</u>					
Maintenance Management Fee - allocated at buildout	\$ 180,000	\$ 180,000	100%	\$ -	\$ -
General & Parks Maintenance - allocated at buildout	\$ 1,690,836	\$ 2,613,000	65%	\$ 922,164	\$ 2,180,600
Community Services Admin. Fee	\$ 340,705	\$ 424,980	80%	\$ 84,275	\$ 395,808
Landscape & Irrigation Maintenance - Contracted	\$ 3,239,498	\$ 3,528,385	92%	\$ 288,887	\$ 3,798,370
Landscape & Irrigation Repairs - Non-Contracted	\$ 1,618,950	\$ 1,684,400	96%	\$ 65,450	\$ 1,850,400
Irrigation for Master Landscaping	\$ 1,196,268	\$ 1,348,576	89%	\$ 152,308	\$ 1,348,576
Environmental	\$ 536,000	\$ 541,000	99%	\$ 5,000	\$ 641,000
Utilities	\$ 97,000	\$ 96,960	100%	\$ (40)	\$ 116,960
Other Maintenance	\$ 557,200	\$ 791,200	70%	\$ 234,000	\$ 922,200
Total - Maintenance	\$ 9,456,457	\$ 11,258,061	84%	\$ 1,801,604	\$ 11,303,474
Total - Uses of Funds	\$ 12,167,953	\$ 15,317,091	79%	\$ 3,149,138	\$ 16,013,455
Operating Surplus or Deficit	\$ 0	\$ -		\$ (0)	\$ -
<u>Maintenance Expense by Land Area:</u>					
East Sector	\$1,620,812	\$1,645,311	99%	\$24,499	\$1,645,311
Northwest Sector	\$1,891,949	\$2,049,259	92%	\$157,310	\$2,049,259
Northeast Sector	\$1,690,055	\$1,742,992	97%	\$52,937	\$1,742,992
Sarasota Sector	\$1,612,600	\$1,775,004	91%	\$162,404	\$1,775,004
Taylor Sector	\$429,500	\$709,515	61%	\$280,015	\$1,400,500
Southeast Sector	\$0	\$118,000	0%	\$118,000	\$114,000
Other / General Maintenance	\$746,305	\$904,980	82%	\$158,675	\$828,808
Parks Maintenance	\$1,465,236	\$2,313,000	63%	\$847,764	\$1,747,600
Total	\$9,456,457	\$11,258,061	84%	\$1,801,604	\$11,303,474

Acct#	EXPENSES	Budget FY2025	ADOPTED Budget FY2026	ADOPTED FY2026 Budget vs. Budget 2025		ESTIMATED BUILDOUT (B)	Prior Buildout Estimate	\$ Change	% Change
						100%			
EAST	EAST SECTOR OPERATIONS AND MAINTENANCE BUDGET DETAIL								
	<i>Area identified as around Country Club East, Lake Club, Del Webb, Isles</i>								
	INFLATIONARY FACTOR	103%							
	MASTER LANDSCAPING & IRRIGATION MAINTENANCE CONTRACTS*								
60101	University Parkway from Lorraine to Concession	145,584	149,952	4,368	3%	149,952	145,584		3%
60102	The Masters Ave.; Lorraine to Players	192,000	197,760	5,760	3%	197,760	192,000	4,368	3%
60103	Lorraine Rd - East side	120,000		3,600	3%	123,600	120,000	5,760	3%
60106	Bournside Blvd. from Masters to SR70	53,000	54,590	1,590	3%	54,590	53,000	3,600	3%
60108	Masters Ave. from Players Dr. to Bournside Blvd.	114,036	117,457	3,421	3%	117,457	114,036	1,590	3%
60109	Bournside Blvd. from Masters to University Pkwy.	90,000	92,700	2,700	3%	92,700	90,000	3,421	3%
	Subtotal Landscape Maintenance Contracts	714,620	736,059	21,439	3%	736,059	714,620	2,700	3%
						45%	44%	21,439	0%
EAST	NON CONTRACTED LANDSCAPING & IRRIGATION REPAIRS								
60200	Irrigation Repairs	65,000	65,000	-	0%	65,000			0%
60210	Plant replacement	105,000	105,000	-	0%	105,000			0%
60215	Mulching	87,000	60,000	(27,000)	-31%	60,000	65,000	(27,000)	-45%
60230	Tree Trimming	31,000	31,000	-	0%	31,000	105,000		0%
60231	Other Landscape Maintenance; Non-Contracted, Contingency	60,000	80,000	20,000	33%	80,000	87,000	-	25%
	Subtotal Non-Contracted Landscaping	348,000	341,000	(7,000)	-2%	341,000	348,000	20,000	-2%
						21%	21%	(7,000)	0%
EAST	IRRIGATION FOR MASTER LANDSCAPING								
60250	Monthly Meter Charge	9,192	9,192	-	0%	9,192			0%
60255	Utilization	320,000	320,000	-	0%	320,000			0%
	Subtotal Irrigation	329,192	329,192	-	0%	329,192	329,192	-	0%
						20%	20%	-	0%
EAST	ENVIRONMENTAL								
60300	Lake maintenance for the lakes outside communities	30,000	30,000	-	0%	30,000			0%
60340	Aquatic Plantings	10,000	10,000	-	0%	10,000			0%
60350	Conservation/Preserve Areas Exotic Species Removal & Maintenance	80,000	80,000	-	0%	80,000	30,000		0%
	Subtotal Environmental	120,000	120,000	-	0%	120,000	120,000	-	0%
						7%	7%	-	0%
EAST	UTILITIES								
60400	FLORIDA POWER & LIGHT	2,000	2,060	60	3%	2,060	2,000		3%
	Subtotal Utilities	2,000	2,060	60	3%	2,060	2,000	60	3%
						0%	0%	60	0%
	OTHER MAINTENANCE: EAST SECTOR								
60600	Roads and sidewalks	2,000	2,000	-	0%	2,000	2,000		0%
60610	Stormwater System & Drainage	25,000	30,000	5,000	20%	30,000	25,000		17%
60611	Storm Damage and Clean Up	25,000	30,000	5,000	20%	30,000	25,000		17%
60620	Sanitary Sewer	5,000	5,000	-	0%	5,000	5,000	5,000	0%
60640	Hardscapes	20,000	20,000	-	0%	20,000	20,000	5,000	0%
60645	Signs	25,000	25,000	-	0%	25,000	25,000		0%
60650	Miscellaneous Maintenance	5,000	5,000	-	0%	5,000	5,000	-	0%
	Subtotal	107,000	117,000	10,000	9%	117,000	107,000	-	9%
						7%	7%	10,000	0%
EAST	TOTAL EAST SECTOR	1,620,812	1,645,311	24,499	2%	1,645,311	1,620,812	-	1%
								24,499	

EXPENSES		Budget FY2025	ADOPTED Budget FY2026	ADOPTED FY2026 Budget vs. Budget 2025		ESTIMATED BUILDOUT (B)	Prior Buildout Estimate	\$ Change	% Change
Acct#									
NW	NORTHWEST SECTOR OPERATIONS AND MAINTENANCE BUDGET DETAIL								
	Area identified as to the east of LWR Blvd, north of SR 70, south of SR 64 and west of Lorraine Rd.								
	INFLATIONARY FACTOR								
	MASTER LANDSCAPING & IRRIGATION MAINTENANCE CONTRACTS*								
60144	NW Sector - East Contract	283,024	283,024	-	0%	283,024	283,024		0%
60145	NW Sector - West Contract	291,583	291,583	-	0%	291,583	291,583		0%
60113	Kent Lake & Lake Bank Maintenance	60,000	60,000	-	0%	60,000	60,000		0%
60118	Lake Bank mowing	34,000	34,000	-	0%	34,000	34,000	-	
60141	Silver Falls Run	2,000	40,000	38,000	1900%	40,000	2,000	-	95%
60146	Crossland Trail	33,000	33,000	-	0%	33,000	33,000	38,000	0%
60147	Newhaven Blvd.	20,000	35,000	15,000	0%	35,000	20,000	-	43%
	Subtotal Landscape Maintenance Contracts	723,607	776,607	53,000	7%	776,607	723,607	15,000	7%
						39%	37%	53,000	0%
NW	NON CONTRACTED LANDSCAPING & IRRIGATION REPAIRS								
60200	Irrigation Repairs	84,000	130,000	46,000	55%	130,000			35%
60210	Plant replacement	84,000	84,000	-	0%	84,000			0%
60215	Mulching	105,000	105,000	-	0%	105,000	84,000	46,000	0%
60230	Tree Trimming	84,000	75,000	(9,000)	-11%	75,000	84,000		-12%
60231	Other Landscape Maintenance; Non-Contracted, Contingency	152,250	125,000	(27,250)	-18%	125,000	84,000	(9,000)	-22%
	Subtotal Non-Contracted Landscaping	509,250	519,000	9,750	2%	519,000	509,250	(27,250)	2%
						26%	27%	9,750	0%
NW	IRRIGATION FOR MASTER LANDSCAPING								
60250	Monthly Meter Charge	9,192	9,192	-	0%	9,192			0%
60255	Utilization	310,000	310,000	-	0%	310,000			0%
	Subtotal Irrigation	319,192	319,192	-	0%	319,192	319,192		0%
						16%	18%	-	0%
NW	ENVIRONMENTAL								
60300	Lake maintenance for the lakes outside communities	35,000	50,000	15,000	43%	50,000		-	30%
60340	Aquatic Plantings	15,000	15,000	-	0%	15,000			0%
60350	Conservation/Preserve Areas Exotic Species Removal & Maintenance	100,000	80,000	(20,000)	-20%	80,000	35,000	15,000	-25%
	Subtotal Environmental	150,000	145,000	(5,000)	-3%	145,000	150,000	(20,000)	-3%
						7%	9%	(5,000)	0%
NW	UTILITIES (Estimated via historical usage and projected additional area)								
60400	FLORIDA POWER & LIGHT	900	900	-	0%	900			0%
60420	PEACE RIVER	24,000	24,000	-	0%	24,000			0%
	Subtotal Utilities	24,900	24,900	-	0%	24,900	24,900		0%
						1%	1%	-	0%
	OTHER MAINTENANCE: NW SECTOR								
60610	Stormwater System & Drainage	30,000	50,000	20,000	67%	50,000		-	0%
60611	Storm Damage and Clean Up	30,000	50,000	20,000	0%	50,000			0%
60620	Sanitary Sewer	50,000	20,000	(30,000)	-60%	20,000	50,000		-150%
60640	Hardscapes	30,000	40,000	10,000	33%	40,000		(30,000)	0%
60645	Signs	20,000	40,000	20,000	100%	40,000	50,000	-	0%
60650	Miscellaneous Maintenance	5,000	15,000	10,000	200%	15,000	40,000		0%
	Subtotal Other Maintenance	165,000	215,000	50,000	30%	215,000	245,000		-14%
	Central Park Utility Turnover (Central Park Residents Only)	-	\$24,780	\$24,780		24,780	15,000	0	100%
	Central Park Utility Turnover (Landowner Contribution)	-	\$24,780	\$24,780		24,780	0	-24,780	100%
NW	TOTAL NORTHWEST SECTOR (Minus Central Park Utility Turnover)	1,891,949	1,999,699	107,750	6%	1,999,699	1,971,949	24,780	1%

EXPENSES		Budget FY2025	ADOPTED Budget FY2026	ADOPTED FY2026 Budget vs. Budget 2025		ESTIMATED BUILDOUT (B)	Prior Buildout Estimate	\$ Change	% Change
Acct#									
NE	NORTHEAST SECTOR OPERATIONS AND MAINTENANCE BUDGET DETAIL								
	Area identified as to the east of Lorraine Rd., north of SR 70, south of SR 64 and west to Bourneside.								
	MASTER LANDSCAPING & IRRIGATION MAINTENANCE*								
60119	Post Blvd & SR70 Intersection	24,744	35,000	10,256	41%	35,000	24,744		29%
60130	59th Avenue Lorraine Rd to Post Blvd	6,000	6,200	200	3%	6,200	6,000	10,256	3%
60131	NE, State Road 70 & Lorraine	5,830	-	(5,830)	-100%	-	5,830		
60132	Uihlein Road	145,000	158,000	13,000	9%	158,000	145,000	(8,030)	8%
60133	Lakebank and Swale Mowing	8,000	-	(8,000)	-100%	-	8,000	13,000	
60134	Lorraine Corners	94,000	94,000	-	0%	94,000	94,000	(8,000)	0%
60136	Academic & Lighterwood Trail	45,000	45,000	-	0%	45,000	45,000	-	0%
60140	44th Ave from Lorraine to Bourneside	140,000	155,000	15,000	11%	155,000	140,000	15,000	10%
60145	Post Blvd. from 59th Ave to Rangeland Pkwy.	40,000	40,000	-	0%	40,000	40,000	-	0%
60146	Uihlein Rd.; 44th Ave. to SR64	70,910	50,000	(20,910)	-29%	50,000	70,910	(20,910)	-42%
60147	Rangeland Pkwy.; Uihlein Rd. to Bourneside Blvd.	120,000	120,000	-	0%	120,000	120,000	-	0%
60148	Bourneside Blvd.; Rangeland to SR64	127,379	135,000	7,621	6%	135,000	127,379	7,621	6%
60149	Rangeland Pkwy.; Lorraine Rd. to Uihlein Rd.	84,000	84,000	-	0%	84,000	84,000	-	0%
	Subtotal Landscape Maintenance Contracts	910,863	922,200	11,337	1%	922,200	910,863		1%
								11,337	
NE	NON CONTRACTED LANDSCAPING & IRRIGATION REPAIRS								
60200	Irrigation Repairs	48,300	50,000	1,700	4%	50,000			3%
60210	Plant replacement	63,000	63,000	-	0%	63,000			0%
60215	Mulching	84,000	84,000	-	0%	84,000	48,300	1,700	0%
60230	Tree Trimming	50,400	50,400	-	0%	50,400	63,000		0%
60231	Other Landscape Maintenance; Non-Contracted, Contingency	83,000	83,000	-	0%	83,000	84,000	-	0%
	Subtotal Non-Contracted Landscaping	328,700	330,400	1,700	1%	330,400	328,700		1%
NE	IRRIGATION FOR MASTER LANDSCAPING								
60250	Monthly Meter Charge	9,192	9,192	-	0%	9,192			0%
60255	Utilization	200,000	200,000	-	0%	200,000			0%
	Subtotal Irrigation	209,192	209,192	-	0%	209,192	209,192		0%
NE	ENVIRONMENTAL								
60300	Lake maintenance for the lakes outside communities	35,000	40,000	5,000	14%	40,000			0%
60340	Aquatic Plantings	10,000	10,000	-	0%	10,000			0%
60350	Conservation/Preserve Areas Exotic Species Removal & Maintenance	75,000	80,000	5,000	7%	80,000	40,000		0%
	Subtotal Environmental	120,000	130,000	10,000	8%	130,000	120,000		0%
NE	UTILITIES (Estimated via historical usage and projected additional area)								
60410	Manatee County	100	-	(100)	-100%	-			
60420	PEACE RIVER	25,000	15,000	(10,000)	-40%	15,000			-67%
	Subtotal Utilities	25,100	15,000	(10,100)	-40%	15,000	25,100	(10,100)	-67%
NE	OTHER MAINTENANCE: NE SECTOR								
60610	Stormwater System & Drainage	30,000	50,000	20,000	67%	50,000			40%
60611	Storm Damage and Clean Up	30,000	50,000	20,000	0%	50,000			40%
60620	Sanitary Sewer	5,000	5,000	-	0%	5,000	30,000	20,000	0%
60640	Hardscapes	10,000	10,000	-	0%	10,000	30,000		0%
60645	Signs	20,000	20,000	-	0%	20,000	5,000		0%
60650	Miscellaneous Maintenance	1,200	1,200	-	0%	1,200	10,000		0%
	Subtotal	96,200	136,200	40,000	42%	136,200	20,000		29%
	TOTAL EXPENSES NORTHEAST SECTOR	1,690,055	1,742,992	52,937	3%	1,742,992	1,700,055	40,000	2%
								42,937	

EXPENSES		Budget FY2025	ADOPTED Budget FY2026	ADOPTED FY2026 Budget vs. Budget 2025		ESTIMATED BUILDOUT (B)	Prior Buildout Estimate	\$ Change	% Change
Acct#									
	SARASOTA SECTOR OPERATIONS AND MAINTENANCE BUDGET DETAIL								
	Area identified as Sarasota County lands within the District								
	INFLATIONARY FACTOR								
SRQ	MASTER LANDSCAPING & IRRIGATION REPAIRS CONTRACTS*								
60101	Deer Drive from U.Pkwy. to LWR Blvd.	135,348	140,000	4,652	3%	140,000	135,348	4,652	3%
60102	Lorraine Road from U.Pkwy. to Southern Boundary	168,504	168,504	-	0%	168,504	168,504	-	0%
60103	LWR Blvd. from Communications Pkwy. to Southern Boundary	118,524	123,000	4,476	4%	123,000	118,524	4,476	4%
60104	Lorraine Road; South Boundary to Fruitville Road	79,032	90,000	10,968	14%	90,000	79,032	10,968	12%
60105	Blythe Ave., Cannon St., and Lucent Pl.	27,000	30,000	3,000	11%	30,000	27,000	3,000	10%
60107	Blue Lake Road	150,000	150,000	-	0%	150,000	150,000	-	0%
60108	Pine Warbler Place	12,000	12,000	-	0%	12,000	12,000	-	0%
	Subtotal Landscape Maintenance Contracts	690,408	713,504	23,096	3%	713,504	690,408	23,096	3%
						40.20%	40%		0%
SRQ	NON CONTRACTED LANDSCAPING & IRRIGATION REPAIRS								
60200	Irrigation Repairs	48,400	70,000	21,600	45%	70,000	60,000	10,000	14%
60210	Plant replacement	96,800	100,000	3,200	3%	100,000	100,000	-	0%
60215	Mulching	72,600	80,000	7,400	10%	80,000	80,000	-	0%
60230	Tree Trimming	48,400	60,000	11,600	24%	60,000	60,000	-	0%
60231	Other Landscape Maintenance; Non-Contracted, Contingency	96,800	100,000	3,200	3%	100,000	100,000	-	0%
	Subtotal Non-Contracted Landscaping	363,000	410,000	47,000	13%	410,000	400,000	10,000	2%
						23.10%	22.96%		0%
SRQ	IRRIGATION FOR MASTER LANDSCAPING								
60250	Monthly Meter Charge	9,192	9,500	308	3%	9,500	9,500	-	0%
60255	Utilization	220,000	220,000	-	0%	220,000	220,000	-	0%
	Subtotal Irrigation	229,192	229,500	308	0%	229,500	229,500	-	0%
						12.93%	13.18%		0%
SRQ	ENVIRONMENTAL								
60300	Lake maintenance for the lakes outside communities	50,000	50,000	-	0%	50,000	50,000	-	0%
60340	Aquatic Plantings	6,000	6,000	-	0%	6,000	6,000	-	0%
60350	Conservation/Preserve Areas Exotic Species Removal & Maintenance	80,000	80,000	-	0%	80,000	80,000	-	0%
	Subtotal Environmental	136,000	136,000	-	0%	136,000	136,000	-	0%
						7.66%	7.81%		
SRQ	UTILITIES (Estimated via historical usage and projected additional area)								
60400	FLORIDA POWER & LIGHT	35,000	35,000	-	0%	35,000	35,000	-	0%
	Subtotal Utilities	35,000	35,000	-	0%	35,000	35,000	-	0%
						1.97%	2.01%		
SRQ	OTHER MAINTENANCE:								
60610	Stormwater System & Drainage	30,000	50,000	20,000	67%	50,000	50,000	-	0%
60611	Storm Damage and Clean Up	30,000	50,000	20,000	67%	50,000			0%
60620	Sanitary Sewer	2,000	6,000	4,000	200%	6,000	6,000	-	0%
60635	Water Taxi - Operation, Maint & Insurance	50,000	50,000	-	0%	50,000	50,000	-	0%
60640	Hardscapes	25,000	40,000	15,000	60%	40,000	40,000	-	0%
60645	Signs	20,000	40,000	20,000	100%	40,000	40,000	-	0%
60650	Miscellaneous Maintenance	2,000	15,000	13,000	650%	15,000	15,000	-	0%
	Subtotal	159,000	251,000	92,000	58%	251,000	251,000	-	0%
						14%	14%		
	TOTAL SARASOTA SECTOR	1,612,600	1,775,004	162,404	10%	1,775,004	1,741,908	33,096	2%
						100%	100%		0%

Acct#	<u>EXPENSES</u>	Budget FY2025	ADOPTED Budget FY2026	ADOPTED FY2026 Budget vs. Budget 2025	ESTIMATED BUILDOUT (B)	Prior Buildout Estimate	\$ Change	% Change
	TAYLOR SECTOR OPERATIONS AND MAINTENANCE BUDGET DETAIL							
	<i>Area identified as North of SR70 and East of Bourmeside in Manatee County</i>							
TAY	MASTER LANDSCAPING & IRRIGATION REPAIRS CONTRACTS*							
60150	Rangeland - East of Bourmeside	100,000	100,000	-	100,000	100,000	-	0%
60151	44th Avenue East - East of Bourmeside	100,000	100,000	-	100,000	100,000	-	0%
60152	Bourmeside - SR 64 to Rangeland RAB		130,000	130,000	200,000	-	200,000	100%
	Taylor Landscape Berm	-	15	15	200,000	-	200,000	100%
					-		-	
	Subtotal Landscape Maintenance Contracts	200,000	330,015	130,015	600,000	200,000	400,000	67%
					33.80%	11%		0%
TAY	NON CONTRACTED LANDSCAPING & IRRIGATION REPAIRS							
60200	Irrigation Repairs	30,000	30,000	-	60,000	60,000	-	0%
60210	Plant replacement	10,000	10,000	-	60,000	40,000	20,000	33%
60215	Mulching		10,000	10,000	40,000	40,000	-	0%
60230	Tree Trimming	10,000	10,000	-	30,000	30,000	-	0%
60231	Other Landscape Maintenance; Non-Contracted, Contingency	20,000	20,000	-	60,000	40,000	20,000	33%
	Subtotal Non-Contracted Landscaping	70,000	80,000	10,000	250,000	210,000	40,000	16%
					14.08%	12.06%		0%
TAY	IRRIGATION FOR MASTER LANDSCAPING							
60250	Monthly Meter Charge	9,500	9,500	-	9,500	9,500	-	0%
60255	Utilization	100,000	200,000	100,000	200,000	100,000	100,000	50%
	Subtotal Irrigation	109,500	209,500	100,000	209,500	109,500	100,000	48%
					11.80%	6.29%		0%
TAY	ENVIRONMENTAL							
60300	Lake maintenance for the lakes outside communities			-	40,000	10,000	30,000	75%
60340	Aquatic Plantings			-	30,000	10,000	20,000	67%
60350	Conservation/Preserve Areas Exotic Species Removal & Maintenance	10,000	10,000	-	40,000	10,000	30,000	75%
	Subtotal Environmental	10,000	10,000	-	110,000	30,000	80,000	73%
					6.20%	1.72%		
TAY	UTILITIES (Estimated via historical usage and projected additional area)							
60420	PEACE RIVER	10,000	10,000	-	30,000	10,000	20,000	67%
	Subtotal Utilities	10,000	10,000	-	30,000	10,000	20,000	67%
					1.69%	0.57%		
TAY	OTHER MAINTENANCE:							
60610	Stormwater System & Drainage	10,000	10,000	-	50,000	50,000	-	0%
60611	Storm Damage and Clean Up	10,000	50,000	40,000	50,000			0%
60620	Sanitary Sewer			-	6,000	6,000	-	0%
60640	Hardscapes			-	40,000	50,000	40,000	0%
60645	Signs	10,000	10,000	-	40,000	40,000	-	0%
60650	Miscellaneous Maintenance			-	15,000	15,000	-	0%
	Subtotal	30,000	70,000	40,000	201,000	201,000	-	0%
					14%	0.264299803		
	TOTAL TAYLOR SECTOR	429,500	709,515	280,015	1,400,500	760,500	640,000	46%

Acct#	<u>EXPENSES</u>	Budget FY2025	ADOPTED Budget FY2026	ADOPTED FY2026 Budget vs. Budget 2025	ESTIMATED BUILDOUT (B)	Prior Buildout Estimate	\$ Change	% Change
					82%	59%		0%
	SOUTHEAST SECTOR OPERATIONS AND MAINTENANCE BUDGET DETAIL							
	<i>Area identified as South of University and Along Bourneside in Sarasota County</i>							
	SE MASTER LANDSCAPING & IRRIGATION REPAIRS CONTRACTS*							
60150	Bourneside - University to Fruitville	-	50,000	50,000	50,000		50,000	100%
	Subtotal Landscape Maintenance Contracts	-	50,000	50,000	50,000	-	50,000	100%
					2.82%	0%		0%
	SE NON CONTRACTED LANDSCAPING & IRRIGATION REPAIRS							
60200	Irrigation Repairs		2,000	2,000			-	
60210	Plant replacement		2,000	2,000			-	
60215	Mulching			-			-	
60230	Tree Trimming			-			-	
60231	Other Landscape Maintenance; Non-Contracted, Contingency			-			-	
	Subtotal Non-Contracted Landscaping	-	4,000	4,000	-	-	-	
					0.00%	0.00%		
	SE IRRIGATION FOR MASTER LANDSCAPING							
60250	Monthly Meter Charge		2,000	2,000	2,000		2,000	100%
60255	Utilization		50,000	50,000	50,000		50,000	100%
	Subtotal Irrigation	-	52,000	52,000	52,000	-	52,000	100%
					2.93%	0.00%		0%
	SE ENVIRONMENTAL							
60300	Lake maintenance for the lakes outside communities			-			-	
60340	Aquatic Plantings			-			-	
60350	Conservation/Preserve Areas Exotic Species Removal & Maintenance			-			-	
	Subtotal Environmental	-	-	-	-	-	-	
					0.00%	0.00%		
	SE UTILITIES (Estimated via historical usage and projected additional area)							
60420	PEACE RIVER		10,000	10,000	10,000		10,000	100%
	Subtotal Utilities	-	10,000	10,000	10,000	-	10,000	100%
					0.56%	0.00%		
	SE OTHER MAINTENANCE:							
60610	Stormwater System & Drainage			-			-	
60611	Storm Damage and Clean Up			-			-	
60620	Sanitary Sewer			-			-	
60640	Hardscapes			-			-	
60645	Signs		2,000	2,000	2,000	-	2,000	100%
60650	Miscellaneous Maintenance			-			-	
	Subtotal	-	2,000	2,000	2,000	-	2,000	100%
					2%	#DIV/0!		
	TOTAL SOUTHEAST SECTOR	-	118,000	118,000	114,000	-	114,000	100%

Acct#	<u>EXPENSES</u>	Budget FY2025	ADOPTED Budget FY2026	ADOPTED FY2026 Budget vs. Budget 2025		ESTIMATED BUILDOUT (B)	Prior Buildout Estimate	\$ Change	% Change
						8%	#DIV/0!		0%
	DISTRICT OPERATIONS AND MANAGEMENT APPORTIONED BY EDU'S								
	A. PERSONNEL								
60724	Operations and Maintenance Management Fee - LWRD Personnel	180,000	180,000	-	0%	-	-	-	-
	Subtotal	180,000	180,000	-	0%	-	-	-	-
	B. OPERATIONS								
60725	Uniforms	4,000	5,000	1,000	25%	5,000	5,000	-	0%
60730	Job Materials	8,000	8,000	-	0%	20,000	20,000	-	0%
60735	Phone/Radio	7,000	8,000	1,000	14%	12,000	12,000	-	0%
60740	Office Supplies	3,000	3,000	-	-	5,000	5,000	-	0%
60745	Fuel & Oil	18,600	20,000	1,400	8%	50,000	50,000	-	0%
60750	Equipment	5,000	10,000	5,000	-	10,000	10,000	-	0%
60755	Tools/Machinery	50,000	50,000	-	0%	50,000	50,000	-	0%
60760	Supplies	40,000	80,000	40,000	100%	80,000	40,000	40,000	50%
60765	Employment Advertising	-	-	-	-	2,000	2,000	-	0%
60770	Miscellaneous Maintenance	30,000	40,000	10,000	33%	40,000	30,000	10,000	25%
60770	Maintenance Yard	3,000	5,000	2,000	-	24,000	24,000	-	0%
60780	Vehicle R&M	4,000	6,000	2,000	50%	10,000	10,000	-	0%
60781	Vehicle	50,000	60,000	10,000	-	120,000	120,000	-	0%
60790	Waste Management	3,000	5,000	2,000	67%	5,000	5,000	-	0%
	Subtotal	225,600	300,000	74,400	33%	433,000	383,000	50,000	12%
C. 60785	COMMUNITY SERVICES PARKS & AMENITIES ADMIN. FEE	340,705	\$424,980	\$84,275	25%	\$395,808	\$403,284	(7,476)	-2%
	Total Operations and Management	746,305	904,980	158,675	21%	828,808	786,284	42,524	5%
	PARKS & FACILITIES; APPORTIONED BY EDU'S								
60791	Bob Gardner Park	350,000	360,000	10,000	3%	360,000	350,000	10,000	3%
60792	James L Patton Park	140,000	130,000	(10,000)	-7%	130,000	140,000	(10,000)	-8%
60793	Roger Hill Park	50,000	60,000	10,000	20%	60,000	50,000	10,000	17%
60794	Silver Falls Park	27,500	30,000	2,500	9%	30,000	27,500	2,500	8%
60795	Waterside Place Park	194,736	230,000	35,264	18%	230,000	233,683	(3,683)	-2%
60796	Town Hall North	98,000	98,000	-	0%	117,600	117,600	-	0%
60797	Passive Parks (117th)	5,000	15,000	10,000	200%	15,000	15,000	-	0%
60798	University LWR Entrance	150,000	150,000	-	0%	150,000	150,000	-	0%
60800	Tunnel Park	25,000	25,000	-	0%	25,000	25,000	-	0%
60104	CDD Allocation - University Pkwy & Lorraine ROW Maintenance	25,000	25,000	-	0%	30,000	30,000	-	0%
60802	GIS Implementation & Maintenance	350,000	350,000	-	0%	350,000	350,000	-	0%
60799	Trails (Harmony, Curlew)	50,000	50,000	-	0%	50,000	50,000	-	0%
	LRSD Headquarters - Initial Purchase & Annual Debt Service	-	790,000	790,000	0%	200,000	-	200,000	100%
	Total Parks	1,465,236	2,313,000	847,764	58%	1,747,600	1,538,783	208,817	12%
	TOTAL MAINTENANCE	9,456,457	11,258,061	1,801,604	19%	11,303,474	10,120,291	1,019,623	9%
	ADMINISTRATIVE								
70000	Insurance	85,000	85,000	-	0%	100,000	100,000	-	0%
70005	Board Supervisors	12,000	12,000	-	0%	12,000	12,000	-	0%
70010	Meeting Advertising	11,060	11,060	-	0%	20,000	20,000	-	0%
70030	Engineering & Consulting	140,000	140,000	-	0%	140,000	140,000	-	0%
70040	Bond Agent Fees (Disclosure)	23,000	132,000	109,000	474%	132,000	75,000	57,000	43%
70041	Arbitrage Report	5,000	32,250	27,250	-	32,250	5,000	27,250	84%
70050	Legal Fees	125,000	125,000	-	0%	125,000	125,000	-	0%
70060	Accounting	110,000	120,000	10,000	9%	120,000	125,000	(5,000)	-4%
70065	Lien Book and Tax Roll	399,500	354,000	(45,500)	-11%	425,000	425,000	-	0%
70070	Annual Audit	30,000	30,000	-	0%	50,000	50,000	-	0%
70080	Trustee	156,000	156,000	-	0%	156,000	150,000	6,000	4%
70090	Manager	238,000	200,000	(38,000)	-16%	200,000	238,000	(38,000)	-19%
70120	Postage	1,500	1,500	-	0%	3,000	3,000	-	0%
70150	Office Supplies	1,500	1,500	-	0%	1,500	1,500	-	0%
70160	Other Current Charges	3,810	5,000	1,190	31%	10,629	10,629	-	0%
70170	Dues, Licenses, Subscriptions, Training	60,000	60,000	-	0%	60,000	60,000	-	0%
70180	Payroll & Payroll Tax Expense	1,165,044	1,569,411	404,368	35%	2,088,294	1,165,044	923,250	44%
70182	Cell Phone	1,000	1,000	-	-	3,000	3,000	-	0%
70183	Healthcare	-	-	-	-	-	-	-	0%
70185	Defined Employee Contribution Plan	38,000	38,000	-	0%	46,000	46,000	-	0%
	TOTAL ADMINISTRATIVE	2,605,414	3,073,721	468,308	18%	3,724,673	2,754,173	970,500	26%
	RESERVES	106,082	985,308	879,226	-	985,308	329,897	655,411	67%
	EXPENSES GRAND TOTAL	12,167,953	15,317,091	3,149,138	26%	16,013,455	13,204,361	2,645,534	17%

Acct#

EXPENSES

	Budget FY2025	ADOPTED Budget FY2026	ADOPTED FY2026 Budget vs. Budget 2025		ESTIMATED BUILDOUT (B)	Prior Buildout Estimate	\$ Change	% Change
REVENUES - % FROM PLATTED LOTS					100%	100%		0%
ASSESSMENTS FROM PLATTED LOTS ^b	11,150,332	13,561,126	2,410,794	22%	16,013,455	13,204,361	2,809,094	18%
ASSESSMENTS FROM UNPLATTED	98,416	\$152,030	53,614	54%			-	
LANDOWNER CONTRIBUTIONS (A) & CENTRAL PARK UTILITY TRANSFER	918,205	918,155	(51)	0%			-	
CARRY FORWARD (HQ)	-	590,000	590,000	0%				
CENTRAL PARK UTILITY TRANSFER - ADDITIONAL ASSESSMENT CENTRAL								
PARK RESIDENTS	-	\$24,780	24,780	0%				
TRANSFER FROM RESERVES	-	60,000	60,000	0%				
INTEREST INCOME	-	10,000	10,000	0%			-	
OTHER INCOME (PARK RENTAL FEES)	1,000	1,000	-	0%			-	
TOTAL	12,167,953	15,317,091	3,149,138	26%	16,013,455	13,204,361	2,809,094	18%
			TOTAL CHANGE VS. PRIOR YEAR			2,809,094		
OPERATING SURPLUS (DEFICIT)	0	0	(0)		0	0	163,560	

(A) INCLUDES LOTS NOT PLATTED AT BEGINNING OF YEAR AND SOLD TO A THIRD PARTY DURING YEAR.

^aLandscape contracts are inclusive of turf maint., shrub & ornamental tree maint., bed maint., and irrigation system programming and inspection. Contracts are not inclusive of palm and canopy tree pruning, mulch, annuals or irrigation repairs.

^bBuildout assessments budget includes a cushion to account for county administration and collection fees equating to 3% and up to 4% for discounts aloud.

(B) BUILDOUT AMOUNTS ARE IN CURRENT YEAR \$. FINAL BUILDOUT AMOUNTS MAY BE SIGNIFICANTLY DIFFERENT DUE TO ECONOMIC FACTORS AND PLAN CHANGES

LAKEWOOD RANCH STEWARDSHIP DISTRICT
FOR OCTOBER 1, 2025 TO SEPTEMBER 30, 2026 DISTRICT OPERATION & MAINTENANCE BUDGET
BUDGET SUMMARY SCHEDULE SHOWING COST PER UNIT & ASSESSMENT PER UNIT

	2025 BUDGET	ADOPTED BUDGET 2026	UNITS	AVG. PER UNIT	ESTIMATED BUILDOUT BUDGET	UNITS	AVG. PER UNIT	PRIOR YEAR	CHANGE VS. PRIOR YEAR
SOURCES OF FUNDS									
ASSESSMENTS - PLATTED PARCELS	\$11,150,332	\$13,561,126	26,960	\$503	\$16,013,455		\$511	\$432	\$79
E						31,334			
NW									
NE									
SRQ									
TAY									
SE									
ASSESSMENTS - UNPLATTED LAND	\$98,416	\$152,030			\$0				
E									
NW									
NE									
SRQ									
TAY									
SE									
LANDOWNER CONTRIBUTIONS - SMR	\$918,205	\$918,155			\$0				
E									
NW									
NE									
SRQ									
TAY									
SE									
PARK RENTAL FEES	\$1,000	\$1,000							
TOTAL SOURCES	\$12,167,953	\$14,632,311	26,960	\$503	\$16,013,455		\$511	\$377	\$134
E						31,334			
NW									
NE									
SRQ									
TAY									
SE									

USES OF FUNDS		Variance	Variance Notes:						
EAST SECTOR	\$1,620,812	\$1,645,311	\$24,499		1,645,311	3,985	\$413	\$407	\$6
NORTHWEST SECTOR	\$1,891,949	\$1,999,699	\$107,750		1,999,699	8,862	\$226	\$227	(\$1)
NORTHEAST SECTOR	\$1,690,055	\$1,742,992	\$52,937		1,742,992	10,814	\$161	\$173	(\$12)
SARASOTA SECTOR	\$1,612,600	\$1,775,004	\$162,404		1,775,004	3,984	\$446	\$453	(\$7)
TAYLOR SECTOR	\$429,500	\$709,515	\$280,015	Homesite construction has not begun in the Southeast Sector and there are zero units platted as of 6/1/25, therefore that sector will not be allocated any general expenses within the 2025/26 budget. The total units used for allocation of general expenses does not include the Southeast units. There are no platted units to be charged and the builders will not be charged a per acre assessment. The Landowner (SMR) will fund the budgeted \$118,000 of expense plus a 10% admin fee. Once units are platted, the Southeast Sector will be added with full per unit and per acre allocations.	1,400,500	3,689	\$380	\$169	\$211
SOUTHEAST SECTOR	-	118,000	\$118,000		114,000	3,912	\$29	\$0	\$29
OPERATIONS & MANAGEMENT	\$405,600	\$529,560	\$123,960		433,000	31,334	\$14	\$15	(\$1)
COMM. SERV. MGMT. FEE	\$340,705	\$424,980	\$84,275		395,808	31,334	\$13	\$15	(\$2)
PARKS	\$1,465,236	\$2,313,000	\$847,764		1,747,600	31,334	\$56	\$58	(\$2)
GENERAL RESERVES	\$106,082	\$985,308	\$879,226		985,308	31,334	\$31	\$13	\$18
ADMINISTRATIVE	\$2,605,414	\$3,073,721	\$468,308		3,724,673	31,334	\$119	\$105	\$14
TOTAL USES	\$12,167,953	\$15,317,091	\$3,149,138		\$ 15,963,895	31,334	\$509	\$377	\$132

			Assessment Maximum Caps	AVG. PER UNIT	PRIOR YEAR	Variance	
NET ADDITION TO FUND BALANCE	\$0	-\$684,780	\$ 3,223.00	EAST SECTOR TOTAL	\$645	\$612	\$33 5%
			\$ 3,208.00	NORTHWEST SECTOR TOTAL	\$458	\$432	\$26 6%
USES CHANGE VS PRIOR YEAR		\$3,149,138	\$ 3,234.00	NORTHEAST SECTOR TOTAL	\$394	\$379	\$15 4%
PERCENTAGE CHANGE		26%	\$ 3,781.00	SARASOTA SECTOR TOTAL	\$678	\$658	\$20 3%
				TAYLOR SECTOR TOTAL	\$612	\$169	\$443 245%
				SOUTHEAST SECTOR TOTAL	\$29	\$0	\$29 #DIV/0!

AVG. PER UNIT	PRIOR YEAR
7% GROSS UP:	7% GROSS UP:
\$691	\$655
\$490	\$462
\$421	\$405
\$726	\$704
\$655	\$181
\$31	\$0

*Taylor Does not include general expense allocations, will need to be added in future years.

Current year per unit assessments are the projected amount of the per unit annual assessments at buildout. The per unit annual assessment at buildout is based on estimated EDU's at buildout and acres within the District. Please see detail schedules on both and please note the following:
BUILDOUT AMOUNTS ARE ESTIMATES BASED ON INFORMATION AT THE TIME OF THIS SCHEDULE USING NEW BUDGET YEAR \$.
ACTUAL BUILDOUT AMOUNTS MAY BE SIGNIFICANTLY DIFFERENT FROM THE AMOUNTS SHOWN ABOVE DUE TO CHANGES IN LAND PLANS, EDU's, INFLATION
Northwest Sector average per unit does not reflect the utility transfer additional assessment that will be applied to the Central Park assessments only.

LAKEWOOD RANCH STEWARDSHIP DISTRICT
ESTIMATED EDU's BY COMMUNITY AND ALLOCATION OF OPERATIONS & MAINTENANCE BUDGET - BASED ON PROJECTIONS AS OF MAY 2024
FOR OCTOBER 1, 2025 TO SEPTEMBER 30, 2026 DISTRICT OPERATIONS & MAINTENANCE BUDGET

ESTIMATED EDU'S	PROJECTED BUILDOUT EDU'S				% OF TOTAL	PLATTED AS OF MAY 2025				% OF TOTAL	W/IN SECTOR %'S	Revenue based on # of EDU			
	AS OF MAY 2025					BUDGET YEAR EDU'S						PER EDU	REVENUE TOTAL	PRIOR YEAR	VAR
	RES UNITS	RES EDU	COMM EDU	TOTAL		RES UNITS	RES EDU	COMM	TOTAL						
EAST SECTOR															
LAKE CLUB - SF - Phase 1 & 2	327	327		327	0.93%	327	327		327	1.21%	9%		211,049	200,138	
LAKE CLUB - SF - Phase 3 (Stock)	68	68		68	0.19%	68	68		68	0.25%	2%		43,888	41,619	
LAKE CLUB - SF - Phase 4 - Stock Development - Genoa	308	308		308	0.87%	308	308		308	1.14%	8%		198,787	188,509	
CC EAST - SF	1,261	1,261		1,261	3.58%	1,261	1,261		1,261	4.68%	33%		813,863	772,397	
CC EAST - MF - "Clubside"	92	46		46	0.13%	92	46		46	0.17%	1%		29,689	28,154	
CCE EAST GOLF COURSE			18	18	0.05%			18	18	0.07%	0%		11,617	11,017	
DEL WEBB - Pulte Homes	1,286	1,286		1,286	3.65%	1,286	1,286		1,286	4.77%	33%		829,999	787,086	
The Isles, Toll Brothers	450	450		450	1.28%	450	450		450	1.67%	12%		290,435	275,419	
Monarch Acres	8	8		8	0.02%	8	8		8	0.03%	0%		5,163	4,896	
Trinity Enterprise Holdings, Inc - ID 588602309 - 69.65 acres			40	40	0.11%				0	0.00%	0%		0	0	
Schroeder Manatee Ranch - ID 588605159 - Corp HQ Building			12.96	12.96	0.04%			12.96	12.96	0.05%	0%		8,365	7,932	
NE Corner of Lorraine & Upkwy:															
Real Sub LLC (Publix) - ID 588601559 - 60,320 sq ft			24.1	24.1	0.07%			24.13	24	0.09%	1%		15,572	14,767	
Real Sub LLC (Libby's, UPS, Dunkin) - ID 588601459 - 16,950 sq ft			6.8	6.8	0.02%			6.78	7	0.03%	0%		4,376	4,150	
PRD Real Estate LLC (Dental) - ID 588600979 - 3,924 sq ft			1.57	1.57	0.00%			1.57	2	0.01%	0%		1,013	961	
Real Sub, LLC (Bank)- ID 588601509 - 4,000 sq ft			1.6	1.6	0.00%			1.60	2	0.01%	0%		1,033	979	
REMAINING EAST LAND - (East of Bourn.) #586100659 & #586100609	105	105		105	0.30%				0	0.00%	0%		0	0	
Waterbury Park - SW corner of Masters & Bournside	21	21		21	0.06%	21	21		21	0.08%	1%		13,554	12,853	
SUBTOTAL	3,926	3,880	105	3,985	11.31%	3,821	3,775	65	3,840	14.24%	100%	\$645	\$2,478,403	\$2,350,877	\$127,526
NW SECTOR															
CENTRAL PARK	826	826		826	2.34%	826	826		826	3.06%	10%		378,454	356,933	
EQUITABLE NATIONAL PROPERTY COMPANY LLC ID #579600989 - 16.16acres			40	40	0.11%				0	0.00%	0%		0	0	
EQUITABLE NATIONAL PROPERTY COMPANY LLC, CENTRAL PARK Commercial - ID #579625759 - 3.25 acres			10	10	0.03%				0	0.00%	0%		0	0	
Lakewood Center South / NW Sector:															
ESPLANADE - SF	954	954		954	2.71%	954	954		954	3.54%	12%		437,101	412,245	
ESPLANADE- MF (Townhomes)	296	148		148	0.42%	296	148		148	0.55%	2%		67,810	63,954	
BRIDGEWATER - Lennar Homes	275	275		275	0.78%	275	275		275	1.02%	3%		125,999	118,834	
HARMONY - SF	142	142		142	0.40%	142	142		142	0.53%	2%		65,061	61,361	
HARMONY - MF (Townhomes)	535	268		268	0.76%	535	268		268	0.99%	3%		122,562	115,593	
LOST CREEK APARTMENTS	272	136		136	0.39%	272	136		136	0.50%	2%		62,312	58,769	
CREEKSIDE APARTMENTS	256	128		128	0.36%	256	128		128	0.47%	2%		58,647	55,312	
LUXE APARTMENTS - Davis Development-Parcel J	237	119		119	0.34%	237	119		119	0.44%	1%		54,294	51,206	
PALISADES (DR Horton)	150	150		150	0.43%	150	150		150	0.56%	2%		68,727	64,818	
WHITE EAGLE PLAZA, Micaso, LLC (Parcel K) - 1.23 acres #579900709			4	4	0.01%		0	3.89	4	0.01%	0%		1,782	1,711	
ANTIGUA, BB Living Site, - 50.67 acres, ID #583250309	192	192		192	0.54%	192	192		192	0.71%	2%		87,970	41,484	
WOODY's, WWS 21 003 SILVER PALMS LLC, (Parcel M) - ID#579900909			1	1	0.00%		0	1.14	1	0.00%	0%		520	980	
SOUTHEASTERN GUIDE DOGS INC - ID #583208309			2	2	0.01%		0		0	0.00%	0%		0	0	
RENATA APARTMENTS, Ryan Companies - ID #583202909 Parcels L to O	502	251		251	0.71%	502	251		251	0.93%	3%		115,002	108,463	
AURORA	247	247		247	0.70%	247	247		247	0.92%	3%		113,170	106,734	
Parcel "H" - Rangeland & Lorraine					0.00%		0		0	0.00%	0%		0	0	
CORE (within LWCS):															
The Green - Lot 1 - ID #583207059 - JMM Lakewood Ranch LLC - 44,330 sq ft			2.95	2.95	0.01%			2.95	2.95	0.01%	0%		1,350	1,273	
The Green - Lot 2 - ID #583207109 - Apple East Holdings LLC - 2762 sq ft			1.10	1.10				1.10	1.10	0.00%	0%		506	477	
The Green - Lot 3 - ID #583207159 - Lakewood Ranch Owner LP - 7,125 sq ft			2.85	2.85				2.85	2.85	0.01%	0%		1,306	1,232	
The Green - Lot 4 - ID #583207209 - Santa Cruz Riverfront, LLC			2.00	2.00				2.00	2.00	0.01%	0%		916	864	
The Green - Lot 5 - ID #583207259 - RUBY PROPERTY LLC - 4,114 sq ft			1.65	1.65				1.65	1.65	0.01%	0%		754	711	
CVS The Green Lot 6 - ID #583207329 - LN Properties CV, LLC - 13,727 sq ft			5.49	5.49				5.49	5.49	0.02%	0%		2,516	2,373	
The Green - Lot 7 - ID #583207359 - DOHENY DRIVE PROPERTIES LLC			2.81	2.81				2.81	2.81	0.01%	0%		1,287	1,213	
The Green - Lots 8 & 9 are Parking Lots - 583208159 & 583208109															
The Green - Lot 10 - ID #583207509 - Lakewood Ranch Owner LP - 44,330 sq ft			17.73	17.73				17.73	17.73	0.07%	0%		8,124	7,662	
The Green - Lot 11 - ID #583207559 - Lakewood Ranch Owner LP - 25,170 sq ft			10.07	10.07				10.07	10.07	0.04%	0%		4,613	4,351	
The Green - Lot 12 - ID #583207609 - Lakewood Ranch Owner LP - 33,971 sq ft			13.59	13.59				13.59	13.59	0.05%	0%		6,226	5,872	
THE RESIDENCES, 11645 MONUMENT LLC Tavistock - ID #583207459	300	150		150	0.43%	300	150		150.00	0.56%	2%		68,727	64,818	
MERCEDES SCIENTIFIC, Bridgehouse Holdings - ID# 583202609 - 55,010 sq ft			22.00	22.00	0.06%			22.00	22.00	0.08%	0%		10,082	9,508	
LWR MOB (Optimal Outcomes) - ID #583204509 - 47,803 sq ft			19.12	19.12	0.05%			19.12	19.12	0.07%	0%		8,761	8,263	
MC SHERIFF OFFICE - ID#583207409 - SMR North 70 LLC - 3,182 sq ft			1.27	1.27	0.00%			1.27	1.27	0.00%	0%		583	550	
LWR PREPARATORY ACADEMY, Red Apple at LWR, LLC; ID# 583204809			47.06	47.06	0.13%			47.06	47.06	0.17%	1%		21,561	20,335	
ORLANDO HEALTH, INC #583204859			260.00	260.00	0.74%					0.00%	0%		0	0	
CNL BRADENTON CROSSLAND LLC, Unit 1 Outback #583208859			1.90	1.90	0.01%			1.90	1.90				871	1	
CNL BRADENTON CROSSLAND LLC, Unit 2 Grocery #583208909			7.77	7.77									0	2	
CNL BRADENTON CROSSLAND LLC, Unit 3 Autozone #583208959			2.95	2.95				2.95	2.95				1,353	3	
CNL BRADENTON CROSSLAND LLC, Unit 4 Dental #583209009			1.68	1.68				1.68	1.68				770	4	
CNL BRADENTON CROSSLAND LLC, Unit 5 #583209059			1.00	1.00					0.00				0	5	
CNL BRADENTON SILVER FALLS EAST LLC #583208609			12.00	12.00									0	6	
CORE RE II LLC #583204959			20.00	20.00									0	7	
CCM CORE SILVER FALLS LLC #583208559			48.00	48.00									0	8	
EMERSON LAKES LLC #583208709, Phase 1	702	351		351.00		702	351		351				160,820	9	
EMERSON LAKES LLC #583208759 & #583208659, Phase 2	360	180		180.00									0	10	
BRIDGE HOUSE HOLDINGS LLC #583204909			12.00	12.00									0	11	
Lakewood Center North 1 - "Commercial Units":															
The Summit, CPF LIVING COMMUNITIES III LAKEWOOD RANCH LLC - ID #58	171	86		85.50	0.24%	171	86		85.50	0.32%	1%		39,174	36,946	
QATT LLC, Parcel G - ID #583206809			10.00	10.00	0.03%		0	0.00	0.00	0.00%	0%		0	0	
RANGELAND OFFICE PARK LLC, Parcel G - ID #583206759			10.00	10.00	0.03%		0	0.00	0.00	0.00%	0%		0	0	
PRIMROSE, EF LWR NORTH LLC- ID #583206709 - 12,236 sq ft			4.89	4.89	0.01%		0	4.89	4.89	0.02%	0%		2,243	2,115	
INTERCOASTAL MEDICAL, Rangeland MOB 11 - Units 6&7 -ID #583206179			9.58	9.58	0.03%		0	9.58	9.58	0.04%	0%		4,391	4,141	
J & B INTERNATIONAL PROPERTIES LLC - Unit 8 - ID #583206259			20.00	20.00	0.06%		0	0.00	0.00	0.00%	0%		0	0	
SCATA Realestate - Unit 9 - ID #583206309			8.95	8.95	0.03%		0	8.95	8.95	0.03%	0%		4,102	3,869	
INTERCOASTAL MEDICAL, Rangeland MOB -Unit 10 -ID #583206359			8.95	8.95	0.03%		0	8.95	8.95	0.03%	0%		4,102	3,869	

LAKEWOOD RANCH STEWARDSHIP DISTRICT
ESTIMATED EDU's BY COMMUNITY AND ALLOCATION OF OPERATIONS & MAINTENANCE BUDGET - BASED ON PROJECTIONS AS OF MAY 2024
FOR OCTOBER 1, 2025 TO SEPTEMBER 30, 2026 DISTRICT OPERATIONS & MAINTENANCE BUDGET

ESTIMATED EDU'S	PROJECTED BUILDOUT EDU'S				% OF TOTAL	PLATTED AS OF MAY 2025				% OF TOTAL	W/IN SECTOR %S	Revenue based on # of EDU			
	AS OF MAY 2025					BUDGET YEAR EDU'S						ASSESSMENTS			
	RES UNITS	RES EDU	COMM EDU	TOTAL		RES UNITS	RES EDU	COMM	TOTAL			PER EDU	REVENUE TOTAL	PRIOR YEAR	VAR
Lakewood Center North:															
ARBOR GRANDE - Standard Pacific - SF	183	183		183	0.52%	183	183		183	0.68%	2%		83,846	79,078	
ARBOR GRANDE - Standard Pacific - MF	122	61		61	0.17%	122	61		61	0.23%	1%		27,949	26,359	
MALLORY PARK - Divosta Homes - SF	379	379		379	1.08%	379	379		379	1.41%	5%		173,649	163,774	
MALLORY PARK - Divosta Homes - MF	38	19		19	0.05%	38	19		19	0.07%	0%		8,705	8,210	
Northland Echo Lake LLD (ECHO LAKE APARTMENTS) ID 579902459	360	180		180	0.51%	360	180		180	0.67%	2%		82,472	77,782	
INDIGO - Neal Homes	556	556		556	1.58%	556	556		556	2.06%	7%		254,746	240,260	
SAVANNAH - Meritage Homes	475	475		475	1.35%	475	475		475	1.76%	6%		217,634	205,258	
Woodleaf Hammock - Homes by Towne - SF	91	91		91	0.26%	91	91		91	0.34%	1%		41,694	39,323	
Woodleaf Hammock - Homes by Towne - MF	162	81		81	0.23%	162	81		81	0.30%	1%		37,112	35,002	
Estia Apartments - ID 567811159	230	115		115	0.33%	230	115		115	0.43%	1%		52,690	49,694	
SUMMERHOUSE APARTMENTS,PR II/LIV - ID #580075059	257	129		129	0.36%	257	129		129	0.48%	2%		58,876	55,528	
ABC Properties LTD - ID 580075109			4	4	0.01%		0	4.39	4	0.02%	0%		2,012	1,898	
Circle K Stores Inc - ID 580075159			2	2	0.01%		0	2.16	2	0.01%	0%		989	932	
CBH Properties Bradenton LLC - ID 580075359			2	2	0.01%			2.12	2	0.01%	0%		970	914	
JORDAN/DASHER- ID 580075309			2	2	0.01%				0	0.00%	0%		0	0	
Auto Zone, DMP RENTALS PARTNERSHIP - ID 580075209			3	3	0.01%			2.90	3	0.01%	0%		1,328	0	
Popeyes, INVESTMENTS AAB TWO LLC- ID 580075259			1	1	0.00%			1	1	0.00%	0%		374	0	
PUBLIX, REAL SUB LLC - ID #580091309			23	23	0.07%			23.10	23	0.09%	0%		10,585	9,983	
Culvers, S&L Properties Lakewood Ranch LLC - ID #580091059			2	2	0.01%			1.83	2	0.01%	0%		840	792	
Panda Express, CFT NV DEVELOPMENTS LLC - ID #580091109			2	2	0.01%			2.00	2	0.01%	0%		916	0	
5/3 Bank, REAL SUB LLC - ID #580091159			1	1	0.00%			0.76	1	0.00%	0%		347	328	
REAL SUB LLC - ID #580091209			3	3	0.01%			2.62	3	0.01%	0%		1,202	1,133	
LEGACY LIFE INVESTMENTS LL - ID #580091259			2	2	0.01%			1.81	2	0.01%	0%		830	783	
Wendy's, CNL BRADENTON WHITE EAGLE WEST LLC - ID #579910659			1	1	0.00%			0.96	1	0.00%	0%		442	0	
CNL BRADENTON POPE LLC - ID #579913559			1	1	0.00%			0.00		0.00%	0%		0	0	
MAVIS SOUTHEAST LLC - ID #579913609			3	3	0.01%			0.00		0.00%	0%		0	0	
CNL BRADENTON POPE LLC - ID #579913659			1	1	0.00%			0.00		0.00%	0%		0	0	
CNL BRADENTON POPE LLC - ID #579913759			1	1	0.00%			0.00		0.00%	0%		0	0	
CNL BRADENTON POPE LLC - ID #579913809			10	10	0.03%			0.00		0.00%	0%		0	0	
CNL BRADENTON POPE LLC - ID #579913709			1	1	0.00%			0.00		0.00%	0%		0	0	
CNL BRADENTON POPE LLC - ID #579910619			10	10	0.03%			0.00		0.00%	0%		0	0	
The Oasis at Manatee River LLC (Piceme) - ID 579900609	292	146		146	0.41%	292	146		146	0.54%	2%		66,894	63,090	
"Artesia" - TI Investors of LWR South LLC - HBT Parcel U - ID 579989679	215	108		108	0.30%	215	108		108	0.40%	1%		49,254	46,453	
"Vida" - TI Investors of LWR North LLC - HBT Parcel U - ID 579989659	304	152		152	0.43%	304	152		152	0.56%	2%		69,643	65,683	
Avalon Woods, NW Corner of 44th & Lorraine - NVR/Ryan Homes - SF Attached	122	122		122	0.35%	122	122		122	0.45%	1%		55,898	52,719	
Avalon Woods, NW Corner of 44th & Lorraine - NVR/Ryan Homes - SF	217	217		217	0.62%	217	217		217	0.80%	3%		99,424	93,771	
Amber Creek, NW Corner of 44th & White Eagle #580134209 -Parcel Y	84	84		84	0.24%	84	84		84	0.31%	1%		38,487	0	
Buisness Park & Commerce Park:															
Harrod Properties															
MDH F1 BRADENTON 1 LLC - ID #567813009 - 60,810 sq ft			24	24	0.07%			24.32	24	0.09%	0%		11,145	10,511	
MDH F1 BRADENTON 1 LLC - ID #567810859 - 60,810 sq ft			24	24	0.07%			24.32	24	0.09%	0%		11,145	10,511	
MDH F1 BRADENTON 1 LLC - ID #567813159 - 60,810 sq ft			24	24	0.07%			24.32	24	0.09%	0%		11,145	10,511	
MDH F1 BRADENTON 1 LLC - ID #567813209 - 60,810 sq ft			24	24	0.07%			24.32	24	0.09%	0%		11,145	10,511	
MDH F1 BRADENTON 1 LLC - ID #567813059 - 100,270 sq ft			40	40	0.11%			40.11	40	0.15%	0%		18,377	17,332	
MDH F1 BRADENTON 1 LLC - ID #567810909 - 100,270 sq ft			40	40	0.11%			40.11	40	0.15%	0%		18,377	17,332	
GATEWOOD CORPORATE CENTER COMMERCIAL CONDOMINIUM O, Building 7 - ID #567814009			24	24	0.07%			24.32	24	0.09%	0%		11,145	10,511	
WSI LAND HOLDINGS LLC, ID #567810959			71	71	0.20%			71.28	71	0.26%	1%		32,658	0	
Business Park															
Midgard Self Storage - ID #579102909 - 6 buildings = total 89,450 sq ft			35.78	35.78	0.10%			35.78	35.78	0.13%	0%		16,394	15,461	
Ungabungawunga - ID #579102409			3.60	3.60	0.01%			3.60	3.60	0.01%	0%		1,649	1,556	
BRADENTON AUTO HOLDINGS LLC - ID#579102609			3.64	3.64	0.01%			3.64	3.64	0.01%	0%		1,668	1,573	
SOLUTIONS BUSINESS PLAZA CONDOMINIUM OWNERS- ID #579104509			4.00	4.00	0.01%			4.00	4.00	0.01%	0%		1,833	1,728	
Sorrentino - ID# 579104209			2.07	2.07	0.01%			2.07	2.07	0.01%	0%		947	893	
IPOOP Palace - ID 579101209			4.00	4.00	0.01%			4.00	4.00	0.01%	0%		1,833	1,728	
KW Realty - ID#579101259 - 2 buildings = 22,067 sq ft			8.83	8.83	0.03%			8.83	8.83	0.03%	0%		4,044	3,814	
SCI Funeral Services of FL - ID 579102659			2.68	2.68	0.01%			2.68	2.68	0.01%	0%		1,228	1,158	
BRADENTON MEDICAL LLC - ID 579103559			3.81	3.81	0.01%			3.81	3.81	0.01%	0%		1,748	1,648	
BRADENTON MEDICAL LLC - ID 579103609			4.11	4.11	0.01%			4.11	4.11	0.02%	0%		1,882	1,775	
LWRG Developments LLC - ID 579102959			7.27	7.27	0.02%			7.27	7.27	0.03%	0%		3,331	3,142	
HONORABLE ROSE LLC - ID 579101159			4.11	4.11	0.01%			4.11	4.11	0.02%	0%		1,885	1,778	
Gray Bella - ID 579101409			7.13	7.13	0.02%			7.13	7.13	0.03%	0%		3,267	3,081	
CROWN BUILDING GROUP LLC, #579102159			2.52	2.52	0.01%			2.52	2.52	0.01%	0%		1,152	1,087	
KGJ Sarasota LLC - ID 579102459			4.94	4.94	0.01%			4.94	4.94	0.02%	0%		2,262	2,134	
Bearing Point Construction - ID 579102209			.82	.82	0.00%			0.82	0.82	0.00%	0%		376	355	
Iriss Group Property Holdings - ID 579102309			17.98	17.98	0.05%			17.98	17.98	0.07%	0%		8,237	7,769	
CROWN BUILDING GROUP LLC- ID 579102059			4.00	4.00	0.01%			0.00	0.00	0.00%	0%		0	0	
American Land Resources - ID 579101459			6.38	6.38	0.02%			6.38	6.38	0.02%	40%		2,925	0	
4816 Lena LLC - ID 579102109			5.28	5.28	0.01%			5.28	5.28	0.02%	0%		2,419	2,282	
Inner Compass at LWR LLC - ID 579102359			2.81	2.81	0.01%			2.81	2.81	0.01%	0%		1,286	0	
4215 Solutions Lane LLC - ID 579103059			5.20	5.20	0.01%			5.20	5.20	0.02%	0%		2,383	0	
CNL BRADENTON 44TH BLK B LLC - ID 579101309			4.00	4.00	0.01%			16.00	16.00	0.06%	0%		7,331	6,914	
9D TECHNOLOGY TERRACE INVESTORS LLC - ID 579103109			4.00	4.00	0.01%			4.00	4.00	0.01%	0%		1,833	1,728	
LWR Commerce Park - ID 579102289			4.00	4.00	0.01%			0.00	0.00	0.00%	0%		0	0	
CNL BRADENTON TECHNOLOGY LLC - ID 579102269			4.00	4.00	0.01%			0.00	0.00	0.00%	0%		0	0	
MARTINEZ COMMERCIAL HOLDINGS LLC - ID #579104709			.81	.81	0.00%			0.81	0.81	0.00%	0%		369	348	
CNL BRADENTON 44TH BLK D LLC - ID 579102759			4.00	4.00	0.01%			0.00	0.00	0.00%	0%		0	0	
CNL BRADENTON 44TH BLK D LLC - ID 579102809			4.00	4.00	0.01%			0.00	0.00	0.00%	0%		0	0	
CNL BRADENTON 44TH BLK D LLC - ID 579102859			4.00	4.00	0.01%			0.00	0.00	0.00%	0%		0	0	
SUBTOTAL	10,504	7,699	1,164	8,862	25.14%	10,144	7,519	670	8,188	30.37%	135%	\$458	\$3,751,769	\$3,266,823	\$484,946

FOR OCTOBER 1, 2025 TO SEPTEMBER 30, 2026 DISTRICT OPERATIONS & MAINTENANCE BUDGET

Operation & Maintenance Annual Assessments Are Charged Per Platted EDU As Follows:

Single Family Home = 1 EDU	Commercial EDU'S	2,500	SQ FT. = 1 EDU
Multi Family Home = 1/2 of EDU	The Square Feet Is Either GDP = General Development Plan - total square fee in Plan - Or Best Estimate		

The Budget Assessment Per EDU amount shown above is grossed up by 7% when placed on the Manatee County Real Estate Taxes Invoice.

The gross up is 4% discount for early payment, Property Appraiser fee of 1.5% & Tax Collector fee of 1.5% 1 EDU = SF, SFD

Per a separate calculation, landowners are charged and direct billed an assessment on a per acre basis for la 0.5 EDU = MF, SFA

Please see schedule of acres for this assessment calculation

The District charges the Land Owner an annual per acre assessment for the undeveloped land equal to 50% of the Administrative per acre buildout budget.

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**LAKWOOD RANCH STEWARDSHIP DISTRICT
FOR OCTOBER 1, 2025 TO SEPTEMBER 30, 2026
RESERVES SUMMARY**

STEWARDSHIP O&M

O&M Reserve Balance as of 8/25/2025	\$ 1,049,028
FY 26 Reserves Addition	\$ 985,308
Planned Capital Expenditures	
Vehicle	\$ (60,000)
Anticipated Reserve Ending Balance	\$ 1,974,336

Note: Ending balance does not include gained interest.

**LAKEWOOD RANCH STEWARDSHIP DISTRICT
FOR OCTOBER 1, 2025 TO SEPTEMBER 30, 2026
PERSONNEL SUMMARY**

ADMINISTRATION PERSONNEL

Executive Director
Administrative Assistant
Town Hall North Purchasing & Administrative Assistant
Part-Time Town Hall North Administrative Assistant

STEWARDSHIP O&M PERSONNEL

Operations Director
Stormwater Maintenance Manager
Landscape Manager
Property & Project Manager
Project Manager
Irrigation Technician 2
Park Services Technician
Maintenance Technician 5
Part-time Water Taxi Captain

BRADEN RIVER UTILITIES (BRU) PERSONNEL

BRU Director
Field Manager
Maintenance Manager
Lead Field Technician
Field Technician 3
Utility Locate Technician

Total Personnel	26
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Acct#	EXPENSES	Budget FY2025	PROPOSED Budget FY2026	PROPOSED FY2026 Budget vs. Budget 2025	
BRU	BRADEN RIVER UTILITIES DEPARTMENT				
	REVENUE				
	Non Potable Water Sales	5,942,860		(5,942,860)	-100%
	Fixed Meter Charges	414,060		(414,060)	-100%
TOTAL BRU REVENUE		6,356,920	8,342,662	(6,356,920)	-100%
BRU	EXPENSES				
	UTILITIES				
	400-60400 Florida Power & Light	500,000	500,000	-	0%
	400-60420 Peace River Electric	400,000	500,000	100,000	
Subtotal Utilities		900,000	1,000,000	100,000	11%
	RECLAIMED WATER				
	400-60421 City of Sarasota Reclaim Water	507,000	507,000	-	0%
	400-60422 City of Bradenton Reclaim Water	468,000	468,000	-	0%
	400-60423 Manatee County Reclaim Water	-	30,000	30,000	#DIV/0!
Subtotal Reclaim Water		975,000	1,005,000	30,000	3%
A. BRU MANAGEMENT					
400-60723	Operations and Maintenance Management Fee, Maintenance Yard, Office - LWRSD	36,000	36,000	-	0%
400-60724	Operations and Maintenance Management Fee - LWRD Personnel	150,000	150,000	-	0%
Subtotal		186,000	186,000	-	0%
B. BRU OPERATIONS					
400-60725	Uniforms	3,000	809	(2,191)	-73%
400-60730	Job Materials	20,000	-	(20,000)	-100%
400-60735	Phone/Tablets	6,000	5,227	(773)	
400-60740	Office Supplies	2,000	1,107	(893)	
400-60745	Fuel & Oil	20,000	11,513	(8,487)	-42%
400-60750	Equipment Repairs (Pumps)	400,000	586,832	186,832	
400-60755	Tools/Machinery	5,000	15,903	10,903	218%
400-60760	Supplies	15,000	24,042	9,042	60%
400-60770	Miscellaneous Maintenance & Expense	200,000	277,465	77,465	39%
400-60780	Vehicle R&M	70,000	12,155	(57,845)	-83%
400-60786	New Customer Meter Connections & Installations	322,000	10,113	(311,887)	-97%
400-60787	Customer Meter Replacement & Maintenance	100,000	8,975	(91,025)	-91%
400-60788	Well Plugging	105,000	-	(105,000)	-100%
400-60789	GIS Implementation & Maintenance	300,000	350,000	50,000	17%
Subtotal Operations		1,568,000	1,304,140	(263,860)	-17%
ADMINISTRATIVE					
400-70000	Insurance	15,480	-	(15,480)	-100%
400-70030	Engineering & Consulting	410,000	367,639	(42,361)	-10%
400-70050	Legal Fees	30,000	2,796	(27,204)	-91%
400-70060	Accounting & HR Services	220,000	181,913	(38,088)	-17%
400-70070	Annual Audit	10,000	10,000	-	0%
400-70120	Postage	-	-	-	#DIV/0!
400-70150	Office Supplies	-	-	-	#DIV/0!
400-70160	Other Current Charges	-	-	-	#DIV/0!
400-70170	Dues, Licenses, Subscriptions, Training	50,000	20,108	(29,892)	-60%
400-70180	Payroll & Payroll Tax Expense	696,395	441,121	(255,274)	-37%
400-70182	Cell Phone	5,000	-	(5,000)	
400-70183	Healthcare	-	26,827	26,827	
400-70685	Defined Employee Contribution Plan	-	6,838	6,838	0%
Subtotal Administrative		1,436,875	1,057,242	(379,633)	-26%
TOTAL BRU Operating Account Expenses		5,065,875	4,552,381	(513,494)	-10%
Operating Surplus to be transferred to Fund Accounts		1,291,045	3,790,280	(5,843,426)	
UTILITY BOND SERIES 2023 FUND ACCOUNTS					
Utility Revenue Bond Series 2023 - Interest 10/1/25					
Utility Revenue Bond Series 2023 - Interest 4/1/26					
Renewal and Replacement Fund					
Utility Revenue Bond Series 2023 - Interest 10/1/26			915,053		
Utility Revenue Bond Series 2023 - Principal 10/1/26			35,000		
Utility Revenue Bond Series 2023 - Interest 4/1/27			914,353		
Renewal and Replacement Fund			1,925,874		
Subtotal UTILITY BOND SERIES 2023 FUND ACCOUNTS		-	3,790,280	-	
Operating Surplus / (Loss)			0		

**LAKEWOOD RANCH STEWARDSHIP DISTRICT
BRADEN RIVER UTILITIES DEPARTMENT
FOR OCTOBER 1, 2025 TO SEPTEMBER 30, 2026
RENEWAL AND REPLACEMENT FUND**

Balance as of 5/27/2025	\$ 1,477,823
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Capital Expenditures

Vehicle	\$ (65,000)
Construction	\$ (250,000)
Meter Upgrade Project	\$ (1,000,000)

R&R FY26 Transfer	\$ 1,925,874
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Anticipated R&R Fund Ending Balance	\$ 2,088,697
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Note: Acquisition Bond requires the R&R Fund have a \$350,000 minimum.
Ending balance does not include gained interest.