



Indigo East
Community Development District
Adopted Budget
FY 2014



Table of Contents

1-9	General Fund
10	Capital Projects Fund
11-12	Debt Service Fund

Indigo East
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND

DESCRIPTION	ADOPTED BUDGET FY2013	ACTUAL THRU 7/31/13	PROJECTED NEXT 2 MONTHS	TOTAL AS OF 9/30/13	ADOPTED BUDGET FY2014
-------------	-----------------------------	---------------------------	-------------------------------	---------------------------	-----------------------------

REVENUES:

MAINTENANCE ASSESSMENTS	\$248,330	\$249,047	\$0	\$249,047	\$195,929
INTEREST	\$300	\$294	\$51	\$345	\$300
CARRY FORWARD SURPLUS	\$0	\$0	\$0	\$0	\$333,695

TOTAL REVENUES	\$248,630	\$249,341	\$51	\$249,392	\$529,924
-----------------------	------------------	------------------	-------------	------------------	------------------

EXPENDITURES:

ADMINISTRATIVE:

SUPERVISOR FEE	\$4,000	\$2,000	\$1,000	\$3,000	\$4,000
FICA	\$306	\$92	\$77	\$168	\$306
ENGINEERING	\$1,200	\$483	\$0	\$483	\$1,200
TRUSTEE FEES	\$2,000	\$1,751	\$0	\$1,751	\$2,000
DISSEMINATION	\$2,000	\$2,100	\$100	\$2,200	\$2,000
ARBITRAGE	\$600	\$0	\$600	\$600	\$600
ASSESSMENT ROLL	\$5,000	\$5,000	\$0	\$5,000	\$5,000
ATTORNEY	\$6,000	\$3,000	\$1,500	\$4,500	\$6,000
ANNUAL AUDIT	\$4,100	\$4,100	\$0	\$4,100	\$4,100
MANAGER	\$6,627	\$5,523	\$1,104	\$6,627	\$6,828
COMPUTER TIME	\$1,000	\$833	\$167	\$1,000	\$1,000
TELEPHONE	\$200	\$0	\$25	\$25	\$100
POSTAGE	\$600	\$314	\$136	\$450	\$600
PRINTING & BINDING	\$600	\$252	\$98	\$350	\$600
INSURANCE	\$6,100	\$5,750	\$0	\$5,750	\$6,100
LEGAL ADVERTISING	\$1,000	\$362	\$138	\$500	\$900
OTHER CURRENT CHARGES	\$900	\$642	\$73	\$715	\$900
OFFICE SUPPLIES	\$500	\$67	\$33	\$100	\$500
DUES, LICENSES, SUBSCR.	\$175	\$175	\$0	\$175	\$175

TOTAL ADMINISTRATIVE	\$42,908	\$32,443	\$5,050	\$37,493	\$42,909
-----------------------------	-----------------	-----------------	----------------	-----------------	-----------------

MAINTENANCE:

COMMON AREA IRRIGATION	\$25,000	\$17,535	\$5,465	\$23,000	\$25,000
ELECTRIC EXPENSE	\$12,000	\$7,975	\$2,698	\$10,673	\$12,000
RETENTION PONDS	\$53,008	\$33,492	\$7,712	\$41,204	\$53,008
ROW MAINTENANCE	\$58,312	\$33,317	\$8,057	\$41,375	\$58,312
PLANT REPLACEMENT	\$2,000	\$2,029	\$0	\$2,029	\$2,000
TREE TRIMMING	\$3,000	\$0	\$1,500	\$1,500	\$3,000
TRANSFER OUT	\$0	\$0	\$0	\$0	\$333,695

TOTAL MAINTENANCE	\$153,320	\$94,349	\$25,432	\$119,781	\$487,015
--------------------------	------------------	-----------------	-----------------	------------------	------------------

TOTAL EXPENDITURES	\$196,228	\$126,792	\$30,482	\$157,274	\$529,924
---------------------------	------------------	------------------	-----------------	------------------	------------------

EXCESS REVENUES (EXPENDITURES)	\$52,402	\$122,549	(\$30,431)	\$92,118	\$0
---------------------------------------	-----------------	------------------	-------------------	-----------------	------------

	FY2011	FY2012	FY2013	FY2014
Net Assessments	\$248,330	\$248,330	\$248,330	\$195,929
Discounts & Collections (6%)	\$15,851	\$15,851	\$15,851	\$12,506
Gross Assessments	\$264,181	\$264,181	\$264,181	\$208,435
Total Units	705	705	705	705
Assessments per Unit	\$375	\$375	\$375	\$296

Indigo East
Community Development District
Exhibit " A "

Allocation of Operating Reserve

Estimated Funds Available

Beginning Fund Balance - Fiscal Year 2013	\$303,735
Estimated Excess Revenues - Fiscal Year 2013	\$92,118
Total Estimated Funds Available - 09/30/13	___\$395,853__

Allocation of Funds Available

Operating Reserve - First Quarter Operating Capital	\$62,158
Renewal and Replacement	\$333,695
Total Reserves	___\$395,853__
Total Undesignated Cash	\$0

Indigo East
Community Development District
General Fund Budget
Fiscal Year 2014

REVENUES:

Maintenance Assessments

The District will levy a non-ad valorem special assessment on all taxable property within the District, to fund all General Operating and Maintenance Expenditures for the Fiscal Year.

Interest Income

The District will invest surplus funds with the US Bank.

EXPENDITURES:

Administrative:

Supervisor Fees

The Florida Statutes allows each board member to receive \$200 per meeting not to exceed \$4,800 in one year.

FICA Expenses

Represents the Employer's share of Social Security and Medicare taxes withheld from Board of Supervisors checks.

Engineering

The District's engineer will be providing general engineering services to the District, e.g., attendance and preparation for monthly meetings, reviewing invoices, and various projects assigned as directed by the Board of Supervisors.

Trustee Fees

The District issued Series 2006 Special Assessment Bonds that are administered by a Trustee at USBank.

Dissemination

The District is required by the Security and Exchange Commission to comply with Rule 15c2-12(b) (5) which relates to additional reporting requirements for unrated bond issues.

Indigo East
Community Development District
General Fund Budget
Fiscal Year 2014

Arbitrage

The District has contracted with an independent certified public accountant to annually calculate the District's Arbitrage Rebate Liability on the Series 2006 Special Assessment Bonds. The District has an agreement with Grau & Associates for this service.

Assessment Roll

Governmental Management Services – Central Florida, LLC serves as the District's collection agent and certifies the District's non-ad valorem assessments with the county tax collector.

Attorney

The District's legal counsel will be providing general legal services to the District, i.e., attendance and preparation for monthly meetings, review operating and maintenance contracts, etc.

Annual Audit

The District is required annually to conduct an audit of its financial records by an Independent Certified Public Accounting Firm. The District has an agreement with Grau & Associates for this service.

Management Fees

The District receives Management, Accounting and Administrative services as part of a Management Agreement with Governmental Management Services – Central Florida, LLC.

Computer Time

The District processes all of its financial activities, i.e., accounts payable, financial statements, etc. on a mainframe computer leased by Governmental Management Services – Central Florida, LLC.

Telephone

Telephone and fax machine.

Postage

Mailing of agenda packages, overnight deliveries, correspondence, etc.

Printing & Binding

Printing and Binding agenda packages for board meetings, printing of computerized checks, stationary, envelopes etc.

Indigo East
Community Development District
General Fund Budget
Fiscal Year 2014

Insurance

The District's General Liability & Public Officials Liability Insurance policy is with Preferred Governmental Insurance Trust. The Preferred Governmental Insurance Trust Inc. specializes in providing insurance coverage to governmental agencies.

Legal Advertising

The District is required to advertise various notices for monthly Board meetings, public hearings, etc. in a newspaper of general circulation.

Other Current Charges

Bank charges and any other miscellaneous expenses that are incurred during the year.

Office Supplies

Miscellaneous office supplies.

Dues, Licenses & Subscriptions

The District is required to pay an annual fee to the Department of Economic Opportunity for \$175. This is the only expense under this category for the District.

MAINTENANCE:

Common Area Irrigation

To record the cost of irrigation charges to the common area. The District has the following accounts with Bay Laurel Center CDD.

Description	Address	Monthly	Annually
LS1600 IRR	8250 SW 79th Terrace Road	\$2,000	\$24,000
MED80TH	80th Terrace Median	\$83	\$1,000
TOTAL			\$25,000

Indigo East
Community Development District
General Fund Budget
Fiscal Year 2014

Electric Expense

To record the electric cost of street lighting. The District has the following account with Sumter Electric Cooperative, Inc. (SECO).

Description	Monthly	Annually
Street Lighting	\$1,000	\$12,000
TOTAL		\$12,000

Retention Ponds

Turf Maintenance

- A. Turf areas unless otherwise specified will be mowed on a weekly basis in the growing season (April through October). During months not specified in the growing season (November through March) the turf will be mowed at least twice a month unless abnormal conditions arise. Typical yearly mowing schedules will allow for 38 mowings per year.

Edging / String Trimming

- A. Edging of all hard edges: Sidewalks, Driveways, Curb lines etc. adjacent to maintained property will be edged on a weekly basis during the growing season in conjunction with the maintenance schedule. All storm water culverts will be string trimmed on a weekly basis during the growing season in conjunction with the maintenance schedule to ensure vegetation will not obstruct discharge culvert area. Edging of all landscape beds will be done on a weekly basis to provide a crisp edge. Retention ponds with beds areas will be edged using mechanical equipment such as an edger, string trimmer. Herbicidal edging is will not be acceptable. Bed lines will be edged with the intent to keep the same original design and will be enlarged if plant material growth warrants.

Indigo East
Community Development District
General Fund Budget
Fiscal Year 2014

Bed Maintenance

- A. Beds are to be free of weeds, trash and other debris at all times. Pre-emergent and post—herbicidal applications may be used to help control weed growth but hand weeding will be done “as needed.”

Mulch

- A. Pine Straw mulch will be added once per year in landscape bed areas.

Tree Maintenance, Pruning and Fertilization

- A. Tree staking materials will be adjusted, tightened or removed to ensure proper growth.

Description	Monthly	Annually
Grass & Grounds, Inc.	\$2,571	\$30,846
Contingency		\$22,162
TOTAL		\$53,008

ROW Maintenance

Turf Fertilization

- A. St. Augustine Turf will be fertilized (3) times a year.

Indigo East
Community Development District
General Fund Budget
Fiscal Year 2014

Turf Maintenance

- A. Turf areas unless otherwise specified will be mowed on a weekly basis in the growing season (April through October). During months not specified in the growing season (November through March) the turf will be mowed at least twice a month unless abnormal conditions arise.

Edging / String Trimming

- A. Edging of all hard edges: Sidewalks, Driveways, Curb lines etc. adjacent to maintained property will be edged on a weekly basis during the growing season in conjunction with the maintenance schedule. All storm water culverts will be string trimmed on a weekly basis during the growing season in conjunction with the maintenance schedule to ensure vegetation will not obstruct discharge culvert area. Edging of all landscape beds will be done on a weekly basis to provide a crisp edge. Retention ponds with beds areas will be edged using mechanical equipment such as an edger, string trimmer. Herbicidal edging is will not be acceptable. Bed lines will be edged with the intent to keep the same original design and will be enlarged if plant material growth warrants.

Bed Maintenance

- A. Beds are to be free of weeds, trash and other debris at all times. Pre-emergent and post—herbicidal applications may be used to help control weed growth but hand weeding will be done “as needed.”

Mulch

- A. Pine Straw mulch will be added twice per year in landscape bed areas.

Indigo East
Community Development District
General Fund Budget
Fiscal Year 2014

Tree Maintenance, Pruning and Fertilization

- A. Tree staking materials will be adjusted, tightened or removed to ensure proper growth.

Description	Monthly	Annually
Grass & Grounds, Inc.	\$2,686	\$32,230
Everglades Pine Straw, Inc.		\$19,727
Contingency		\$6,356
TOTAL		\$58,312

Plant Replacement

Estimated cost to replace damaged plants within the District.

Tree Trimming

Estimated cost for tree trimming within the District.

Indigo East
COMMUNITY DEVELOPMENT DISTRICT
CAPITAL PROJECTS FUND

Description	ADOPTED BUDGET FY2013	ACTUAL THRU 7/31/13	PROJECTED NEXT 2 MONTHS	TOTAL THRU 9/30/13	ADOPTED BUDGET FY2014
<u>REVENUES</u>					
Transfer In	\$0	\$0	\$0	\$0	\$333,695
Total Revenues	\$0	\$0	\$0	\$0	\$333,695
<u>EXPENDITURES</u>					
Capital Outlay	\$0	\$0	\$0	\$0	\$116,666
Total Expenditures	\$0	\$0	\$0	\$0	\$116,666
Excess Revenues	\$0	\$0	\$0	\$0	\$217,029

Indigo East
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND

Description	ADOPTED BUDGET FY2013	ACTUAL THRU 7/31/13	PROJECTED NEXT 2 MONTHS	TOTAL THRU 9/30/13	ADOPTED BUDGET FY2014
-------------	-----------------------------	---------------------------	-------------------------------	--------------------------	-----------------------------

REVENUES

Carry Forward Surplus	\$117,303	\$117,182	\$0	\$117,182	\$118,250
Assessments- Tax Roll	\$158,719	\$159,329	\$0	\$159,329	\$157,685
Prepayments	\$0	\$13,698	\$0	\$13,698	\$0
Interest Income	\$200	\$77	\$3	\$80	\$200

Total Revenues	\$276,222	\$290,286	\$3	\$290,289	\$276,135
-----------------------	------------------	------------------	------------	------------------	------------------

EXPENDITURES

Special Call 11/1	\$5,000	\$5,000	\$0	\$5,000	\$10,000
Interest - 11/1	\$58,588	\$58,588	\$0	\$58,588	\$56,953
Principal - 5/1	\$45,000	\$45,000	\$0	\$45,000	\$45,000
Interest - 5/1	\$58,588	\$58,451	\$0	\$58,451	\$56,953
Special Call 5/1	\$0	\$10,000	\$0	\$10,000	\$0

Total Expenditures	\$162,175	\$172,039	\$0	\$172,039	\$158,905
---------------------------	------------------	------------------	------------	------------------	------------------

⁽¹⁾ Excess Revenues	\$114,047	\$118,247	\$3	\$118,250	\$117,230
---------------------------------------	------------------	------------------	------------	------------------	------------------

Nov 1, 2014 \$ 55,726

Net Assessments \$157,685
Discounts & Collections (6%) \$10,065
Gross Assessments \$167,750

Total Units 305
Assessments per Unit \$550

(1) Excess Revenues will be utilized to pay November 1 semi-annual interest payment.

Indigo East
Community Development District
Series 2006 Special Assessment Bonds

AMORTIZATION SCHEDULE

DATE	BALANCE	RATE	PRINCIPAL	INTEREST	TOTAL
11/01/13	\$ 2,090,000.00	5.45%	\$ -	\$ 56,952.50	\$ 56,952.50
05/01/14	\$ 2,090,000.00	5.45%	\$ 45,000.00	\$ 56,952.50	
11/01/14	\$ 2,045,000.00	5.45%	\$ -	\$ 55,726.25	\$ 157,678.75
05/01/15	\$ 2,045,000.00	5.45%	\$ 45,000.00	\$ 55,726.25	
11/01/15	\$ 2,000,000.00	5.45%	\$ -	\$ 54,500.00	\$ 155,226.25
05/01/16	\$ 2,000,000.00	5.45%	\$ 50,000.00	\$ 54,500.00	
11/01/16	\$ 1,950,000.00	5.45%	\$ -	\$ 53,137.50	\$ 157,637.50
05/01/17	\$ 1,950,000.00	5.45%	\$ 50,000.00	\$ 53,137.50	
11/01/17	\$ 1,900,000.00	5.45%	\$ -	\$ 51,775.00	\$ 154,912.50
05/01/18	\$ 1,900,000.00	5.45%	\$ 55,000.00	\$ 51,775.00	
11/01/18	\$ 1,845,000.00	5.45%	\$ -	\$ 50,276.25	\$ 157,051.25
05/01/19	\$ 1,845,000.00	5.45%	\$ 55,000.00	\$ 50,276.25	
11/01/19	\$ 1,790,000.00	5.45%	\$ -	\$ 48,777.50	\$ 154,053.75
05/01/20	\$ 1,790,000.00	5.45%	\$ 60,000.00	\$ 48,777.50	
11/01/20	\$ 1,730,000.00	5.45%	\$ -	\$ 47,142.50	\$ 155,920.00
05/01/21	\$ 1,730,000.00	5.45%	\$ 65,000.00	\$ 47,142.50	
11/01/21	\$ 1,665,000.00	5.45%	\$ -	\$ 45,371.25	\$ 157,513.75
05/01/22	\$ 1,665,000.00	5.45%	\$ 65,000.00	\$ 45,371.25	
11/01/22	\$ 1,600,000.00	5.45%	\$ -	\$ 43,600.00	\$ 153,971.25
05/01/23	\$ 1,600,000.00	5.45%	\$ 70,000.00	\$ 43,600.00	
11/01/23	\$ 1,530,000.00	5.45%	\$ -	\$ 41,692.50	\$ 155,292.50
05/01/24	\$ 1,530,000.00	5.45%	\$ 75,000.00	\$ 41,692.50	
11/01/24	\$ 1,455,000.00	5.45%	\$ -	\$ 39,648.75	\$ 156,341.25
05/01/25	\$ 1,455,000.00	5.45%	\$ 80,000.00	\$ 39,648.75	
11/01/25	\$ 1,375,000.00	5.45%	\$ -	\$ 37,468.75	\$ 157,117.50
05/01/26	\$ 1,375,000.00	5.45%	\$ 85,000.00	\$ 37,468.75	
11/01/26	\$ 1,290,000.00	5.45%	\$ -	\$ 35,152.50	\$ 157,621.25
05/01/27	\$ 1,290,000.00	5.45%	\$ 90,000.00	\$ 35,152.50	
11/01/27	\$ 1,200,000.00	5.45%	\$ -	\$ 32,700.00	\$ 157,852.50
05/01/28	\$ 1,200,000.00	5.45%	\$ 90,000.00	\$ 32,700.00	
11/01/28	\$ 1,110,000.00	5.45%	\$ -	\$ 30,247.50	\$ 152,947.50
05/01/29	\$ 1,110,000.00	5.45%	\$ 100,000.00	\$ 30,247.50	
11/01/29	\$ 1,010,000.00	5.45%	\$ -	\$ 27,522.50	\$ 157,770.00
05/01/30	\$ 1,010,000.00	5.45%	\$ 105,000.00	\$ 27,522.50	
11/01/30	\$ 905,000.00	5.45%	\$ -	\$ 24,661.25	\$ 157,183.75
05/01/31	\$ 905,000.00	5.45%	\$ 110,000.00	\$ 24,661.25	
11/01/31	\$ 795,000.00	5.45%	\$ -	\$ 21,663.75	\$ 156,325.00
05/01/32	\$ 795,000.00	5.45%	\$ 115,000.00	\$ 21,663.75	
11/01/32	\$ 680,000.00	5.45%	\$ -	\$ 18,530.00	\$ 155,193.75
05/01/33	\$ 680,000.00	5.45%	\$ 120,000.00	\$ 18,530.00	
11/01/33	\$ 560,000.00	5.45%	\$ -	\$ 15,260.00	\$ 153,790.00
05/01/34	\$ 560,000.00	5.45%	\$ 130,000.00	\$ 15,260.00	
11/01/34	\$ 430,000.00	5.45%	\$ -	\$ 11,717.50	\$ 156,977.50
05/01/35	\$ 430,000.00	5.45%	\$ 135,000.00	\$ 11,717.50	
11/01/35	\$ 295,000.00	5.45%	\$ -	\$ 8,038.75	\$ 154,756.25
05/01/36	\$ 295,000.00	5.45%	\$ 145,000.00	\$ 8,038.75	
11/01/36	\$ 150,000.00	5.45%	\$ -	\$ 4,087.50	\$ 157,126.25
05/01/37	\$ 150,000.00	5.45%	\$ 150,000.00	\$ 4,087.50	\$ 154,087.50
			\$ 2,090,000.00	\$ 1,711,300.00	\$ 3,801,300.00