

**EDGEWATER WEST  
COMMUNITY DEVELOPMENT DISTRICT  
PROPOSED BUDGET  
FISCAL YEAR 2027**

**EDGEWATER WEST  
COMMUNITY DEVELOPMENT DISTRICT  
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**EDGEWATER WEST  
COMMUNITY DEVELOPMENT DISTRICT  
GENERAL FUND BUDGET  
FISCAL YEAR 2027**

	Fiscal Year 2026				Proposed Budget FY 2027
	Adopted Budget FY 2026	Actual through 3/31/2026	Projected through 9/30/2026	Total Actual & Projected	
<b>REVENUES</b>					
Assessment levy: on-roll - gross	\$ -				\$ -
Allowable discounts (4%)	-				-
Assessment levy: on-roll - net	-	-	-	-	-
Assessment levy: off-roll	-	-	-	-	-
Landowner contribution	345,590	89,466	292,062	381,528	370,495
Total revenues	<u>345,590</u>	<u>89,466</u>	<u>292,062</u>	<u>381,528</u>	<u>370,495</u>
<b>EXPENDITURES</b>					
<b>Professional &amp; administrative</b>					
Supervisors	-	215	-	215	-
Management/accounting/recording	48,000	24,000	24,000	48,000	48,000
Legal	25,000	11,684	13,316	25,000	25,000
Engineering	2,000	31,600	-	31,600	2,000
Audit	5,500	-	5,500	5,500	5,500
Arbitrage rebate calculation	500	-	500	500	500
Dissemination agent	2,000	1,000	1,000	2,000	2,000
DSF accounting - series 2024	5,500	-	5,500	5,500	5,500
Trustee	5,500	4,246	1,254	5,500	5,500
Telephone	200	100	100	200	200
Postage	500	152	348	500	500
Printing & binding	500	250	250	500	500
Legal advertising	1,750	334	1,416	1,750	1,750
Annual special district fee	175	175	-	175	175
Insurance	6,500	5,565	935	6,500	6,500
Contingencies/bank charges	750	2,500	-	2,500	2,500
Website hosting & maintenance	705	532	173	705	705
Website ADA compliance	210	-	210	210	210
Total professional & administrative	<u>105,290</u>	<u>82,353</u>	<u>54,502</u>	<u>136,855</u>	<u>107,040</u>

**EDGEWATER WEST  
COMMUNITY DEVELOPMENT DISTRICT  
GENERAL FUND BUDGET  
FISCAL YEAR 2027**

	Fiscal Year 2026				Proposed Budget FY 2027
	Adopted Budget FY 2026	Actual through 3/31/2026	Projected through 9/30/2026	Total Actual & Projected	
<b>Field operations</b>					
Field operations management	16,000	7,292	8,708	16,000	16,000
O&M accounting	3,300	-	3,300	3,300	3,300
Stormwater management					
Lake maintenance	5,500	-	5,500	5,500	9,600
Streetlighting	2,000	-	2,000	2,000	2,000
Irrigation meter activate	3,000	-	3,000	3,000	-
Pressure washing	1,000	-	-	-	-
Electricity	2,500	-	2,500	2,500	2,500
Landscape maint.					
Maintenance contract	100,000	22,971	77,029	100,000	160,055
Plant replacement	10,000	-	5,000	5,000	10,000
Landscape contingency	10,000	-	-	-	10,000
Irrigation	20,000	-	20,000	20,000	20,000
Irrigation repairs	5,000	8,165	6,000	14,165	15,000
Mulch	25,000	-	25,000	25,000	-
Annuals	20,000	-	20,000	20,000	-
Toho water expenses	-	-	-	-	-
Other operation expenses	15,000	-	15,000	15,000	-
Trash services	2,000	-	2,000	2,000	-
Repairs & maintenance	-	-	-	-	15,000
Total field operations	<u>240,300</u>	<u>38,428</u>	<u>195,037</u>	<u>233,465</u>	<u>263,455</u>
Total expenditures	<u>345,590</u>	<u>120,781</u>	<u>249,539</u>	<u>370,320</u>	<u>370,495</u>
Excess/(deficiency) of revenues over/(under) expenditures	-	(31,315)	42,523	11,208	-
Fund balance - beginning (unaudited)	-	(11,208)	(42,523)	(11,208)	-
Fund balance - ending (projected)					
Assigned					
Working capital	-	-	-	-	-
Unassigned	-	(42,523)	-	-	-
Fund balance - ending	<u>\$ -</u>	<u>\$ (42,523)</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>

**EDGEWATER WEST  
COMMUNITY DEVELOPMENT DISTRICT  
DEFINITIONS OF GENERAL FUND EXPENDITURES**

**EXPENDITURES**

**Professional & administrative**

Management/accounting/recording	\$ 48,000
<p><b>Wrathell, Hunt and Associates, LLC</b> (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.</p>	
Legal	25,000
<p>General counsel and legal representation, which includes issues relating to public finance, public bidding, rulemaking, open meetings, public records, real property dedications, conveyances and contracts.</p>	
Engineering	2,000
<p>The District's Engineer will provide 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.</p>	
Audit	5,500
<p>Statutorily required for the District to undertake an independent examination of its books, records and accounting procedures.</p>	
Arbitrage rebate calculation	500
<p>To ensure the District's compliance with all tax regulations, annual computations are necessary to calculate the arbitrage rebate liability.</p>	
Dissemination agent	2,000
<p>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 &amp; Associates serves as dissemination agent.</p>	
DSF accounting - series 2024	5,500
Trustee	5,500
Telephone	200
Postage	500
<p>Telephone and fax machine.</p>	
Printing & binding	500
<p>Mailing of agenda packages, overnight deliveries, correspondence, etc.</p>	
Legal advertising	1,750
<p>Letterhead, envelopes, copies, agenda packages</p>	
Annual special district fee	175
<p>The District advertises for monthly meetings, special meetings, public hearings, public bids, etc.</p>	
Insurance	6,500
<p>Annual fee paid to the Florida Department of Economic Opportunity.</p>	
Contingencies/bank charges	2,500
<p>Bank charges and other miscellaneous expenses incurred during the year and automated AP routing etc.</p>	
Website hosting & maintenance	705
Website ADA compliance	210

**EDGEWATER WEST  
COMMUNITY DEVELOPMENT DISTRICT  
DEFINITIONS OF GENERAL FUND EXPENDITURES**

**EXPENDITURES (continued)**

Field operations management	16,000
O&M accounting	3,300
Stormwater management	
Lake maintenance	9,600
Streetlighting	2,000
Electricity	2,500
Landscape maint.	
Maintenance contract	160,055
Plant replacement	10,000
Landscape contingency	10,000
Irrigation	20,000
Irrigation repairs	15,000
Repairs & maintenance	15,000
Total expenditures	<u>\$ 370,495</u>

**EDGEWATER WEST  
COMMUNITY DEVELOPMENT DISTRICT  
DEBT SERVICE FUND BUDGET - SERIES 2024  
FISCAL YEAR 2027**

	Fiscal Year 2026			Total Actual & Projected	Proposed Budget FY 2027
	Adopted Budget FY 2026	Actual through 3/31/2026	Projected through 9/30/2026		
<b>REVENUES</b>					
Assessment levy: off-roll	\$1,890,600	\$ 286,391	\$1,604,209	\$1,890,600	\$1,890,600
Interest	-	39,978	-	39,978	-
Total revenues	<u>1,890,600</u>	<u>326,369</u>	<u>1,604,209</u>	<u>1,930,578</u>	<u>1,890,600</u>
<b>EXPENDITURES</b>					
<b>Debt service</b>					
Principal	430,000	-	430,000	430,000	450,000
Interest	1,467,813	733,906	733,907	1,467,813	1,448,463
Total expenditures	<u>1,897,813</u>	<u>733,906</u>	<u>1,163,907</u>	<u>1,897,813</u>	<u>1,898,463</u>
Excess/(deficiency) of revenues over/(under) expenditures	(7,213)	(407,537)	440,302	32,765	(7,863)
Fund balance:					
Beginning fund balance (unaudited)	265,192	2,703,883	2,296,346	2,703,883	2,736,648
Ending fund balance (projected)	<u>\$ 257,979</u>	<u>\$2,296,346</u>	<u>\$2,736,648</u>	<u>\$2,736,648</u>	<u>2,728,785</u>
Use of fund balance:					
Debt service reserve account balance (required)					(1,890,600)
Interest expense - November 1, 2027					(714,106)
Projected fund balance surplus/(deficit) as of September 30, 2027					<u>\$ 124,079</u>

**EDGEWATER WEST  
COMMUNITY DEVELOPMENT DISTRICT  
SERIES 2024 AMORTIZATION SCHEDULE**

	<b>Principal</b>	<b>Coupon Rate</b>	<b>Interest</b>	<b>Debt Service</b>	<b>Bond Balance</b>
11/01/25			733,906.25	733,906.25	27,680,000.00
05/01/26	430,000.00	4.500%	733,906.25	1,163,906.25	27,250,000.00
11/01/26			724,231.25	724,231.25	27,250,000.00
05/01/27	450,000.00	4.500%	724,231.25	1,174,231.25	26,800,000.00
11/01/27			714,106.25	714,106.25	26,800,000.00
05/01/28	470,000.00	4.500%	714,106.25	1,184,106.25	26,330,000.00
11/01/28			703,531.25	703,531.25	26,330,000.00
05/01/29	490,000.00	4.500%	703,531.25	1,193,531.25	25,840,000.00
11/01/29			692,506.25	692,506.25	25,840,000.00
05/01/30	515,000.00	4.500%	692,506.25	1,207,506.25	25,325,000.00
11/01/30			680,918.75	680,918.75	25,325,000.00
05/01/31	540,000.00	4.500%	680,918.75	1,220,918.75	24,785,000.00
11/01/31			668,768.75	668,768.75	24,785,000.00
05/01/32	565,000.00	5.250%	668,768.75	1,233,768.75	24,220,000.00
11/01/32			653,937.50	653,937.50	24,220,000.00
05/01/33	595,000.00	5.250%	653,937.50	1,248,937.50	23,625,000.00
11/01/33			638,318.75	638,318.75	23,625,000.00
05/01/34	630,000.00	5.250%	638,318.75	1,268,318.75	22,995,000.00
11/01/34			621,781.25	621,781.25	22,995,000.00
05/01/35	660,000.00	5.250%	621,781.25	1,281,781.25	22,335,000.00
11/01/35			604,456.25	604,456.25	22,335,000.00
05/01/36	695,000.00	5.250%	604,456.25	1,299,456.25	21,640,000.00
11/01/36			586,212.50	586,212.50	21,640,000.00
05/01/37	735,000.00	5.250%	586,212.50	1,321,212.50	20,905,000.00
11/01/37			566,918.75	566,918.75	20,905,000.00
05/01/38	775,000.00	5.250%	566,918.75	1,341,918.75	20,130,000.00
11/01/38			546,575.00	546,575.00	20,130,000.00
05/01/39	815,000.00	5.250%	546,575.00	1,361,575.00	19,315,000.00
11/01/39			525,181.25	525,181.25	19,315,000.00
05/01/40	860,000.00	5.250%	525,181.25	1,385,181.25	18,455,000.00
11/01/40			502,606.25	502,606.25	18,455,000.00
05/01/41	905,000.00	5.250%	502,606.25	1,407,606.25	17,550,000.00
11/01/41			478,850.00	478,850.00	17,550,000.00
05/01/42	955,000.00	5.250%	478,850.00	1,433,850.00	16,595,000.00
11/01/42			453,781.25	453,781.25	16,595,000.00
05/01/43	1,005,000.00	5.250%	453,781.25	1,458,781.25	15,590,000.00
11/01/43			427,400.00	427,400.00	15,590,000.00
05/01/44	1,060,000.00	5.250%	427,400.00	1,487,400.00	14,530,000.00
11/01/44			399,575.00	399,575.00	14,530,000.00
05/01/45	1,120,000.00	5.500%	399,575.00	1,519,575.00	13,410,000.00
11/01/45			368,775.00	368,775.00	13,410,000.00
05/01/46	1,185,000.00	5.500%	368,775.00	1,553,775.00	12,225,000.00
11/01/46			336,187.50	336,187.50	12,225,000.00
05/01/47	1,250,000.00	5.500%	336,187.50	1,586,187.50	10,975,000.00
11/01/47			301,812.50	301,812.50	10,975,000.00
05/01/48	1,320,000.00	5.500%	301,812.50	1,621,812.50	9,655,000.00
11/01/48			265,512.50	265,512.50	9,655,000.00

**EDGEWATER WEST  
COMMUNITY DEVELOPMENT DISTRICT  
SERIES 2024 AMORTIZATION SCHEDULE**

	<b>Principal</b>	<b>Coupon Rate</b>	<b>Interest</b>	<b>Debt Service</b>	<b>Bond Balance</b>
05/01/49	1,395,000.00	5.500%	265,512.50	1,660,512.50	8,260,000.00
11/01/49			227,150.00	227,150.00	8,260,000.00
05/01/50	1,475,000.00	5.500%	227,150.00	1,702,150.00	6,785,000.00
11/01/50			186,587.50	186,587.50	6,785,000.00
05/01/51	1,560,000.00	5.500%	186,587.50	1,746,587.50	5,225,000.00
11/01/51			143,687.50	143,687.50	5,225,000.00
05/01/52	1,645,000.00	5.500%	143,687.50	1,788,687.50	3,580,000.00
11/01/52			98,450.00	98,450.00	3,580,000.00
05/01/53	1,740,000.00	5.500%	98,450.00	1,838,450.00	1,840,000.00
11/01/53			50,600.00	50,600.00	1,840,000.00
05/01/54	1,840,000.00	5.500%	50,600.00	1,890,600.00	-
11/01/54			-	-	-
<b>Total</b>	<b>27,680,000.00</b>		<b>27,804,650.00</b>	<b>55,484,650.00</b>	

**EDGEWATER WEST  
COMMUNITY DEVELOPMENT DISTRICT  
DEBT SERVICE FUND BUDGET - SERIES 2026 AREA2  
FISCAL YEAR 2027**

	Fiscal Year 2026				Proposed Budget FY 2027
	Adopted Budget FY 2026	Actual through 3/31/2026	Projected through 9/30/2026	Total Actual & Projected	
<b>REVENUES</b>					
Assessment levy: off-roll	-	-	\$ 329,781	\$ 329,781	\$ 828,511
Total revenues	-	-	329,781	329,781	828,511
<b>EXPENDITURES</b>					
<b>Debt service</b>					
Principal	-	-	-	-	170,000
Interest	-	-	62,292	62,292	659,563
Underwriter's discount	-	237,500	-	237,500	-
Cost of issuance	-	99,416	-	99,416	-
Total expenditures	-	336,916	62,292	399,208	829,563
Excess/(deficiency) of revenues over/(under) expenditures	-	(336,916)	267,489	(69,427)	(1,052)
<b>OTHER FINANCING SOURCES/(USES)</b>					
Bond proceeds	-	1,230,372	-	1,230,372	-
Total other financing sources/(uses)	-	1,230,372	-	1,230,372	-
Net increase/(decrease) in fund balance	-	893,456	267,489	1,160,945	(1,052)
Fund balance:					
Beginning fund balance (unaudited)	-	-	893,456	-	1,160,945
Ending fund balance (projected)	\$ -	\$ 893,456	\$1,160,945	\$ 1,160,945	1,159,893
Use of fund balance:					
Debt service reserve account balance (required)					(828,513)
Interest expense - November 1, 2027					(326,169)
Projected fund balance surplus/(deficit) as of September 30, 2027					<u>\$ 5,211</u>

**EDGEWATER WEST  
COMMUNITY DEVELOPMENT DISTRICT  
SERIES 2026 AA2 AMORTIZATION SCHEDULE**

	<b>Principal</b>	<b>Coupon Rate</b>	<b>Interest</b>	<b>Debt Service</b>	<b>Bond Balance</b>
05/01/26			62,292.01	62,292.01	11,875,000.00
11/01/26			329,781.25	329,781.25	11,875,000.00
05/01/27	170,000.00	4.250%	329,781.25	499,781.25	11,705,000.00
11/01/27			326,168.75	326,168.75	11,705,000.00
05/01/28	180,000.00	4.250%	326,168.75	506,168.75	11,525,000.00
11/01/28			322,343.75	322,343.75	11,525,000.00
05/01/29	185,000.00	4.250%	322,343.75	507,343.75	11,340,000.00
11/01/29			318,412.50	318,412.50	11,340,000.00
05/01/30	195,000.00	4.250%	318,412.50	513,412.50	11,145,000.00
11/01/30			314,268.75	314,268.75	11,145,000.00
05/01/31	200,000.00	4.250%	314,268.75	514,268.75	10,945,000.00
11/01/31			310,018.75	310,018.75	10,945,000.00
05/01/32	210,000.00	4.250%	310,018.75	520,018.75	10,735,000.00
11/01/32			305,556.25	305,556.25	10,735,000.00
05/01/33	220,000.00	4.250%	305,556.25	525,556.25	10,515,000.00
11/01/33			300,881.25	300,881.25	10,515,000.00
05/01/34	230,000.00	5.500%	300,881.25	530,881.25	10,285,000.00
11/01/34			294,556.25	294,556.25	10,285,000.00
05/01/35	245,000.00	5.500%	294,556.25	539,556.25	10,040,000.00
11/01/35			287,818.75	287,818.75	10,040,000.00
05/01/36	260,000.00	5.500%	287,818.75	547,818.75	9,780,000.00
11/01/36			280,668.75	280,668.75	9,780,000.00
05/01/37	270,000.00	5.500%	280,668.75	550,668.75	9,510,000.00
11/01/37			273,243.75	273,243.75	9,510,000.00
05/01/38	285,000.00	5.500%	273,243.75	558,243.75	9,225,000.00
11/01/38			265,406.25	265,406.25	9,225,000.00
05/01/39	305,000.00	5.500%	265,406.25	570,406.25	8,920,000.00
11/01/39			257,018.75	257,018.75	8,920,000.00
05/01/40	320,000.00	5.500%	257,018.75	577,018.75	8,600,000.00
11/01/40			248,218.75	248,218.75	8,600,000.00
05/01/41	340,000.00	5.500%	248,218.75	588,218.75	8,260,000.00
11/01/41			238,868.75	238,868.75	8,260,000.00
05/01/42	360,000.00	5.500%	238,868.75	598,868.75	7,900,000.00
11/01/42			228,968.75	228,968.75	7,900,000.00
05/01/43	380,000.00	5.500%	228,968.75	608,968.75	7,520,000.00
11/01/43			218,518.75	218,518.75	7,520,000.00
05/01/44	400,000.00	5.500%	218,518.75	618,518.75	7,120,000.00
11/01/44			207,518.75	207,518.75	7,120,000.00
05/01/45	425,000.00	5.500%	207,518.75	632,518.75	6,695,000.00
11/01/45			195,831.25	195,831.25	6,695,000.00
05/01/46	445,000.00	5.500%	195,831.25	640,831.25	6,250,000.00
11/01/46			183,593.75	183,593.75	6,250,000.00
05/01/47	475,000.00	5.875%	183,593.75	658,593.75	5,775,000.00
11/01/47			169,640.63	169,640.63	5,775,000.00
05/01/48	500,000.00	5.875%	169,640.63	669,640.63	5,275,000.00
11/01/48			154,953.13	154,953.13	5,275,000.00
05/01/49	530,000.00	5.875%	154,953.13	684,953.13	4,745,000.00
11/01/49			139,384.38	139,384.38	4,745,000.00

**EDGEWATER WEST  
COMMUNITY DEVELOPMENT DISTRICT  
SERIES 2026 AA2 AMORTIZATION SCHEDULE**

	<b>Principal</b>	<b>Coupon Rate</b>	<b>Interest</b>	<b>Debt Service</b>	<b>Bond Balance</b>
05/01/50	565,000.00	5.875%	139,384.38	704,384.38	4,180,000.00
11/01/50			122,787.50	122,787.50	4,180,000.00
05/01/51	600,000.00	5.875%	122,787.50	722,787.50	3,580,000.00
11/01/51			105,162.50	105,162.50	3,580,000.00
05/01/52	635,000.00	5.875%	105,162.50	740,162.50	2,945,000.00
11/01/52			86,509.38	86,509.38	2,945,000.00
05/01/53	675,000.00	5.875%	86,509.38	761,509.38	2,270,000.00
11/01/53			66,681.25	66,681.25	2,270,000.00
05/01/54	715,000.00	5.875%	66,681.25	781,681.25	1,555,000.00
11/01/54			45,678.13	45,678.13	1,555,000.00
05/01/55	755,000.00	5.875%	45,678.13	800,678.13	800,000.00
11/01/55			23,500.00	23,500.00	800,000.00
05/01/56	800,000.00	5.875%	23,500.00	823,500.00	-
11/01/56			-	-	-
<b>Total</b>	<b>11,875,000.00</b>		<b>13,306,210.76</b>	<b>25,118,918.75</b>	

**EDGEWATER WEST  
COMMUNITY DEVELOPMENT DISTRICT  
DEBT SERVICE FUND BUDGET - SERIES 2026 MSTR INF  
FISCAL YEAR 2027**

	Fiscal Year 2026				Proposed Budget FY 2027
	Adopted Budget FY 2026	Actual through 3/31/2026	Projected through 9/30/2026	Total Actual & Projected	
<b>REVENUES</b>					
Assessment levy: off-roll	-	-	-	-	\$1,596,005
Total revenues	-	-	-	-	1,596,005
<b>EXPENDITURES</b>					
<b>Debt service</b>					
Interest	-	-	150,733	150,733	1,596,000
Underwriter's discount	-	532,000	-	532,000	-
Tax collector	-	-	-	-	-
Cost of issuance	-	223,832	-	223,832	-
Total expenditures	-	755,832	150,733	906,565	1,596,000
Excess/(deficiency) of revenues over/(under) expenditures	-	(755,832)	(150,733)	(906,565)	5
<b>OTHER FINANCING SOURCES/(USES)</b>					
Bond proceeds	-	3,305,364	-	3,305,364	-
Total other financing sources/(uses)	-	3,305,364	-	3,305,364	-
Net increase/(decrease) in fund balance	-	2,549,532	(150,733)	2,398,799	5
Fund balance:					
Beginning fund balance (unaudited)	-	-	2,549,532	-	2,398,799
Ending fund balance (projected)	\$ -	\$2,549,532	\$2,398,799	\$2,398,799	2,398,804
Use of fund balance:					
Debt service reserve account balance (required)					(1,596,000)
Interest expense - November 1, 2027					(798,000)
Projected fund balance surplus/(deficit) as of September 30, 2027					<u>\$ 4,804</u>

**EDGEWATER WEST  
COMMUNITY DEVELOPMENT DISTRICT  
SERIES 2026 (MASTER INFRASTRUCTURE) AMORTIZATION SCHEDULE**

	Principal	Coupon Rate	Interest	Debt Service	Bond Balance
05/01/26			150,733.33	150,733.33	26,600,000.00
11/01/26			798,000.00	798,000.00	26,600,000.00
05/01/27		6.000%	798,000.00	798,000.00	26,600,000.00
11/01/27			798,000.00	798,000.00	26,600,000.00
05/01/28		6.000%	798,000.00	798,000.00	26,600,000.00
11/01/28			798,000.00	798,000.00	26,600,000.00
05/01/29		6.000%	798,000.00	798,000.00	26,600,000.00
11/01/29			798,000.00	798,000.00	26,600,000.00
05/01/30		6.000%	798,000.00	798,000.00	26,600,000.00
11/01/30			798,000.00	798,000.00	26,600,000.00
05/01/31		6.000%	798,000.00	798,000.00	26,600,000.00
11/01/31			798,000.00	798,000.00	26,600,000.00
05/01/32		6.000%	798,000.00	798,000.00	26,600,000.00
11/01/32			798,000.00	798,000.00	26,600,000.00
05/01/33		6.000%	798,000.00	798,000.00	26,600,000.00
11/01/33			798,000.00	798,000.00	26,600,000.00
05/01/34		6.000%	798,000.00	798,000.00	26,600,000.00
11/01/34			798,000.00	798,000.00	26,600,000.00
05/01/35		6.000%	798,000.00	798,000.00	26,600,000.00
11/01/35			798,000.00	798,000.00	26,600,000.00
05/01/36		6.000%	798,000.00	798,000.00	26,600,000.00
11/01/36			798,000.00	798,000.00	26,600,000.00
05/01/37		6.000%	798,000.00	798,000.00	26,600,000.00
11/01/37			798,000.00	798,000.00	26,600,000.00
05/01/38		6.000%	798,000.00	798,000.00	26,600,000.00
11/01/38			798,000.00	798,000.00	26,600,000.00
05/01/39		6.000%	798,000.00	798,000.00	26,600,000.00
11/01/39			798,000.00	798,000.00	26,600,000.00
05/01/40		6.000%	798,000.00	798,000.00	26,600,000.00
11/01/40			798,000.00	798,000.00	26,600,000.00
05/01/41	26,600,000.00	6.000%	798,000.00	27,398,000.00	-
<b>Total</b>	<b>26,600,000.00</b>		<b>23,940,000.00</b>	<b>50,540,000.00</b>	

**EDGEWATER WEST  
COMMUNITY DEVELOPMENT DISTRICT  
ASSESSMENT COMPARISON  
PROJECTED FISCAL YEAR 2027 ASSESSMENTS**

**Off-Roll Assessments**

**Series 2024**

<u>Product/Parcel</u>	<u>Units</u>	<b>FY 2027 O&amp;M    FY 2027 DS    FY 2027 Total    FY 2026</b>			
		<b>Assessments per Unit</b>	<b>Assessment per Unit</b>	<b>Assessment per Unit</b>	<b>Total Assessment per Unit</b>
TH	660	-	\$ 765.00	\$ 765.00	\$ 765.00
Villa	350	-	1,050.00	1,050.00	1,050.00
SF 50'	560	-	1,500.00	1,500.00	1,500.00
SF 60'	99	-	1,800.00	1,800.00	1,800.00
<b>Total</b>	<b>1,669</b>				

**Off-Roll Assessments**

**Series 2026 AA2**

<u>Product/Parcel</u>	<u>Units</u>	<b>FY 2027 O&amp;M    FY 2027 DS    FY 2027 Total    FY 2026</b>			
		<b>Assessments per Unit</b>	<b>Assessment per Unit</b>	<b>Assessment per Unit</b>	<b>Total Assessment per Unit</b>
TH	166	-	\$ 764.97	\$ 764.97	n/a
Villa	87	-	1,049.96	1,049.96	n/a
SF 50'	288	-	1,499.95	1,499.95	n/a
SF 60'	99	-	1,799.94	1,799.94	n/a
<b>Total</b>	<b>640</b>				

**Off-Roll Assessments**

**Series 2026 Master Infrastructure**

<u>Product/Parcel</u>	<u>Units</u>	<b>FY 2027 O&amp;M    FY 2027 DS    FY 2027 Total    FY 2026</b>			
		<b>Assessments per Unit</b>	<b>Assessment per Unit</b>	<b>Assessment per Unit</b>	<b>Total Assessment per Unit</b>
TH	422	-	\$ 426.96	\$ 426.96	n/a
Villa	645	-	586.02	586.02	n/a
SF 45'	237	-	753.46	753.46	n/a
SF 50'	312	-	837.17	837.17	n/a
SF 55'	287	-	920.89	920.89	n/a
SF 60'	82	-	1,004.61	1,004.61	n/a
SF 65'	231	-	1,088.32	1,088.32	n/a
<b>Total</b>	<b>2,216</b>				