

**ORMOND CROSSINGS WEST  
COMMUNITY DEVELOPMENT DISTRICT  
PROPOSED BUDGET  
FISCAL YEAR 2027**

**ORMOND CROSSINGS WEST  
COMMUNITY DEVELOPMENT DISTRICT  
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**ORMOND CROSSINGS WEST  
COMMUNITY DEVELOPMENT DISTRICT  
GENERAL FUND BUDGET  
FISCAL YEAR 2027**

	Fiscal Year 2026				Proposed Budget FY 2027
	Proposed Budget FY 2026	Actual through 02/28/2026	Projected through 9/30/2026	Total Actual & Projected	
<b>REVENUES</b>					
Landowner contribution - OCW West LLC	54,695	4,112	52,340	56,452	\$ 157,195
Landowner contribution - Meritage	54,695	405	56,047	56,452	157,195
Total revenues	<u>109,390</u>	<u>4,517</u>	<u>108,387</u>	<u>112,904</u>	<u>314,390</u>
<b>EXPENDITURES</b>					
<b>Professional &amp; administrative</b>					
Supervisors	9,600	1,507	8,093	9,600	9,600
Management/accounting/recording	48,000	18,000	30,000	48,000	48,000
Legal	25,000	4,742	20,258	25,000	25,000
Engineering	2,000	-	2,000	2,000	2,000
Engineering report - SW and PF reporting	-	-	-	-	5,000
Audit	5,500	-	5,500	5,500	5,500
Arbitrage rebate calculation	500	-	500	500	500
Dissemination agent	2,000	667	1,333	2,000	2,000
Trustee	5,000	-	5,000	5,000	5,000
Telephone	200	83	117	200	200
Postage	500	43	457	500	500
Printing & binding	500	208	292	500	500
Legal advertising	1,750	674	-	674	1,750
Annual special district fee	175	175	-	175	175
Insurance	6,000	5,000	1,000	6,000	6,000
Contingencies/bank charges	1,750	592	1,158	1,750	1,750
Website hosting & maintenance	705	-	705	705	705
Website ADA compliance	210	-	210	210	210
Total professional & administrative	<u>109,390</u>	<u>31,691</u>	<u>76,623</u>	<u>108,314</u>	<u>114,390</u>
<b>Field operations</b>					
Misc. field operations	-	-	-	-	200,000
Total field operations	-	-	-	-	200,000
Total expenditures	<u>109,390</u>	<u>31,691</u>	<u>76,623</u>	<u>108,314</u>	<u>314,390</u>
Excess/(deficiency) of revenues over/(under) expenditures	-	(27,174)	31,764	4,590	-
Fund balance - beginning (unaudited)	-	(4,590)	(31,764)	(4,590)	-
Fund balance - ending (projected)	-	(31,764)	-	-	-
Unassigned	-	(31,764)	-	-	-
Fund balance - ending	<u>\$ -</u>	<u>\$ (31,764)</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>

**ORMOND CROSSINGS WEST  
COMMUNITY DEVELOPMENT DISTRICT  
DEFINITIONS OF GENERAL FUND EXPENDITURES**

**EXPENDITURES**

**Professional & administrative**

Supervisors	\$ 9,600
Statutorily set at \$200 for each meeting of the Board of Supervisors not to exceed \$4,800 for each fiscal year.	
Management/accounting/recording	48,000
<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.	
Legal	25,000
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.	
Engineering	2,000
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.	
Engineering report - SW and PF reporting	5,000
Audit	5,500
Statutorily required for the District to undertake an independent examination of its books, records and accounting procedures.	
Arbitrage rebate calculation	500
To ensure the District's compliance with all tax regulations, annual computations are necessary to calculate the arbitrage rebate liability.	
Dissemination agent	2,000
The District must annually disseminate financial information in order to comply with the requirements of Rule 15c2-12 under the Securities Exchange Act of 1934. Wrathell, Hunt & Associates serves as dissemination agent.	
Trustee	5,000
Telephone	200
Postage	500
Telephone and fax machine.	
Printing & binding	500
Mailing of agenda packages, overnight deliveries, correspondence, etc.	
Legal advertising	1,750
Letterhead, envelopes, copies, agenda packages	
Annual special district fee	175
The District advertises for monthly meetings, special meetings, public hearings, public bids, etc.	
Insurance	6,000
Annual fee paid to the Florida Department of Economic Opportunity.	
Contingencies/bank charges	1,750
Bank charges and other miscellaneous expenses incurred during the year and automated AP routing etc.	
Website hosting & maintenance	705
Website ADA compliance	210
Misc. field operations	200,000
Total expenditures	<u><u>\$ 314,390</u></u>

**ORMOND CROSSINGS WEST  
COMMUNITY DEVELOPMENT DISTRICT  
DEBT SERVICE FUND BUDGET - SERIES 2025  
FISCAL YEAR 2027**

	Fiscal Year 2026				Proposed Budget FY 2027
	Proposed Budget FY 2026	Actual through 02/28/2026	Projected through 9/30/2026	Total Actual & Projected	
<b>REVENUES</b>					
Assessment levy: off-roll	\$ -	\$ -	\$ -	\$ -	\$ 1,176,483
Interest	-	22,028	-	22,028	-
Total revenues	-	22,028	-	22,028	1,176,483
<b>EXPENDITURES</b>					
<b>Debt service</b>					
Interest	-	-	552,290	552,290	1,176,475
Cost of issuance	-	291,464	-	291,464	-
Underwriter's discount	-	400,000	-	400,000	-
Total expenditures	-	691,464	552,290	1,243,754	1,176,475
Excess/(deficiency) of revenues over/(under) expenditures	-	(669,436)	(552,290)	(1,221,726)	8
<b>OTHER FINANCING SOURCES/(USES)</b>					
Bond proceeds	-	3,315,566	-	3,315,566	-
Total other financing sources/(uses)	-	3,315,566	-	3,315,566	-
Net increase/(decrease) in fund balance	-	2,646,130	(552,290)	2,093,840	8
Fund balance:					
Beginning fund balance (unaudited)	-	-	2,646,130	-	2,093,840
Ending fund balance (projected)	\$ -	\$ 2,646,130	\$ 2,093,840	\$ 2,093,840	2,093,848
Use of fund balance:					
Debt service reserve account balance (required)					(1,441,475)
Interest expense - November 1, 2027					(588,238)
Projected fund balance surplus/(deficit) as of September 30, 2027					<u>\$ 64,135</u>

**ORMOND CROSSINGS WEST  
COMMUNITY DEVELOPMENT DISTRICT  
SERIES 2025 AMORTIZATION SCHEDULE**

	<b>Principal</b>	<b>Coupon Rate</b>	<b>Interest</b>	<b>Debt Service</b>	<b>Bond Balance</b>
11/12/25					20,000,000.00
05/01/26			552,289.65	552,289.65	20,000,000.00
11/01/26			588,237.50	588,237.50	20,000,000.00
05/01/27			588,237.50	588,237.50	20,000,000.00
11/01/27			588,237.50	588,237.50	20,000,000.00
05/01/28			588,237.50	588,237.50	20,000,000.00
11/01/28	265,000.00	5.750%	588,237.50	853,237.50	19,735,000.00
05/01/29			580,618.75	580,618.75	19,735,000.00
11/01/29	280,000.00	5.750%	580,618.75	860,618.75	19,455,000.00
05/01/30			572,568.75	572,568.75	19,455,000.00
11/01/30	295,000.00	5.750%	572,568.75	867,568.75	19,160,000.00
05/01/31			564,087.50	564,087.50	19,160,000.00
11/01/31	310,000.00	5.750%	564,087.50	874,087.50	18,850,000.00
05/01/32			555,175.00	555,175.00	18,850,000.00
11/01/32	330,000.00	5.750%	555,175.00	885,175.00	18,520,000.00
05/01/33			545,687.50	545,687.50	18,520,000.00
11/01/33	345,000.00	5.750%	545,687.50	890,687.50	18,175,000.00
05/01/34			535,768.75	535,768.75	18,175,000.00
11/01/34	365,000.00	5.750%	535,768.75	900,768.75	17,810,000.00
05/01/35			525,275.00	525,275.00	17,810,000.00
11/01/35	390,000.00	5.750%	525,275.00	915,275.00	17,420,000.00
05/01/36			514,062.50	514,062.50	17,420,000.00
11/01/36	410,000.00	5.750%	514,062.50	924,062.50	17,010,000.00
05/01/37			502,275.00	502,275.00	17,010,000.00
11/01/37	435,000.00	5.750%	502,275.00	937,275.00	16,575,000.00
05/01/38			489,768.75	489,768.75	16,575,000.00
11/01/38	460,000.00	5.750%	489,768.75	949,768.75	16,115,000.00
05/01/39			476,543.75	476,543.75	16,115,000.00
11/01/39	485,000.00	5.750%	476,543.75	961,543.75	15,630,000.00
05/01/40			462,600.00	462,600.00	15,630,000.00
11/01/40	515,000.00	5.750%	462,600.00	977,600.00	15,115,000.00
05/01/41			447,793.75	447,793.75	15,115,000.00
11/01/41	545,000.00	5.750%	447,793.75	992,793.75	14,570,000.00
05/01/42			432,125.00	432,125.00	14,570,000.00
11/01/42	575,000.00	5.750%	432,125.00	1,007,125.00	13,995,000.00
05/01/43			415,593.75	415,593.75	13,995,000.00
11/01/43	605,000.00	5.750%	415,593.75	1,020,593.75	13,390,000.00
05/01/44			398,200.00	398,200.00	13,390,000.00
11/01/44	640,000.00	5.750%	398,200.00	1,038,200.00	12,750,000.00
05/01/45			379,800.00	379,800.00	12,750,000.00
11/01/45	680,000.00	5.750%	379,800.00	1,059,800.00	12,070,000.00
05/01/46			360,250.00	360,250.00	12,070,000.00
11/01/46	720,000.00	5.750%	360,250.00	1,080,250.00	11,350,000.00
05/01/47			339,550.00	339,550.00	11,350,000.00
11/01/47	760,000.00	5.750%	339,550.00	1,099,550.00	10,590,000.00
05/01/48			317,700.00	317,700.00	10,590,000.00

**ORMOND CROSSINGS WEST  
COMMUNITY DEVELOPMENT DISTRICT  
SERIES 2025 AMORTIZATION SCHEDULE**

	<b>Principal</b>	<b>Coupon Rate</b>	<b>Interest</b>	<b>Debt Service</b>	<b>Bond Balance</b>
11/01/48	805,000.00	6.000%	317,700.00	1,122,700.00	9,785,000.00
05/01/49			293,550.00	293,550.00	9,785,000.00
11/01/49	850,000.00	6.000%	293,550.00	1,143,550.00	8,935,000.00
05/01/50			268,050.00	268,050.00	8,935,000.00
11/01/50	905,000.00	6.000%	268,050.00	1,173,050.00	8,030,000.00
05/01/51			240,900.00	240,900.00	8,030,000.00
11/01/51	955,000.00	6.000%	240,900.00	1,195,900.00	7,075,000.00
05/01/52			212,250.00	212,250.00	7,075,000.00
11/01/52	1,015,000.00	6.000%	212,250.00	1,227,250.00	6,060,000.00
05/01/53			181,800.00	181,800.00	6,060,000.00
11/01/53	1,075,000.00	6.000%	181,800.00	1,256,800.00	4,985,000.00
05/01/54			149,550.00	149,550.00	4,985,000.00
11/01/54	1,140,000.00	6.000%	149,550.00	1,289,550.00	3,845,000.00
05/01/55			115,350.00	115,350.00	3,845,000.00
11/01/55	1,210,000.00	6.000%	115,350.00	1,325,350.00	2,635,000.00
05/01/56			79,050.00	79,050.00	2,635,000.00
11/01/56	1,280,000.00	6.000%	79,050.00	1,359,050.00	1,355,000.00
05/01/57			40,650.00	40,650.00	1,355,000.00
11/01/57	1,355,000.00	6.000%	40,650.00	1,395,650.00	-
05/01/58			-	-	-
<b>Total</b>	<b>20,000,000.00</b>		<b>25,486,664.65</b>	<b>45,486,664.65</b>	

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

<b>Landowner Contribution (GF) / Off-Roll Assessments (DS)</b>					
		<b>FY 2027 O&amp;M Assessment per Unit</b>	<b>FY 2027 DS Assessment per Unit</b>	<b>FY 2027 Total Assessment per Unit</b>	<b>FY 2026 Total Assessment per Unit</b>
<u>Product/Parcel</u>	<u>Units</u>				
SF 40'	1,020	\$ -	\$ 369.09	\$ 369.09	n/a
SF 50'	510	-	461.37	461.37	n/a
SF 60'	1,020	-	553.64	553.64	n/a
<b>Total</b>	<b>2,550</b>				