

# Remington

*Community Development District*



## Adopted Budget Fiscal Year 2019

Presented by:



# Table of Contents

|             |  |
|-------------|--|
| <b>1-10</b> | <u>General Fund</u>                        |
| <b>11</b>   | <u>Pavement Management Fund</u>            |
| <b>12</b>   | <u>Capital Projects Fund</u>               |
| <b>13</b>   | <u>Debt Service Fund Series 2008-2</u>     |
| <b>14</b>   | <u>Amortization Schedule Series 2008-2</u> |

**REMINGTON  
COMMUNITY DEVELOPMENT DISTRICT**

**GENERAL FUND BUDGET  
Fiscal Year 2019**

| DESCRIPTION                             | ADOPTED<br>BUDGET<br>FY 2018 | ACTUAL<br>THRU<br>6/30/18 | PROJECTED<br>NEXT<br>3 MONTHS | TOTAL<br>AS OF<br>9/30/18 | ADOPTED<br>BUDGET<br>FY 2019 |
|---|------------------------------|---------------------------|-------------------------------|---------------------------|------------------------------|
| <b>REVENUES</b>                         |                              |                           |                               |                           |                              |
| Maintenance Assessment                  | \$ 1,137,222                 | \$ 1,143,607              | \$ -                          | \$ 1,143,607              | \$ 1,137,222                 |
| Miscellaneous Income                    | \$ 5,000                     | \$ 3,470                  | \$ 1,530                      | \$ 5,000                  | \$ 5,000                     |
| Interest Income                         | \$ 1,900                     | \$ 1,566                  | \$ 630                        | \$ 2,196                  | \$ 1,900                     |
| Carryforward                            | \$ -                         | \$ -                      | \$ 7,428                      | \$ 7,428                  | \$ -                         |
| <b>TOTAL REVENUES</b>                   | <b>\$ 1,144,122</b>          | <b>\$ 1,148,643</b>       | <b>\$ 9,588</b>               | <b>\$ 1,158,231</b>       | <b>\$ 1,144,122</b>          |
| <b>EXPENDITURES</b>                     |                              |                           |                               |                           |                              |
| <i>Administrative</i>                   |                              |                           |                               |                           |                              |
| Supervisors Fees                        | \$ 12,000                    | \$ 7,800                  | \$ 3,000                      | \$ 10,800                 | \$ 12,000                    |
| FICA                                    | \$ 918                       | \$ 474                    | \$ 230                        | \$ 704                    | \$ 918                       |
| Engineer                                | \$ 10,000                    | \$ 9,176                  | \$ 3,000                      | \$ 12,176                 | \$ 10,000                    |
| Attorney                                | \$ 30,000                    | \$ 20,276                 | \$ 7,200                      | \$ 27,476                 | \$ 30,000                    |
| Annual Audit                            | \$ 4,000                     | \$ 3,715                  | \$ -                          | \$ 3,715                  | \$ 3,715                     |
| Assessment Administration               | \$ 5,000                     | \$ 5,000                  | \$ -                          | \$ 5,000                  | \$ 5,000                     |
| Property Appraiser Fee                  | \$ 1,000                     | \$ 704                    | \$ -                          | \$ 704                    | \$ 1,000                     |
| Management Fees                         | \$ 66,583                    | \$ 49,937                 | \$ 16,646                     | \$ 66,583                 | \$ 68,580                    |
| Information Technology                  | \$ 1,600                     | \$ 1,200                  | \$ 400                        | \$ 1,600                  | \$ 1,600                     |
| Trustee Fees                            | \$ 4,500                     | \$ 4,337                  | \$ -                          | \$ 4,337                  | \$ 4,500                     |
| Dissemination Agreement                 | \$ 1,000                     | \$ 750                    | \$ 250                        | \$ 1,000                  | \$ 1,000                     |
| Arbitrage Rebate                        | \$ 600                       | \$ 450                    | \$ -                          | \$ 450                    | \$ 450                       |
| Telephone                               | \$ 200                       | \$ -                      | \$ -                          | \$ -                      | \$ 200                       |
| Postage                                 | \$ 1,000                     | \$ 544                    | \$ 188                        | \$ 732                    | \$ 1,000                     |
| Insurance                               | \$ 37,100                    | \$ 33,776                 | \$ -                          | \$ 33,776                 | \$ 40,725                    |
| Printing and Binding                    | \$ 2,000                     | \$ 645                    | \$ 300                        | \$ 945                    | \$ 1,500                     |
| Newsletter                              | \$ 3,300                     | \$ 2,161                  | \$ 540                        | \$ 2,701                  | \$ 3,300                     |
| Legal Advertising                       | \$ 1,500                     | \$ 189                    | \$ 1,311                      | \$ 1,500                  | \$ 1,500                     |
| Office Supplies                         | \$ 500                       | \$ 199                    | \$ 75                         | \$ 274                    | \$ 500                       |
| Dues, Licenses, Subscriptions           | \$ 175                       | \$ 175                    | \$ -                          | \$ 175                    | \$ 175                       |
| Administrative Contingency              | \$ 500                       | \$ 164                    | \$ 90                         | \$ 254                    | \$ 500                       |
| <b>SUBTOTAL ADMINISTRATIVE</b>          | <b>\$ 183,476</b>            | <b>\$ 141,672</b>         | <b>\$ 33,230</b>              | <b>\$ 174,902</b>         | <b>\$ 188,163</b>            |
| <i>Operations and Maintenance</i>       |                              |                           |                               |                           |                              |
| <u>Environmental</u>                    |                              |                           |                               |                           |                              |
| Lake Maintenance                        | \$ 18,135                    | \$ 11,385                 | \$ 3,795                      | \$ 15,180                 | \$ 18,200                    |
| <u>Utilities</u>                        |                              |                           |                               |                           |                              |
| Kissimmee Utility Authority             | \$ 8,740                     | \$ 4,269                  | \$ 1,900                      | \$ 6,169                  | \$ 8,500                     |
| Toho Water Authority                    | \$ 87,000                    | \$ 27,648                 | \$ 18,600                     | \$ 46,248                 | \$ 70,000                    |
| Orlando Utilities Commission            | \$ 20,312                    | \$ 12,036                 | \$ 4,500                      | \$ 16,536                 | \$ 20,500                    |
| Centurylink                             | \$ 7,000                     | \$ 4,350                  | \$ 1,500                      | \$ 5,850                  | \$ 7,000                     |
| Bright House Network                    | \$ 1,800                     | \$ 1,142                  | \$ 381                        | \$ 1,523                  | \$ 1,600                     |
| <u>Roadways</u>                         |                              |                           |                               |                           |                              |
| Street Sweeping                         | \$ 17,005                    | \$ 10,160                 | \$ 3,810                      | \$ 13,970                 | \$ 17,250                    |
| Drainage                                | \$ 5,000                     | \$ 7,468                  | \$ 2,300                      | \$ 9,768                  | \$ 5,000                     |
| Signage                                 | \$ 5,000                     | \$ 6,711                  | \$ -                          | \$ 6,711                  | \$ 5,000                     |
| <u>Common Area</u>                      |                              |                           |                               |                           |                              |
| Landscaping                             | \$ 280,658                   | \$ 201,429                | \$ 67,143                     | \$ 268,572                | \$ 280,000                   |
| Feature Lighting                        | \$ 3,000                     | \$ 342                    | \$ 200                        | \$ 542                    | \$ 3,000                     |
| Irrigation                              | \$ 20,000                    | \$ 4,140                  | \$ 2,600                      | \$ 6,740                  | \$ 20,000                    |
| Trash Receptacles & Benches             | \$ 5,000                     | \$ 653                    | \$ -                          | \$ 653                    | \$ 5,000                     |
| Plant Replacement and Bed Enhancements  | \$ 10,000                    | \$ 2,788                  | \$ -                          | \$ 2,788                  | \$ 10,000                    |
| Miscellaneous Common Area Services      | \$ 10,000                    | \$ 32,501                 | \$ -                          | \$ 32,501                 | \$ 10,000                    |
| Soccer/Ball Field Maintenance           | \$ 1,000                     | \$ 1,535                  | \$ -                          | \$ 1,535                  | \$ 1,000                     |
| <u>Recreation Center</u>                |                              |                           |                               |                           |                              |
| Pool Maintenance                        | \$ 20,000                    | \$ 8,135                  | \$ 4,200                      | \$ 12,335                 | \$ 20,000                    |
| Pool Cleaning                           | \$ 7,852                     | \$ 5,400                  | \$ 1,800                      | \$ 7,200                  | \$ 8,000                     |
| Pool Permits                            | \$ 550                       | \$ 525                    | \$ -                          | \$ 525                    | \$ 550                       |
| Recreation Center Cleaning              | \$ 14,830                    | \$ 11,703                 | \$ 3,300                      | \$ 15,003                 | \$ 15,000                    |
| Recreation Center Repairs & Maintenance | \$ 10,000                    | \$ 3,254                  | \$ 2,400                      | \$ 5,654                  | \$ 10,000                    |
| Pest Control                            | \$ 672                       | \$ 652                    | \$ -                          | \$ 652                    | \$ 700                       |
| <b>SUBTOTAL MAINTENANCE</b>             | <b>\$ 553,554</b>            | <b>\$ 358,225</b>         | <b>\$ 118,429</b>             | <b>\$ 476,654</b>         | <b>\$ 536,300</b>            |

**REMINGTON  
COMMUNITY DEVELOPMENT DISTRICT**

**GENERAL FUND BUDGET  
Fiscal Year 2019**

| DESCRIPTION                                      | ADOPTED<br>BUDGET<br>FY 2018 | ACTUAL<br>THRU<br>6/30/18 | PROJECTED<br>NEXT<br>3 MONTHS | TOTAL<br>AS OF<br>9/30/18 | ADOPTED<br>BUDGET<br>FY 2019 |
|--|------------------------------|---------------------------|-------------------------------|---------------------------|------------------------------|
| <u>Security</u>                                  |                              |                           |                               |                           |                              |
| Recreation Center Access                         | \$ 4,000                     | \$ 3,652                  | \$ -                          | \$ 3,652                  | \$ 4,000                     |
| Security Guard                                   | \$ 275,209                   | \$ 188,369                | \$ 65,600                     | \$ 253,969                | \$ 275,500                   |
| Gate Repairs                                     | \$ 11,000                    | \$ 5,410                  | \$ 2,660                      | \$ 8,070                  | \$ 11,000                    |
| Guard House Cleaning                             | \$ 3,278                     | \$ 2,130                  | \$ 800                        | \$ 2,930                  | \$ 3,300                     |
| Guard House Repairs and Maintenance              | \$ 4,500                     | \$ 3,217                  | \$ 500                        | \$ 3,717                  | \$ 4,500                     |
| Gate Maintenance Agreement                       | \$ 1,100                     | \$ 550                    | \$ 550                        | \$ 1,100                  | \$ 1,100                     |
| <u>Other</u>                                     |                              |                           |                               |                           |                              |
| Contingency                                      | \$ 500                       | \$ 5,734                  | \$ -                          | \$ 5,734                  | \$ 500                       |
| Field Management Services                        | \$ 25,894                    | \$ 19,420                 | \$ 6,473                      | \$ 25,894                 | \$ 26,671                    |
| <b>SUBTOTAL MAINTENANCE</b>                      | <b>\$ 325,481</b>            | <b>\$ 228,482</b>         | <b>\$ 76,583</b>              | <b>\$ 305,066</b>         | <b>\$ 326,571</b>            |
| <b>TOTAL MAINTENANCE</b>                         | <b>\$ 879,035</b>            | <b>\$ 586,707</b>         | <b>\$ 195,012</b>             | <b>\$ 781,720</b>         | <b>\$ 862,871</b>            |
| <b>TOTAL EXPENDITURES</b>                        | <b>\$ 1,062,512</b>          | <b>\$ 728,380</b>         | <b>\$ 228,242</b>             | <b>\$ 956,621</b>         | <b>\$ 1,051,034</b>          |
| <u>Other Sources/ (Uses)</u>                     |                              |                           |                               |                           |                              |
| Transfer Out - Pavement Management               | \$ (150,000)                 | \$ (150,000)              | \$ -                          | \$ (150,000)              | \$ (93,088)                  |
| Transfer Out - Capital Projects                  | \$ (51,610)                  | \$ (51,610)               | \$ -                          | \$ (51,610)               | \$ -                         |
| <b>SUBTOTAL OTHER SOURCES/(USES)</b>             | <b>\$ (201,610)</b>          | <b>\$ (201,610)</b>       | <b>\$ -</b>                   | <b>\$ (201,610)</b>       | <b>\$ (93,088)</b>           |
| <b>TOTAL EXPENDITURES / OTHER SOURCES/(USES)</b> | <b>\$ 1,264,122</b>          | <b>\$ 929,990</b>         | <b>\$ 228,242</b>             | <b>\$ 1,158,231</b>       | <b>\$ 1,144,122</b>          |
| <b>EXCESS REVENUES/(EXPENDITURES)</b>            | <b>\$ (120,000)</b>          | <b>\$ 218,654</b>         | <b>\$ (218,654)</b>           | <b>\$ (0)</b>             | <b>\$ 0</b>                  |
| <b>FUND BALANCE - BEGINNING</b>                  | <b>\$ 120,000</b>            | <b>\$ -</b>               | <b>\$ -</b>                   | <b>\$ -</b>               | <b>\$ -</b>                  |
| <b>FUND BALANCE - ENDING</b>                     | <b>\$ -</b>                  | <b>\$ 218,654</b>         | <b>\$ (218,654)</b>           | <b>\$ (0)</b>             | <b>\$ 0</b>                  |

|                              | FY 2018         | FY 2019         |
|------------------------------|-----------------|-----------------|
| Net Assessments              | \$ 1,137,222.00 | \$ 1,137,222.00 |
| Add: Discounts & Collections | \$ 72,588.64    | \$ 72,588.64    |
| Gross Assessments            | \$ 1,209,810.64 | \$ 1,209,810.64 |
|                              | 1,783           | 1,783           |
|                              | \$ 678.53       | \$ 678.53       |

**REMINGTON**  
**Community Development District**  
*Fiscal Year 2019*

|          |
|----------|
| REVENUES |
|----------|

**Maintenance Assessment**

The District will levy a non-ad valorem assessment on all of the assessable property within the District in order to pay for the operating expenditures during the fiscal year.

**Interest Income**

The District will invest surplus funds with US Bank and State Board of Administration.

**Miscellaneous Income**

The District will receive fees for renting the recreation facility, purchase of gate entry barcodes and gym/pool cards.

**Carry Forward Surplus**

The District will utilize excess funds collected in previous fiscal years.

|                               |
|-------------------------------|
| EXPENDITURES – Administrative |
|-------------------------------|

**Supervisors Fees**

Chapter 190, Florida Statutes, allows for each Board member to receive \$200 per meeting, not to exceed \$4,800 per year paid to each Supervisor for the time devoted to District business and meetings. The District anticipates 12 meetings per year, with all Board members receiving payment for their attendance at each meeting.

**FICA Expense**

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

**Engineering**

The District's Engineer, Hanson, Walter & Associates, will be providing general engineering services to the District, e.g., attendance and preparation for the monthly Board meetings, review of invoices and requisitions, preparation and review of contract specifications and bid documents, and various projects assigned as directed by the Board of Supervisors and the District Manager.

**Attorney**

The District's Attorney, Clark & Albaugh, LLP., will be providing general legal services to the District, e.g., attendance and preparation for monthly Board meetings, review of contracts, review of agreements and resolutions, and other research assigned as directed by the Board of Supervisors and the District Manager.

**Annual Audit**

The District is required by Florida Statutes to have an independent audit of its financial records on an annual basis.

**Assessment Administration**

Expenses related to administering the Annual Assessments on the tax roll with the Osceola County Tax Collector.

**REMINGTON**  
**Community Development District**  
*Fiscal Year 2019*

**Property Appraiser Fee**

Represents a fee charged by Osceola County Property Appraiser's office for assessment administration services.

**Management Fees**

The District has contracted with Governmental Management Services-Central Florida, LLC to provide management, accounting, and recording secretary services. These services include, but are not limited to, advertising, recording and transcribing of Board meetings, administrative services, budget preparation, financial reporting, and assisting with annual audits.

**Information Technology**

Represents costs related to District's accounting and information systems, District's website creation and maintenance, electronic compliance with Florida Statutes and other electronic data requirements.

**Trustee Fees**

The District will pay annual trustee fees for the Series 2008-2 Special Assessment Refunding Bonds held at US Bank.

**Dissemination Agreement**

The District's bondholder has requested special annual reports on the District's development activity. The District has contracted with Governmental Management Services-Central Florida, LLC to provide these reports. The amount is based upon the contract amount.

**Arbitrage Rebate**

The District is required to annually have an arbitrage rebate calculation on the District's Series 2008-2 special assessment bonds. The District has contracted with Amtec, an independent public accounting firm, to calculate the arbitrage rebate liability and submit a report to the District.

**Telephone**

The District incurs charges for telephone and facsimile services.

**Postage**

The District incurs charges for mailing Board meeting agenda packages, invoices to third parties, checks for vendors, and other required correspondence.

**Insurance**

The District's general liability, public official's liability and property insurance coverages are provided by the Florida Insurance Alliance (FIA). FIA specializes in providing insurance coverage to governmental agencies.

**Printing and Binding**

The District incurs charges for printing and binding agenda packages and printing computerized checks, correspondence, stationery, envelopes, photocopies and other printed material.

**Newsletter**

The District incurs charges for delivering of the community newsletter.

**REMINGTON**  
**Community Development District**  
*Fiscal Year 2019*

**Legal Advertising**

Board meetings and other services are required to be advertised, such as public bidding advertisements and meeting notices, and any other advertising that may be required. The District publishes all of its legal advertising in the Orlando Sentinel.

**Office Supplies**

The District incurs charges for supplies that need to be purchased during the fiscal year, including copier and printer toner cartridges, paper, file folders, binders, pens, paper clips, and other such 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 anticipated expenditure for this category.

**Administrative Contingency**

This represents any additional expenditure that may not have been provided for in the budget.

|   |
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| EXPENDITURES – Operations and Maintenance |
|---|

**ENVIRONMENTAL**

**Lake Maintenance**

Scheduled maintenance consists of monthly inspections and treatment of aquatic weeds and algae within CDD lakes. Herbiciding will consist of chemical treatments. Algae control will include hand removal and chemical treatments. The District has contracted with Applied Aquatic Management, Inc. for this service.

| Description                        | Monthly Amount | Annual Amount   |
|------------------------------------|----------------|-----------------|
| Lake Maintenance                   | \$1,265        | \$15,180        |
| Estimated 3% Inflationary Increase | \$38           | \$455           |
| Contingency                        |                | \$2,565         |
| <b>Total</b>                       |                | <b>\$18,200</b> |

**UTILITIES**

**Kissimmee Utility Authority**

This fee includes the District's electrical, water & sewer and irrigation costs for the recreation center, pool and other areas within the District.

| Account#      | Address                   | Monthly Amount | Annual Amount  |
|---------------|---------------------------|----------------|----------------|
| 927130-652350 | Master Acct-Remington CDD | \$500          | \$6,000        |
|               | Contingency               |                | \$2,500        |
| <b>Total</b>  |                           |                | <b>\$8,500</b> |

**REMINGTON**  
**Community Development District**  
*Fiscal Year 2019*

**Toho Water Authority**

This fee includes the District's water & sewer and irrigation costs for certain areas within the District.

| Account#       | Address                        | Monthly Amount | Annual Amount   |
|----------------|--------------------------------|----------------|-----------------|
| 927130-652350  | Remington CDD - Master Account | \$5,000        | \$60,000        |
| 1943950-775010 | Rem. Blvd & Prestwick Ln Irr   | \$317          | \$3,800         |
| 1943950-784350 | 2706 Prestwick Ln              | \$65           | \$780           |
| 1943950-946850 | 2751 Partin Settlement Rd      | \$63           | \$750           |
| 1943950-946890 | 260 E Lakeshore Blvd           | \$54           | \$650           |
| 1943950-809250 | 456 Janice Kay Pl Rm           | \$133          | \$1,600         |
|                | Contingency                    |                | \$2,420         |
| <b>Total</b>   |                                |                | <b>\$70,000</b> |

**Orlando Utilities Commission**

This fee includes the District's electrical, streetlight and irrigation costs for certain areas within the District.

| Account#     | Address                                | Monthly Amount | Annual Amount   |
|--------------|--|----------------|-----------------|
| 07058-52257  | 2900 Remington Blvd SS                 | \$38           | \$460           |
| 24545-09417  | 2400 Block Odd Remington Blvd          | \$23           | \$280           |
| 63031-86907  | 2901 Remington Blvd                    | \$21           | \$250           |
| 69798-66736  | 260 East Lakeshore Blvd HSL            | \$75           | \$900           |
| 41621-82149  | 2995 Remington Blvd Irr                | \$13           | \$150           |
| 74288-14558  | 2651 Remington Blvd Irr (Streetlights) | \$252          | \$3,025         |
| 07261-84434  | 2651 Remington Blvd                    | \$767          | \$9,200         |
| 60455-74548  | 2651 Partin Settlement Rd              | \$33           | \$400           |
| 44837-46246  | 2700 Remington Blvd SS                 | \$33           | \$400           |
| 61425-13386  | 2699 Remington Blvd Gate               | \$10           | \$120           |
| 51194-67580  | 2999 Remington Blvd SS                 | \$104          | \$1,250         |
| 57459-11606  | 2500 Block Even Remington Blvd         | \$10           | \$125           |
| 02748-56035  | 2700 Block Odd                         | \$21           | \$250           |
| 28337-61469  | 2706 Prestwick Ln                      | \$21           | \$250           |
|              | Contingency                            |                | \$3,440         |
| <b>Total</b> |  |                | <b>\$20,500</b> |

**Centurylink**

This is for telephone service for the gatehouses and recreation center modem lines.

| Account#     | Address                           | Monthly Amount | Annual Amount  |
|--------------|-----------------------------------|----------------|----------------|
| 312091012    | 2651 Remington Blvd (Rec. Center) | \$263          | \$3,150        |
| 311297420    | 260 E Lakeshore Blvd              | \$112          | \$1,340        |
| 311154656    | 2751 Partin Settlement Rd         | \$112          | \$1,340        |
|              | Contingency                       |                | \$1,170        |
| <b>Total</b> |                                   |                | <b>\$7,000</b> |



**REMINGTON**  
**Community Development District**  
*Fiscal Year 2019*

**Bright House Network**

This is for Internet service at the recreation center and for the DVR security system.

| Account#     | Address             | Monthly Amount | Annual Amount  |
|--------------|---------------------|----------------|----------------|
| 0787976-02   | 2651 Remington Blvd | \$127          | \$1,524        |
|              | Contingency         |                | \$76           |
| <b>Total</b> |                     |                | <b>\$1,600</b> |

**ROADWAYS**

**Street Sweeping**

Scheduled maintenance of roadways and alleys consists of sweeping pavement, curb and gutter, and alley areas. Private roadways will be maintained by the Owners Association. The District has contracted with USA Services.

| Description                     | Annual Amount   |
|---------------------------------|-----------------|
| Street Sweeping \$635 Bi-Weekly | \$16,510        |
| Contingency                     | \$740           |
| <b>Total</b>                    |                 |
|                                 | <b>\$17,250</b> |

**Drainage**

Unscheduled maintenance consists of repair of drainage system in conjunction with roadway system.

**Signage**

Unscheduled maintenance of signage consists of cleaning and general maintenance

**COMMON AREA**

**Landscaping**

Scheduled maintenance consists of mowing, edging, blowing, applying pest and disease control chemicals to sod, mulching once per year, applying fertilizer and pest and disease control chemicals, and transplanting annuals four times per year. Unscheduled maintenance consists of replacing damaged sod and adding new sod. Unscheduled maintenance of annuals consists of replacing damaged plant material. The District has contracted REW Landscape LLC for this service.

| Description                        | Monthly Amount | Annual Amount    |
|------------------------------------|----------------|------------------|
| Landscape Maintenance              | \$22,381       | \$268,572        |
| Estimated 3% Inflationary Increase | \$671          | \$8,057          |
| Contingency                        |                | \$3,371          |
| <b>Total</b>                       |                | <b>\$280,000</b> |

**REMINGTON**  
**Community Development District**  
*Fiscal Year 2019*

**Feature Lighting**

Unscheduled maintenance consists of replacing damaged fixtures or inoperable fixtures.

**Irrigation**

Scheduled maintenance consists of regular inspections, adjustments to controller and irrigation heads, minor system repairs, and purchase of irrigation supplies. Unscheduled maintenance consists of major repairs and replacement of system components.

**Trash Receptacles & Benches**

Scheduled maintenance consists of purchase of trashcans and benches. Unscheduled maintenance consists of replacement of damaged trashcans.

**Plant Replacement & Bed Enhancements**

Unscheduled maintenance consists of tree, shrub and other plant material replacements as well as annual bed enhancements.

**Miscellaneous Common Area Services**

Unscheduled maintenance for other areas not listed in the above categories.

**Soccer/Ball Field Maintenance**

Scheduled maintenance consists of mowing, edging, blowing, applying pest and disease control chemicals to sod. Unscheduled maintenance consists of replacing damaged sod and adding new sod.

**RECREATION CENTER**

**Pool Maintenance**

Unscheduled maintenance consists of repairing damages and any unscheduled treatment of the pool.

**Pool Cleaning**

Scheduled maintenance consists of regular cleaning and treatments to pool chemical levels as follows: January thru May 3 time a week and June thru December 5 times a week. The District has contracted Roberts Pool Services for this service.

| Description  | Annual Amount  |
|--|----------------|
| <b>Contract for \$600 monthly for 8 months (3 days per week)</b> | <b>\$4,800</b> |
| <b>Contract for \$600 monthly for 4 months (5 days per week)</b> | <b>\$2,400</b> |
| <b>Estimated 3% Inflationary Increase</b>                        | <b>\$216</b>   |
| <b>Contingency</b>   | <b>\$584</b>   |
| <b>Total</b>   | <b>\$8,000</b> |

**Pool Permits**

Permit fees for required occupational and pool permits.

**REMINGTON**  
**Community Development District**  
*Fiscal Year 2019*

**Recreation Center Cleaning**

Scheduled maintenance consists of regular cleaning service provided by Westwood Interior Cleaning.

| Description                         | Weekly Amount | Annual Amount   |
|-------------------------------------|---------------|-----------------|
| Recreation Center Cleaning Services | \$250         | \$13,000        |
| Estimated 3% Inflationary Increase  | \$8           | \$390           |
| Supplies for Recreation Center      |               | \$1,610         |
| <b>Total</b>                        |               | <b>\$15,000</b> |

**Recreation Center Repairs & Maintenance**

Unscheduled maintenance consists of repairs and replacement of damaged areas.

**Pest Control**

This represents pest control of CDD facilities provided by Terminex. Additional costs added for inflationary increases.

| Description                        | Monthly Amount | Annual Amount |
|------------------------------------|----------------|---------------|
| Pest Control Services              | \$54           | \$652         |
| Estimated 3% Inflationary Increase | \$2            | \$48          |
| <b>Total</b>                       |                | <b>\$700</b>  |

**SECURITY**

**Recreation Center Access**

This item includes maintenance for accessibility to the recreation center and the purchase of swipe access cards for the recreation center.

**Security Guard**

Security services throughout the Community facilities provided by Universal Protection Services.

| Description   | Annual Amount    |
|---|------------------|
| Contract Cost of \$14.89 per hour for Guardhouses           | \$126,544        |
| Contract Cost of \$14.89 per hour for Recreation Center     | \$45,564         |
| Contract Cost of \$18.14 per hour for Roving Patrol         | \$80,433         |
| Estimated 3% Inflationary Increase plus Contingency         | \$7,867          |
| Additional Daytime Roving Patrol (8hrs/day for 2x per week) | \$15,092         |
| <b>Total</b>  | <b>\$275,500</b> |

**Gate Repairs (Front and Back Access)**

Unscheduled maintenance consists of repairing damages.

**REMINGTON**  
**Community Development District**  
*Fiscal Year 2019*

**Guard House Cleaning**

Scheduled maintenance consists of regular cleaning services provided by Westwood Interior Cleaning.

| Description                               | Weekly<br>Amount | Annual<br>Amount |
|---|------------------|------------------|
| <b>Guardhouses Cleaning Services</b>      | <b>\$50</b>      | <b>\$2,600</b>   |
| <b>Estimated 3% Inflationary Increase</b> | <b>\$2</b>       | <b>\$78</b>      |
| <b>Supplies for Guardhouses</b>           |                  | <b>\$622</b>     |
| <b>Total</b>                              |                  | <b>\$3,300</b>   |

**Guard House Repairs & Maintenance**

Unscheduled maintenance consists of repairs and replacement of damaged areas.

**Gate Maintenance Agreement**

Agreement for managing access control system.

**OTHER**

**Contingency**

The current year contingency represents the potential excess of unscheduled maintenance expenses not included in budget categories or not anticipated in specific line items.

**Field Management Services**

Includes overhead costs associated with the services being provided under a management consulting contract with Governmental Management Services-Central Florida, LLC. This includes employees utilized in the field and office management of all District assets.

**Transfer Out - Pavement Management/Capital Projects**

Excess funds transferred to Pavement Management or Capital Projects for any roadway and/or capital outlay expenses.

**REMINGTON  
COMMUNITY DEVELOPMENT DISTRICT**

**PAVEMENT MANAGEMENT BUDGET  
Fiscal Year 2019**

| DESCRIPTION                           | ADOPTED<br>BUDGET<br>FY 2018 | ACTUAL<br>THRU<br>6/30/18 | PROJECTED<br>NEXT<br>3 MONTHS | TOTAL<br>AS OF<br>9/30/18 | ADOPTED<br>BUDGET<br>FY 2019 |
|---------------------------------------|------------------------------|---------------------------|-------------------------------|---------------------------|------------------------------|
| <b>REVENUES:</b>                      |                              |                           |                               |                           |                              |
| FUND BALANCE                          | \$ 809,609                   | \$ 809,606                | \$ -                          | \$ 809,606                | \$ 960,493                   |
| TRANSFER IN                           | \$ 150,000                   | \$ 150,000                | \$ -                          | \$ 150,000                | \$ 150,000                   |
| INTEREST INCOME                       | \$ 500                       | \$ 838                    | \$ 50                         | \$ 887                    | \$ 500                       |
| <b>TOTAL REVENUES</b>                 | <b>\$ 960,109</b>            | <b>\$ 960,444</b>         | <b>\$ 50</b>                  | <b>\$ 960,493</b>         | <b>\$ 1,110,993</b>          |
| <b>EXPENSES:</b>                      |                              |                           |                               |                           |                              |
| CAPITAL OUTLAY - ENGINEERING          | \$ -                         | \$ -                      | \$ -                          | \$ -                      | \$ -                         |
| CAPITAL OUTLAY - CONTINGENCY          | \$ -                         | \$ -                      | \$ -                          | \$ -                      | \$ -                         |
| CAPITAL OUTLAY - ROADWAY IMPROVEMENTS | \$ -                         | \$ -                      | \$ -                          | \$ -                      | \$ -                         |
| <b>TOTAL EXPENSES</b>                 | <b>\$ -</b>                  | <b>\$ -</b>               | <b>\$ -</b>                   | <b>\$ -</b>               | <b>\$ -</b>                  |
| <b>EXCESS REVENUES(EXPENDITURES)</b>  | <b>\$ 960,109</b>            | <b>\$ 960,444</b>         | <b>\$ 50</b>                  | <b>\$ 960,493</b>         | <b>\$ 1,110,993</b>          |

**REMINGTON  
COMMUNITY DEVELOPMENT DISTRICT**

**CAPITAL PROJECTS BUDGET  
Fiscal Year 2019**

| DESCRIPTION                                   | ADOPTED<br>BUDGET<br>FY 2018 | ACTUAL<br>THRU<br>6/30/18 | PROJECTED<br>NEXT<br>3 MONTHS | TOTAL<br>AS OF<br>9/30/18 | ADOPTED<br>BUDGET<br>FY 2019 |
|---|------------------------------|---------------------------|-------------------------------|---------------------------|------------------------------|
| <b>REVENUES:</b>                              |                              |                           |                               |                           |                              |
| FUND BALANCE                                  | \$ 440,946                   | \$ 451,803                | \$ -                          | \$ 451,803                | \$ 297,086                   |
| TRANSFER IN                                   | \$ 51,610                    | \$ 51,610                 | \$ -                          | \$ 51,610                 | \$ 148,576                   |
| INTEREST INCOME                               | \$ 100                       | \$ 111                    | \$ 30                         | \$ 141                    | \$ 100                       |
| <b>TOTAL REVENUES</b>                         | <b>\$ 492,656</b>            | <b>\$ 503,525</b>         | <b>\$ 30</b>                  | <b>\$ 503,555</b>         | <b>\$ 445,762</b>            |
| <b>EXPENSES:</b>                              |                              |                           |                               |                           |                              |
| CAPITAL OUTLAY - CONTINGENCY                  | \$ 10,000                    | \$ 15,953                 | \$ -                          | \$ 15,953                 | \$ -                         |
| CAPITAL OUTLAY - FITNESS EQUIPMENT            | \$ 10,000                    | \$ -                      | \$ -                          | \$ -                      | \$ 10,000                    |
| CAPITAL OUTLAY - LANDSCAPE                    | \$ -                         | \$ 17,013                 | \$ -                          | \$ 17,013                 | \$ -                         |
| CAPITAL OUTLAY - PRESSURE WASHING             | \$ 20,000                    | \$ 24,550                 | \$ -                          | \$ 24,550                 | \$ 20,000                    |
| CAPITAL OUTLAY - SIDEWALK/ROAD IMPROVEMENTS   | \$ 95,000                    | \$ 148,953                | \$ -                          | \$ 148,953                | \$ 95,000                    |
| CAPITAL OUTLAY - CAMERA SYSTEM                | \$ -                         | \$ -                      | \$ -                          | \$ -                      | \$ 30,000                    |
| CAPITAL OUTLAY - REC CENTER - ROOFING PROJECT | \$ -                         | \$ -                      | \$ -                          | \$ -                      | \$ 38,500                    |
| <b>TOTAL EXPENSES</b>                         | <b>\$ 135,000</b>            | <b>\$ 206,468</b>         | <b>\$ -</b>                   | <b>\$ 206,468</b>         | <b>\$ 193,500</b>            |
| <b>EXCESS REVENUES(EXPENDITURES)</b>          | <b>\$ 357,656</b>            | <b>\$ 297,056</b>         | <b>\$ 30</b>                  | <b>\$ 297,086</b>         | <b>\$ 252,262</b>            |

**REMINGTON**  
**COMMUNITY DEVELOPMENT DISTRICT**  
**DEBT SERVICE FUND - SERIES 2008-2 BUDGET**  
Fiscal Year 2019

| DESCRIPTION                          | ADOPTED<br>BUDGET<br>FY 2018 | ACTUAL<br>THRU<br>6/30/18 | PROJECTED<br>NEXT<br>3 MONTHS | TOTAL<br>AS OF<br>9/30/18 | ADOPTED<br>BUDGET<br>FY 2019 |
|--------------------------------------|------------------------------|---------------------------|-------------------------------|---------------------------|------------------------------|
| <b>REVENUES:</b>                     |                              |                           |                               |                           |                              |
| FUND BALANCE                         | \$ 211,205                   | \$ 214,430                | \$ -                          | \$ 214,430                | \$ 210,779                   |
| SPECIAL ASSESSMENTS                  | \$ 571,509                   | \$ 574,204                | \$ -                          | \$ 574,204                | \$ 571,509                   |
| INTEREST INCOME                      | \$ 400                       | \$ 658                    | \$ 87                         | \$ 745                    | \$ 400                       |
| <b>TOTAL REVENUES</b>                | <b>\$ 783,114</b>            | <b>\$ 789,292</b>         | <b>\$ 87</b>                  | <b>\$ 789,379</b>         | <b>\$ 782,688</b>            |
| <b>EXPENSES:</b>                     |                              |                           |                               |                           |                              |
| INTEREST - 11/1                      | \$ 21,800                    | \$ 21,800                 | \$ -                          | \$ 21,800                 | \$ 11,100                    |
| PRINCIPAL - 5/1                      | \$ 535,000                   | \$ 535,000                | \$ -                          | \$ 535,000                | \$ 555,000                   |
| INTEREST - 5/1                       | \$ 21,800                    | \$ 21,800                 | \$ -                          | \$ 21,800                 | \$ 11,100                    |
| TRANSFER OUT 5/2 - PAVEMENT FUND     | \$ -                         | \$ -                      | \$ -                          | \$ -                      | \$ 56,912                    |
| TRANSFER OUT 5/2 - CAPITAL RESERVE   | \$ -                         | \$ -                      | \$ -                          | \$ -                      | \$ 148,576                   |
| <b>TOTAL EXPENSES</b>                | <b>\$ 578,600</b>            | <b>\$ 578,600</b>         | <b>\$ -</b>                   | <b>\$ 578,600</b>         | <b>\$ 782,688</b>            |
| <b>EXCESS REVENUES(EXPENDITURES)</b> | <b>\$ 204,514</b>            | <b>\$ 210,692</b>         | <b>\$ 87</b>                  | <b>\$ 210,779</b>         | <b>\$ 0</b>                  |

**REMINGTON**  
**Community Development District**  
Series 2008-2 Special Assessment Bonds  
Debt Service Schedule

**AMORTIZATION SCHEDULE**

| <b>DATE</b>  | <b>BALANCE</b> | <b>RATE</b> | <b>PRINCIPAL</b>    | <b>INTEREST</b>    | <b>TOTAL</b>          |
|--------------|----------------|-------------|---------------------|--------------------|-----------------------|
| 11/1/18      | \$555,000.00   | 4.00%       | \$0.00              | \$11,100.00        | \$567,900.00          |
| 5/1/19       | \$555,000.00   | 4.00%       | \$555,000.00        | \$11,100.00        | \$566,100.00          |
| <b>TOTAL</b> |                |             | <b>\$555,000.00</b> | <b>\$22,200.00</b> | <b>\$1,134,000.00</b> |