

**GRAND HAVEN
COMMUNITY DEVELOPMENT DISTRICT
ADOPTED BUDGET
FISCAL YEAR 2018
PREPARED JUNE 22, 2017**

**GRAND HAVEN
COMMUNITY DEVELOPMENT DISTRICT
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**GRAND HAVEN
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET SUMMARY
FISCAL YEAR 2018**

REVENUES

Assessments (net of discounts)	\$ 3,598,119
Miscellaneous	53,900
Total revenues	3,652,019

EXPENDITURES

Professional & admin

Supervisors	23,000
Professional services	214,963
Insurance	11,896
Property taxes	3,000
Tax collector	74,961
Miscellaneous	32,075
Total professional & admin	359,895

Field operations

Utilities	259,340
Pump house shared facility	14,800
Aquatic contract	57,574
Insurance	50,300
Property maintenance	669,020
Employees	444,953
Amenity management	539,020
Repairs & maintenance: projects	3,350
Amenity & community maintenance	239,686
Gate access control (formerly: Security operations)	198,896
Miscellaneous contingency	4,000
Miscellaneous field operations	54,425
Total field operations	2,535,364

Infrastructure reinvestment

Capital improvements	1,516,100
Total infrastructure reinvestment	1,516,100
Total expenditures	4,411,359
Net change in fund balances	(759,340)
Fund balance - beginning (unaudited)	2,675,404
Fund balance - ending (projected)	
Committed	
Disaster	500,000
Assigned	
3 months working capital	723,815
Unassigned	692,249
Fund balance - ending	\$ 1,916,064

**GRAND HAVEN
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET
FISCAL YEAR 2018**

	Fiscal Year 2017			Total Revenue and Expenditures	Proposed Budget FY 2018
	Adopted Budget FY 2017	Actual through 3/31/2017	Projected through 9/30/2017		
REVENUES					
Assessment levy: general	\$ 2,908,448				\$ 2,951,123
Assessment levy: infrastructure reinvestment	758,083				788,292
Assessment levy - Escalante, LLC ³	8,626				8,626
Allowable discounts (4%)	(147,006)				(149,922)
Assessment levy - net	3,528,151	\$ 3,281,171	\$ 239,706	\$ 3,520,877	3,598,119
Reuse water	32,000	11,971	19,383	31,354	32,000
Gate & amenity guest	12,000	5,577	6,826	12,403	12,000
Tennis	2,400	1,321	1,141	2,462	2,400
Room rentals	2,000	850	1,800	2,650	2,000
Interest and miscellaneous	5,500	24,312	2,700	27,012	5,500
Amenity activity share	-	12,425	-	12,425	-
Total revenues	3,582,051	3,337,627	271,556	3,609,183	3,652,019
EXPENDITURES					
Professional & admin					
Supervisors - regular meetings	12,000	5,600	6,400	12,000	12,000
Supervisor - workshops	11,000	2,600	8,400	11,000	11,000
District management	34,968	17,484	17,484	34,968	35,807
Administrative	9,307	4,653	4,654	9,307	9,530
Accounting	19,194	9,597	9,597	19,194	19,655
Assessment roll preparation	8,725	4,362	4,363	8,725	8,934
Disclosure report	2,000	1,000	1,000	2,000	2,000
Trustee	7,837	4,337	3,500	7,837	7,837
Audit	11,200	11,200	-	11,200	11,300
Arbitrage rebate calculation	2,400	-	2,400	2,400	2,400
Legal - general counsel	87,500	29,677	57,823	87,500	87,500
Engineering	18,000	3,105	14,895	18,000	30,000
Insurance: general liability & public officials	11,896	10,227	-	10,227	11,896
Legal advertising	3,500	233	3,267	3,500	3,500
Bank fees	1,500	758	742	1,500	1,500
Dues & licenses	175	175	-	175	175
Website hosting & development	1,800	619	1,181	1,800	1,800
Communications: e-blast	500	-	500	500	500
Music licensing	3,000	3,002	-	3,002	3,100
IT support	18,000	7,186	10,814	18,000	18,000
Property taxes	3,000	2,560	440	3,000	3,000
Postage	3,000	811	2,189	3,000	3,000
Office supplies	500	-	500	500	500
Tax collector	73,503	65,623	7,880	73,503	74,961
Total professional & admin	344,505	184,809	158,029	342,838	359,895

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GENERAL FUND BUDGET
FISCAL YEAR 2018**

	Fiscal Year 2017			Total Revenue and Expenditures	Proposed Budget FY 2018
	Adopted Budget FY 2017	Actual through 3/31/2017	Projected through 9/30/2017		
EXPENDITURES (continued)					
Field operations					
Electric					
Electric services - #12316, 85596, 65378	5,040	1,230	3,810	5,040	5,040
Electric- Village Center - #18308	41,500	11,095	30,405	41,500	41,500
Electric - Creekside - #87064, 70333	21,500	7,313	14,187	21,500	21,500
Street lights ¹	23,000	7,554	15,446	23,000	23,000
Propane - spas/café	38,750	21,776	16,974	38,750	38,750
Garbage - amenity facilities	7,800	4,480	3,320	7,800	7,800
Water/sewer					
Water services ²	98,750	46,528	52,222	98,750	98,750
Water - Village Center - #324043-44997	11,000	5,033	5,967	11,000	11,000
Water - Creekside - #324043-45080	12,000	3,795	8,205	12,000	12,000
Pump house shared facility	14,800	5,079	9,721	14,800	14,800
Aquatic contract	44,615	18,250	26,365	44,615	44,615
Aquatic contract: lake watch	4,076	1,665	2,411	4,076	4,076
Aquatic contract: aeration maintenance	2,755	-	2,755	2,755	2,755
Lake bank spraying	6,128	2,914	3,214	6,128	6,128
Hurricane clean-up	-	407,426	42,000	449,426	-
Insurance: property	42,172	44,382	-	44,382	45,000
Insurance: auto general liability	600	591	9	600	600
Flood insurance	4,700	2,000	2,700	4,700	4,700
Property maintenance					
Horticultural consultant	9,600	4,000	5,600	9,600	9,600
Landscape enhancement	25,000	6,945	18,055	25,000	25,000
Landscape repairs & replacement	15,000	-	15,000	15,000	15,000
Sidewalk repairs & replacement	10,000	-	10,000	10,000	10,000
Landscape maintenance contract services	531,420	221,184	310,236	531,420	531,420
Landscape maintenance: croquet	28,000	11,667	16,333	28,000	28,000
Tree maintenance (Oak tree pruning)	30,000	-	30,000	30,000	30,000
Optional 3rd flower rotation	14,000	17,550	-	17,550	20,000
Irrigation repairs & replacement	20,000	3,346	16,654	20,000	20,000
Street light maintenance	20,000	8,180	11,820	20,000	20,000
Lift truck repairs & maintenance	5,000	1,524	3,476	5,000	5,000
Holiday lights	8,000	8,462	-	8,462	9,000
Staff support and amenity operations					
Payroll	321,940	141,294	180,646	321,940	321,940
Merit pay/bonus	10,000	3,484	6,516	10,000	12,000
Payroll taxes	42,013	10,501	31,512	42,013	42,013
Health insurance	38,000	18,680	19,320	38,000	43,000
Insurance: workers' compensation	9,750	16,455	-	16,455	16,500
Payroll services	3,000	1,689	1,311	3,000	3,000
Mileage reimb: operations manager	2,500	1,101	1,399	2,500	2,500
Car allowance: staff	4,000	1,500	2,500	4,000	4,000

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	Fiscal Year 2017			Total Revenue and Expenditures	Proposed Budget FY 2018
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EXPENDITURES (continued)					
Amenity Management	477,225	198,844	278,381	477,225	477,225
Amenity Operations & Maintenance	61,795	25,748	36,047	61,795	61,795
Amenity A/C maintenance and service	3,750	194	3,556	3,750	3,750
Fitness equipment service	6,500	2,790	3,710	6,500	6,500
Amenity cable/internet	14,500	7,026	7,474	14,500	14,500
Office supplies: field operations	11,000	3,451	7,549	11,000	11,000
Village center telephone, fax	10,000	1,672	8,328	10,000	10,000
Creekside telephone & fax	10,000	3,771	6,229	10,000	10,000
Pool/spa permits	875	-	875	875	875
Pool chemicals	13,176	5,585	7,591	13,176	13,176
Pest control	3,050	916	2,134	3,050	3,050
Amenity maintenance	85,000	30,149	54,851	85,000	85,000
Community maintenance	71,760	19,723	52,037	71,760	71,760
CERT operations	500	-	500	500	500
Repairs & maintenance: projects					
Fire & security system	3,350	2,935	415	3,350	3,350
Gate access control (formerly: Security operations)					
Gate access control staffing	121,396	54,484	66,912	121,396	121,396
Additional guards	25,000	-	25,000	25,000	25,000
Guardhouse & gate facility maintenance	18,500	6,120	12,380	18,500	18,500
Gate communication devices	12,000	8,479	3,521	12,000	12,000
Gate operating supplies	22,000	5,089	16,911	22,000	22,000
Special events	8,000	508	7,492	8,000	10,000
Miscellaneous contingency	4,000	231	3,769	4,000	4,000
Total field operations	<u>2,509,786</u>	<u>1,446,388</u>	<u>1,525,751</u>	<u>2,972,139</u>	<u>2,535,364</u>
Total admin & field ops expenditures	<u>2,854,291</u>	<u>1,631,197</u>	<u>1,683,780</u>	<u>3,314,977</u>	<u>2,895,259</u>
Infrastructure reinvestment					
Capital improvements ⁴					
General infrastructure replacement/repair	600,705	257,521	343,184	600,705	916,100
Road project	912,000	-	312,000	312,000	600,000
Total infrastructure reinvestment	<u>1,512,705</u>	<u>257,521</u>	<u>655,184</u>	<u>912,705</u>	<u>1,516,100</u>
Total expenditures	<u>4,366,996</u>	<u>1,888,718</u>	<u>2,338,964</u>	<u>4,227,682</u>	<u>4,411,359</u>

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FISCAL YEAR 2018**

	Fiscal Year 2017			Total Revenue and Expenditures	Proposed Budget FY 2018
	Adopted Budget FY 2017	Actual through 3/31/2017	Projected through 9/30/2017		
EXPENDITURES (continued)					
Excess/(deficiency) of revenues over/(under) expenditures	(784,945)	1,448,909	(2,067,408)	(618,499)	(759,340)
Fund balance - beginning (unaudited)	3,480,420	3,293,903	4,742,812	3,293,903	2,675,404
Fund balance - ending (projected)					
Committed					
Disaster ⁶	500,000	500,000	500,000	500,000	500,000
Assigned					
3 months working capital ⁵	713,573	713,573	713,573	713,573	723,815
Unassigned	1,481,902	3,529,239	1,461,831	1,461,831	692,249
Fund balance - ending	<u>\$ 2,695,475</u>	<u>\$ 4,742,812</u>	<u>\$ 2,675,404</u>	<u>\$ 2,675,404</u>	<u>\$ 1,916,064</u>

¹See exhibit 1.

²See exhibit 2.

³See exhibit 3

⁴See exhibit 4. Also, please note that in conformity with the District's capitalization policy, only items/projects in excess of \$5,000 will be reflected on the schedule of capital assets.

⁵This item represents fund balance that will be needed to cover expenditures from October through December each fiscal year. Note, fiscal current fiscal year assessments should be sufficient to replenish this component of fund balance as it will be needed for the same purpose in the subsequent fiscal year.

⁶This item represents a portion of fund balance that is intended to cover the costs of a material disaster, which is defined as aggregate expenditures in excess of \$50,000 that are necessary to mitigate significant damage resulting from a hurricane, tornado, flood, sinkhole or chemical spill within the boundaries of the District.

⁷This item represents fund balance that will be expended in the future for road repairs.

**GRAND HAVEN
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES**

EXPENDITURES

Professional and Administrative Services

Supervisors - regular meetings	\$ 12,000
<p>Statutorily set at \$200 per Supervisor for each meeting of the Board of Supervisors not to exceed \$4,800 for each fiscal year. The District anticipates twelve meetings and all five Board Members receiving fees.</p>	
Supervisor - workshops	11,000
<p>Statutorily set at \$200 per Supervisor for each meeting of the Board of Supervisors not to exceed \$4,800 for each fiscal year. The District anticipates eleven workshop meetings and all five Board Members receiving fees.</p>	
District management	35,807
<p>Wrathell, Hunt and Associates, LLC specializes in managing community development districts in the State of Florida by combining the knowledge, skills and experience of a team of professionals to ensure compliance with all governmental requirements of the District, develop financing programs, administer the issuance of tax exempt bonds and operate & maintain the assets of the community.</p>	
Administrative	9,530
<p>Wrathell, Hunt and Associates, LLC provides administrative services to the District under the management services agreement. These services include preparation of meeting agenda and minutes, maintaining the District website, records retention, resident requests and all regulatory requirements involving documentation of District activities.</p>	
Accounting	19,655
<p>Wrathell, Hunt and Associates, LLC provides budget preparation and reporting, cash management, revenue reporting and accounts payable functions.</p>	
Assessment roll preparation	8,934
<p>Wrathell, Hunt and Associates, LLC provides assessment roll services, which include preparing, maintaining and transmitting the annual lien roll with the annual special assessment amounts for the operating, maintenance and capital assessments. This was titled "financial consulting services" in the previous fiscal year.</p>	
Disclosure report	2,000
<p>Wrathell, Hunt and Associates, LLC provides disclosure report services. 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.</p>	
Trustee	7,837
<p>Annual fees paid to U.S. Bank for services provided as trustee, paying agent and registrar.</p>	
Audit	11,300
<p>The District is required to undertake an independent examination of its books, records and accounting procedures each year. This audit is conducted pursuant to Florida State Law and the Rules of the Auditor General. Grau & Associates conducts the District's audit.</p>	
Arbitrage rebate calculation	2,400
<p>To ensure the District's compliance with all tax regulations, annual computations are necessary to calculate the arbitrage rebate liability.</p>	
Legal - general counsel	87,500
<p>Clark & Albaugh, LLP. provides on-going general counsel and legal representation. These lawyers are confronted with issues relating to public finance, public bidding, rulemaking, open meetings, public records, real property dedications, conveyances and contracts. In this capacity, this firm provides services as "local government lawyers" realizing that this type of local government is very limited in its scope – providing infrastructure and services to developments.</p>	

**GRAND HAVEN
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES**

EXPENDITURES (continued)

Engineering	30,000
<p>The District has engaged a District Engineer to provide engineering, consulting and construction services to the District while crafting solutions with sustainability for the long-term interests of the community while recognizing the needs of government, the environment and maintenance of the District's facilities.</p>	
Insurance: general liability & public officials ³	11,896
<p>The District carries public officials and general liability and public officials insurance with policies written by Preferred Governmental Insurance Trust and these amounts have been combined for the current year budget. The limit of liability is set at \$2,000,000 for general liability (\$4,000,000 general aggregate) and \$2,000,000 for public officials liability (\$2,000,000 general aggregate).</p>	
Legal advertising	3,500
<p>The District advertises for monthly meetings, special meetings, public hearings, public bids, etc.</p>	
Bank fees	1,500
<p>Bank charges incurred during the year.</p>	
Dues & licenses	175
<p>Annual fee paid to the Florida Department of Economic Opportunity.</p>	
Website hosting & development	1,800
<p>Atlas Professional Services Inc, provides website hosting for a fee of \$10.00 per month and website maintenance at an hourly rate of \$115.00. The agreement went into effect on October 1, 2009 and shall remain in full force and effect until terminated by either party.</p>	
Communications: e-blast	500
<p>Constant Contact, Inc. transmits District news and information to the residents via email.</p>	
Music licensing	3,100
IT support	18,000
Property taxes	3,000
<p>The District pays property taxes to Flagler County on certain parcels of land within the District. Ad valorem taxes are assessed for the parking lot at Escalante Golf.</p>	
Postage	3,000
<p>Mailing of agenda packages, overnight deliveries, correspondence, etc.</p>	
Office Supplies	500
<p>Accounting and administrative supplies.</p>	
Tax collector	74,961
<p>The tax collector's fee is 2% of assessments collected.</p>	
Field operations	
<i>Electric</i>	
Electric services - #12316,65378,85596	5,040
<p>FPL charges for electric usage at the main entrance, guardhouse (AC/heat) and lights(#65378), pond aerator, electric at south entrance (#12316) and electric at the north entrance gate house.</p>	
Electric- Village Center - #18308	41,500
<p>FPL charges for electric usage at the Village Center, which includes air conditioning, heating, pool equipment, café appliances and lights.</p>	
Electric - Creekside - #87064, 70333	21,500
<p>FPL charges for electric usage at the Creekside facility, which includes air conditioning, heating, pool equipment and lights. Account #87064 is for air conditioning and account #70333 is for pool pumps and lighting.</p>	

**GRAND HAVEN
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES**

EXPENDITURES (continued)

Street lights ¹	23,000
FPL bills for energy usage of the 495 streetlights located within the District as shown in exhibit 1.	
Propane - Pool/spas/café	38,750
Propane gas is provided by Amerigas Corporation for water heating purposes at the Village Center and Creekside. The agreement went into effect on July 30, 2009 and either party may terminate the agreement upon 30-days written notice. There are two tanks at the Village Center, a 1000 gallon to provide auxiliary pool heating, spa heating and hot water for fitness center. A 500 gallon tank provides café cooking and hot water needs. A 500 gallon tank at Creekside provides auxiliary pool, spa and water heating needs. An auxiliary pool heater was installed at Creekside in March 2010.	
Garbage - amenity facilities	7,800
District contracts with Waste Management Corporation to supply dumpsters for garbage and trash removal at Village Center and Creekside.	
<i>Water/Sewer</i>	
Water services ²	98,750
Reuse and potable water is supplied by City of Palm Coast for irrigation purposes. Exhibit 2 lists all of the accounts. The potable water accounts were not converted to reuse because of the extensive conversion costs (account #'s 46201, 46064 and 46200).	
Water - Village Center	11,000
Potable water/sewer is supplied to the Village Center by the City of Palm Coast. (account # 44997)	
Water - Creekside	12,000
Potable water/sewer is supplied to Creekside by the City of Palm Coast (account # 45080).	
Pump house shared facility	14,800
The District has a shared services agreement with Escalante Golf for the operation and maintenance costs of the Marlin Drive pump house. The District bills Escalante Golf 75% of all costs and pays the remaining 25% per the agreement. The agreement went into effect on November 10, 2005 and shall terminate upon the termination of the reclaimed water agreement that went into effect November 17, 2005 and is still in effect.	
Aquatic contract	44,615
Aquatic Systems Inc. provides algae and aquatic weed control, shoreline grass control to the water's edge, water chemistry testing, triploid grass carp stocking and permitting, carp barrier installation and management reporting for the 47 waterways located within the District.	
Aquatic contract: lake watch	4,076
Aquatic contract: aeration maintenance	2,755
Lake bank spraying	6,128
Property insurance	45,000
The District carries property insurance with Florida Property Alliance. This policy insures District property and contents.	

**GRAND HAVEN
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES**

EXPENDITURES (continued)

Insurance: Auto general liability	600
Represents automobile insurance for the District's E-350 work van with lift bucket. The limit of liability is \$1,000,000 for any one accident or loss.	
Flood insurance	4,700
The District carries flood insurance. The limit of coverage is \$4,000,000. The deductible is \$1,000 (except for the conspan and walking bridges). The deductible for the conspan and walking bridges is 5% of their respective values.	
Property maintenance	
Horticultural consultant	9,600
The District contracted with Louise Leister (horticulturalist) in March 2010 to audit current landscape specifications and develop a landscape master plan that will provide ecological, environmental and economical benefits.	
Landscape enhancement	25,000
Landscape repairs & replacement	15,000
Repairs and/or replacement of existing turf, trees, plants and other landscaping.	
Sidewalk repairs & replacement	10,000
Repairs and/or replacement of existing sidewalks.	
Landscape maintenance service contract	531,420
Effective October 1, 2014, the District has agreed to compensate Austin Outdoors/Yellowstone for general landscape maintenance services at an annual rate of \$515,380 for year 1 and 2 of the initial term of the agreement (after reducing for croquet landscape maintenance exp), payable in twelve equal monthly installments of \$42,948.34. In year 3 of the contract, the District has agreed to compensate Austin Outdoors/Yellowstone for general landscape maintenance services at an annual rate of \$531,418.21 that is also payable in twelve equal monthly installments of \$44,284.85. Annual palm tree pruning services are included (after reducing for croquet landscape	
Landscape maintenance: croquet	28,000
Effective May 1, 2015, the District has entered into an agreement with Precision Land Grading to maintain the croquet courts.	
Tree maintenance (Oak tree pruning)	30,000
Optional 3rd flower rotation	20,000
Irrigation repairs & maintenance	20,000
Irrigation repairs and maintenance are provided by Austin Outdoor/Yellowstone. This includes sprinkler system inspections, nozzle adjustments, cleaning, and timer adjustments. Additional repairs are provided upon district approval.	
Street light maintenance	20,000
Repair and maintenance costs associated with the 495 streetlights including all fixtures and lighting parts.	
Lift truck repairs & maintenance	5,000
Holiday lights	9,000
The District provides annual holiday decorations.	
<i>Staff support and amenity operations</i>	
Payroll	321,940
This is payroll for all District employees, which includes: a full-time operations manager, maintenance worker III, maintenance worker I, gate access/administrative support, a full-time administrative support specialist and a maintenance worker. Please note, payroll has been increased by 5% to account for employee wage increases and overtime.	
Merit pay/bonus	12,000
Employee merit and performance based compensation.	

**GRAND HAVEN
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES**

EXPENDITURES (continued)

Payroll taxes	42,013
FICA tax is currently 7.65%.	
Health insurance	43,000
Estimated cost of health insurance for the District's employees.	
Insurance: workers' compensation	16,500
Payroll services	3,000
Payroll for District employees is provided by ADP Corporation	
Mileage reimb: operations manager	2,500
Operations Manager is reimbursed for business mileage at a rate of \$.585/mile per employment agreement. If this is above IRS guideline for mileage reimbursement, the difference will be a taxable benefit.	
Car allowance: staff	4,000
Amenity Management	477,225
The District contracts to manage, maintain and program the District's Village Center, Creekside Amenity Center, and Village Center Café.	
Amenity Operations & Maintenance	61,795
The District contracts for operation and maintenance of seven tennis courts and bocce court as well as swimming pool maintenance services.	
Amenity A/C maintenance and service	3,750
Mike Morello, Inc. provides preventative maintenance on air conditioning systems including filters. The term of agreement commenced on February 2014 and shall expire on January 2015.	
Fitness equipment service	6,500
Lloyd's exercise equipment provides quarterly maintenance on the exercise equipment at Village Center and Creekside fitness centers for \$1700 annually. Lloyd's charges the District \$175 four times per year for service to Creekside and charges \$250 four times per year for service to the Village Center. Lloyd's also performs any repairs or adjustment service to fitness equipment for an additional cost.	
Amenity cable/internet	14,500
Bright House Communications provides cable and internet service at the Village Center and Creekside.	
Office supplies: field operations	11,000
Includes paper, printer cartridges, toner, supplies, folders, binders, equipment purchases, coffee supplies, employee logo shirts and other miscellaneous items.	

**GRAND HAVEN
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES**

EXPENDITURES (continued)

Village center telephone, fax AT&T provides telephone and fax service at the Village Center.	10,000
Creekside telephone & fax AT&T provides telephone and fax service at Creekside.	10,000
Pool/spa permits City of Palm Coast requires annual pool and spa permits to operate these facilities.	875
Pool chemicals The District is billed for pool and spa chemicals at the Village Center and Creekside by Poolsure, Inc.	13,176
Pest control Includes quarterly termite treatment and pest control at each location.	3,050
<i>Repairs and maintenance</i>	
Amenity maintenance These are general expenditures that relate to the maintenance, repair & replacement of district facilities as follows: <ul style="list-style-type: none"> • Pool equipment repair & maintenance • Tennis court equipment & maintenance • Croquet Court equipment & maintenance • Café repairs & maintenance • Amenity building & facility repairs & equipment • Facility Furniture (Pool, croquet, office, & meeting room) • Golf cart repairs & maintenance • Security Cameras repairs & maintenance Purchases of new items in excess of \$5,000 will be reflected in the capital improvements section.	85,000
Community maintenance These are general expenditures that relate to the maintenance, repair & replacement of District improvements as follows: <ul style="list-style-type: none"> • Painting supplies • Power washing equipment, maintenance & repairs • Sign repair & maintenance • Community repairs supplies • Wooden footbridge repairs & maintenance • Pier repairs & maintenance • Wildlife management • Storage facility rental • Boat & Trailer repairs & maintenance • Security cameras repairs & maintenance • Fence repair & maintenance Purchases of new items in excess of \$5,000 will be reflected in the capital improvements section.	71,760

**GRAND HAVEN
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES**

EXPENDITURES (continued)

CERT operations	500
Fire & security system	3,350
These expenditures relate to fire and security tests that are performed periodically.	
<i>Gate access control operations</i>	
Gate access control staffing	121,396
The District contracts to provide security personnel 24/7 at the main gate entrance. Security personnel also monitor access remotely at non-manned entrances. Should the District request extraordinary security officers to work on New Year's Day, Memorial Day, Independence Day, Labor Day, Thanksgiving or Christmas Day, the rate for the extraordinary officers will be 50% above the standard rate.	
Additional guards	25,000
As needed for overflow traffic at main gate.	
Guard & gate facility maintenance	18,500
Repair and maintenance of gate access equipment.	
Gate communication devices	12,000
Gate operating supplies	22,000
This includes gate transmitters, gate poles, keypads, control loops, detectors, visitor passes and access strips.	
Special events	10,000
Expense associated with Board sanctioned events and activities.	
Miscellaneous contingency	4,000
Expenses of an expedient or required nature that have not been budgeted elsewhere.	
Infrastructure reinvestment	
Capital improvements ⁴	
General infrastructure replacement/repair	916,100
Road project	600,000
Total expenditures	<u>\$ 4,411,359</u>

¹See exhibit 1.

²See exhibit 2.

⁴See exhibit 4.

**GRAND HAVEN
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND BUDGET - SERIES 2004A BONDS
FISCAL YEAR 2018**

	Fiscal Year 2017			Total Revenue and Expenditures	Proposed Budget FY 2018
	Adopted Budget FY 2017	Actual through 3/31/2017	Projected through 9/30/2017		
REVENUE					
Assessment levy - gross	\$ 32,040				\$ 31,680
Allowable discounts (4%)	(1,282)				(1,267)
Assessment levy - net	30,758	\$ 28,735	\$ 2,023	\$ 30,758	30,413
Assessment prepayments	-	786	-	786	-
Interest	-	127	-	127	-
Total revenue	30,758	29,648	2,023	31,671	30,413
EXPENDITURES					
Debt service					
Principal	35,000	-	35,000	35,000	35,000
Interest	5,880	2,940	2,940	5,880	3,920
Total debt service	40,880	2,940	37,940	40,880	38,920
Other fees & charges					
Tax collector	641	574	67	641	634
Total other fees & charges	641	574	67	641	634
Total expenditures	41,521	3,514	38,007	41,521	39,554
Net change in fund balances	(10,763)	26,134	(35,984)	(9,850)	(9,141)
Beginning fund balance (unaudited)	74,813	75,293	101,427	75,293	65,443
Ending fund balance (projected)	\$ 64,050	\$101,427	\$ 65,443	\$ 65,443	56,302
Use of fund balance:					
Debt service reserve account balance (required)					(37,506)
Interest expense - November 1, 2018					(980)
Projected fund balance surplus/(deficit) as of September 30, 2018					<u>\$ 17,816</u>

Grand Haven

Community Development District

Series 2004 A

\$375,000

Debt Service Schedule

Date	Principal	Coupon	Interest	Total P+I
11/01/2016	-	-	2,940.00	2,940.00
05/01/2017	35,000.00	5.600%	2,940.00	37,940.00
11/01/2017	-	-	1,960.00	1,960.00
05/01/2018	35,000.00	5.600%	1,960.00	36,960.00
11/01/2018	-	-	980.00	980.00
05/01/2019	35,000.00	5.600%	980.00	35,980.00
Total	\$105,000.00	-	\$11,760.00	\$116,760.00

**GRAND HAVEN
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND BUDGET - SERIES 2008 BONDS
FISCAL YEAR 2018**

	Fiscal Year 2017			Total Revenue and Expenditures	Proposed Budget FY 2018
	Adopted Budget FY 2017	Actual through 3/31/2017	Projected through 9/30/2017		
REVENUE					
Assessment levy - gross	\$ 641,772				\$ 641,412
Allowable discounts (4%)	(25,671)				(25,656)
Assessment levy - net	616,101	\$ 573,137	\$ 41,463	\$ 614,600	615,756
Interest	-	775	775	1,550	-
Total revenue	616,101	573,912	42,238	616,150	615,756
EXPENDITURES					
Debt service					
Principal	585,000	-	585,000	585,000	605,000
Interest	84,680	42,224	42,224	84,448	57,304
Total debt service	669,680	42,224	627,224	669,448	662,304
Other fees & charges					
Tax collector	12,835	11,463	1,372	12,835	12,828
Total other fees & charges	12,835	11,463	1,372	12,835	12,828
Total expenditures	682,515	53,687	628,596	682,283	675,132
Net change in fund balances	(66,414)	520,225	(586,358)	(66,133)	(59,376)
Beginning fund balance (unaudited)	309,509	314,035	834,260	314,035	247,902
Ending fund balance (projected)	\$243,095	\$834,260	\$247,902	\$ 247,902	188,526
Use of fund balance:					
Debt service reserve account balance (required)					(100,533)
Interest expense - November 1, 2018					(14,616)
Projected fund balance surplus/(deficit) as of September 30, 2018					\$ 73,377

Grand Haven

Community Development District

Series 2008

Debt Service Schedule

Date	Principal	Coupon	Interest	Total P+I
11/01/2016	-	-	42,224.00	42,224.00
05/01/2017	585,000.00	4.640%	42,224.00	627,224.00
11/01/2017	-	-	28,652.00	28,652.00
05/01/2018	605,000.00	4.640%	28,652.00	633,652.00
11/01/2018	-	-	14,616.00	14,616.00
05/01/2019	630,000.00	4.640%	14,616.00	644,616.00
Total	\$1,820,000.00	-	\$170,984.00	\$1,990,984.00

**GRAND HAVEN
COMMUNITY DEVELOPMENT DISTRICT
PROPOSED ASSESSMENTS**

Projected Fiscal Year 2018 Assessments

Description	Number of Units	General Fund		Debt Service Fund		Combined (General & Debt Service Funds)				
		Admin & Field Ops	Prior Year to Current Year Change	Infrastructure Reinvestment	Prior Year to Current Year Change	DSF	Prior Year to Current Year Change	Total FY 2018 Assessments	Total FY 2017 Assessment	Prior Year to Current Year Change
SF	1,806.0	\$ 1,544.52	\$ 22.33	\$ 412.57	\$ 15.81	\$ 360.00	\$ -	\$ 2,317.09	\$ 2,278.95	\$ 38.14
SF - Parcel 505	89.0	1,544.52	22.33	412.57	15.81	360.00	-	2,317.09	2,278.95	38.14
Golf Course - Regular	15.7	1,544.52	22.33	412.57	15.81	360.00	-	2,317.09	2,278.95	38.14
Golf Course - Escalante, LLC	-	8,626.00	-	-	-	-	-	8,626.00	8,626.00	-
Total	1,910.7									

Adopted Fiscal Year 2017 Assessments

Description	Number of Units	General Fund		Debt Service Fund		Combined (General & Debt Service Funds)				
		Admin & Field Ops	Prior Year to Current Year Change	Infrastructure Reinvestment	Prior Year to Current Year Change	DSF	Prior Year to Current Year Change	Total FY 2017 Assessments	FY 2016 Assessment	Prior Year to Current Year Change
SF	1,806.0	\$ 1,522.19	\$ 80.90	\$ 396.76	\$ (56.31)	\$ 360.00	\$ (31.00)	\$ 2,278.95	\$ 2,285.36	\$ (6.41)
SF - Parcel 505	89.0	1,522.19	80.90	396.76	(56.31)	360.00	(128.00)	2,278.95	2,382.36	(103.41)
Golf Course - Regular	15.7	1,522.19	80.90	396.76	(56.31)	360.00	(31.00)	2,278.95	2,285.36	(6.41)
Golf Course - Escalante, LLC	-	8,626.00	703.00	-	-	-	-	8,626.00	7,923.00	703.00
Total	1,910.7									

**GRAND HAVEN
COMMUNITY DEVELOPMENT DISTRICT
EXHIBIT 1**

Account #'s that relate to electricity for street lighting

03077-72418*	16841-20452*	31746-34414*	46892-40333	66887-97353*	80103-38286*	97059-34025*
03844-22077*	16866-58285	35053-32407*	49308-52514*	67454-73121*	82303-80555*	99617-71459*
04372-49345	17910-68354*	36422-53078*	52075-89531*	68719-54092*	83099-93130*	
05037-89539	20058-80410*	37829-63213	52774-87285	72285-32359*	86205-52096*	
05565-12564*	23450-60517*	38925-47443*	54366-71209	72722-70245	86660-17150*	
05770-78538*	24131-28287	40124-01297*	55367-58377*	73389-69343*	86884-88256*	
10691-90344*	24993-66322*	40478-68239*	56830-70071	75081-99150	86997-84032*	
11192-53019*	26621-29358*	41361-55118*	61848-75257	75340-89474*	87761-91358*	
12025-64199*	30240-53518*	43324-82035*	62701-24370*	76404-37286	92764-39248*	
12154-81233	31332-89193*	44402-71122*	65696-77369*	77367-05133	95788-94216*	

*Reflected as a part of summary billing FPL account 79833-72397

**GRAND HAVEN
COMMUNITY DEVELOPMENT DISTRICT
EXHIBIT 2**

Account #'s that relate to reuse and potable water

312835-75856	324043-45002	324043-45014	324043-45050	324043-47719
312835-77861	324043-45004	324043-45016	324043-45051	324043-47720
312835-77862	324043-45005	324043-45017	324043-45053	324043-47721
324043-36855	324043-45006	324043-45018	324043-45060	324043-47723
324043-44991	324043-45008	324043-45019	324043-45061	324043-47724
324043-44992	324043-45009	324043-45020	324043-45070	324043-47725
324043-44993	324043-45010	324043-45023	324043-46064	324043-49044
324043-44998	324043-45011	324043-45024	324043-46200	324043-75899
324043-44999	324043-45012	324043-45033	324043-46201	324043-77740
324043-45001	324043-45013	324043-45049	324043-46926	

**GRAND HAVEN
COMMUNITY DEVELOPMENT DISTRICT
EXHIBIT 3**

Escalante, LLC (Golf Course) Assessment Detail

\$ 2,044	Landscape
306	Water
133	Irrigation repairs
3,600	Property taxes on 2 District parking lot parcels
675	Maintenance: pump house equipment
538	Premium related to property ins for Marlin Dr pumphouse
404	Golf course share of CDD parking lot water fee (acct #312835-75941)
581	Aquatic service contract: Marlin Drive reuse pond
<hr/>	
8,281	Subtotal
345	4% allowable discount
<hr/>	
<u>\$ 8,626</u>	Total assessment

EXHIBIT 4
Expected FY 2017 Capital Needs Based on 10 Year Plan, Draft 4, 6/15/2016

Priority	Type	Planned Projects for FY2017	Location	Budget Amount
M	B	Landscape rejuvenation and vine removal	GH	
		Vine Removal		\$ 50,000
		Other		\$ 25,000
M	B	FY 2018 Road Projects	GH	\$ 600,000
M	A	Community emergency radio communications	VC	\$ 7,500
M	A	Village Center emergency power supply backup	VC	\$ 6,500
M	A	Village Center impact resistant windows	VC	\$ 12,500
M	B	Repair VC Buildings Stucco	VC	\$ 300,000
M	B	Village Center-Additional Bathroom Project	VC	\$ 100,000
M	B	Replace rotting wooden signs on Waterside Parkway	WSP	\$ 10,000
M	B	Repair brick paver crosswalks - Main Gate & Montague	MG/MON	\$ 16,000
M	B	Rejuvenate cocquina path in Front Street	FS	\$ 40,000
M	B	Convert landscape lights to LED	MG	\$ 35,000
M	B	Replace The Crossing Entrance cameras	CX	\$ 3,000
M	B	Replace steel street light poles with terminal rust	WSP	\$ 25,000
M	B	Replace Center Park Gazebo steel roof	FS	\$ 24,000
M	B	Expand Café storage area	VC	\$ 54,000
M	B	Replace shuffleboard court	VC	\$ 10,000
W	C	Pergalo lights - replace with marine grade housing and LED lights	VC	\$ 3,400
W	C	VC building lights - convert to LED	VC	\$ 4,000
M	B	Replace exterior lights - 4 large;16 small - wait till stucco done	VC	\$ 5,200
M	B	Replace fence and windscreens on tennis courts 5-7	VC	\$ 45,000
M	B	Replace tot lot facilities	VC	\$ 30,000
M	B	Replace 1 piece of exercise equipment	VC/CAC	\$ 5,000
M	B	Replace 1 AC unit	VC/CAC	\$ 10,000
M	B	Office Renovation-new desks/chairs, furniture and wall coverings	CAC	\$ 25,000
M	B	Upgrade Access Control system/software	CAC	\$ 30,000
W	C	CAC building - convert to LED lights	CAC	\$ 5,000
M	B	Upgrade Surveillance Cameras to HD	GH	\$ 25,000
M	B	Replace VC chaise Lounges and Chairs	VC	\$ 10,000
M	B	Modernize pool area support columns	VC	not yet planned
W	E	Main Guard House Roof Coating	GH	not yet planned
W	E	Birding path behind Pelican Ct	PC	not yet planned
W	E	Replace Tile around CAC building	CAC	not yet planned
M	B	Café Bar Renovation-new bar top & front; add glass rack above bar	VC	not yet planned
		TOTAL CAPITAL PROJECTS FOR FY2018		\$ 1,516,100
		Minus (-) Road Budget for FY2018		\$ (600,000)
		Equals (=) the amount remaining available for other General Infrastructure FY2017 Project		\$ 916,100
		Total use of Fund Balance		\$ 759,340
		Total Capital Projects for FY2017		\$ 1,516,100
		Minus (-)Total Committed Fund Balance being used for Projects		\$ 759,340
		Equals (=) Amount needed to be funded by General Fund Assessment		\$ 756,760
Priority	M	Must Do		
	W	Want to Do		
Type of project:				
	A	Safety & Health Must Do		
	B	Preserve Capital Must Do		
	C	Cost Savings		
	E	Request		