

THE WOODLANDS
Community Development District

Annual Operating and Debt Service Budget
Fiscal Year 2024

Version 4 - Final Budget
(Adopted 4/18/23)

Prepared by:



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The Woodlands
Community Development District

Operating Budget
Fiscal Year 2024

Summary of Revenues, Expenditures and Changes in Fund Balances

Fiscal Year 2024 Adopted Budget

| ACCOUNT DESCRIPTION | ACTUAL FY 2022 | ADOPTED BUDGET FY 2023 | ACTUAL THRU MAR-23 | PROJECTED APR- SEPT-23 | TOTAL PROJECTED FY 2023 | ANNUAL BUDGET FY 2024 |
|----------------------------------|-------------------|------------------------------|--------------------------|------------------------------|-------------------------------|-----------------------------|
| REVENUES | | | | | | |
| Interest - Investments | \$ 5,357 | \$ 10,000 | \$ 23,137 | \$ 7,200 | \$ 30,337 | \$ 10,000 |
| Special Assmnts- Tax Collector | 228,481 | 240,598 | 232,312 | 8,286 | 240,598 | 211,691 |
| Special Assmnts- CDD Collected | 13,671 | - | - | - | - | - |
| Special Assmnts- Discounts | (8,872) | (9,630) | (9,219) | - | (9,219) | (8,468) |
| Other Miscellaneous Revenues | 5,875 | - | 6,707 | - | 6,707 | - |
| TOTAL REVENUES | 244,512 | 240,968 | 252,937 | 15,486 | 268,423 | 213,223 |
| EXPENDITURES | | | | | | |
| <i>Administrative</i> | | | | | | |
| P/R-Board of Supervisors | 4,000 | 5,000 | 3,000 | 2,000 | 5,000 | 5,000 |
| FICA Taxes | 306 | 383 | 230 | 153 | 383 | 383 |
| ProfServ-Engineering | 11,465 | 10,000 | 10,910 | 10,910 | 21,820 | 10,000 |
| ProfServ-Legal Services | 15,600 | 10,000 | 2,221 | 7,779 | 10,000 | 10,000 |
| ProfServ-Mgmt Consulting Serv | 43,383 | 44,684 | 22,342 | 22,342 | 44,684 | 46,025 |
| ProfServ-Web Site Development | 1,553 | 1,553 | 1,553 | - | 1,553 | 1,553 |
| Auditing Services | 4,700 | 5,000 | 4,700 | - | 4,700 | 5,000 |
| Postage and Freight | 339 | 300 | 252 | 252 | 504 | 300 |
| Insurance - General Liability | 24,829 | 29,795 | 26,822 | - | 26,822 | 32,775 |
| Printing and Binding | 2 | 250 | - | 250 | 250 | 250 |
| Legal Advertising | 1,440 | 1,000 | 94 | 906 | 1,000 | 1,000 |
| Miscellaneous Services | 100 | 500 | 90 | 410 | 500 | 500 |
| Misc-Assessmnt Collection Cost | 2,621 | 3,609 | 3,346 | 124 | 3,470 | 3,175 |
| Office Supplies | 1,110 | 1,193 | 502 | 502 | 1,004 | 1,193 |
| Annual District Filing Fee | 175 | 175 | 175 | - | 175 | 175 |
| Total Administrative | 111,623 | 113,442 | 76,237 | 45,628 | 121,865 | 117,329 |
| <i>Field</i> | | | | | | |
| ProfServ-Field Management | 17,520 | 18,046 | 9,023 | 9,023 | 18,046 | 18,587 |
| Communication - Teleph - Field | 6,912 | 7,000 | 3,772 | 3,876 | 7,648 | 7,300 |
| Electricity - Entrance | 209 | 180 | 166 | 165 | 331 | 350 |
| Misc-Contingency | - | 1,000 | 3,703 | - | 3,703 | - |
| Total Field | 24,641 | 26,226 | 16,664 | 13,064 | 29,728 | 26,237 |
| <i>Landscape Services</i> | | | | | | |
| Contracts-Landscape | 9,600 | 9,600 | 4,800 | 4,800 | 9,600 | 9,600 |
| Utility - Pump Station | 57,658 | 46,000 | 24,027 | 28,830 | 52,857 | 58,000 |
| R&M-Irrigation | 160 | - | - | - | - | - |
| R&M-Pump Station | 45,388 | - | - | - | - | - |
| R&M-Pumps - Cypress Falls | 34,203 | 9,000 | 19,361 | 14,842 | 34,203 | 34,202 |
| R&M-Pumps - Cedar Grove | 12,655 | 9,000 | 2,612 | 10,043 | 12,655 | 12,655 |
| R&M-Pumps - Panacea | - | 5,200 | - | 5,200 | 5,200 | 5,200 |
| Total Landscape Services | 159,664 | 78,800 | 50,800 | 63,715 | 114,515 | 119,657 |

THE WOODLANDS

Community Development District

General Fund

Summary of Revenues, Expenditures and Changes in Fund Balances

Fiscal Year 2024 Adopted Budget

| ACCOUNT DESCRIPTION | ACTUAL FY 2022 | ADOPTED BUDGET FY 2023 | ACTUAL THRU MAR-23 | PROJECTED APR- SEPT-23 | TOTAL PROJECTED FY 2023 | ANNUAL BUDGET FY 2024 |
|--|---------------------|------------------------------|--------------------------|------------------------------|-------------------------------|-----------------------------|
| Reserves | | | | | | |
| Reserve - Lakes | - | 2,500 | - | - | - | - |
| Pump Station Reserve | - | 20,000 | - | - | - | - |
| Total Reserves | - | 22,500 | - | - | - | - |
| TOTAL EXPENDITURES & RESERVES | 295,928 | 240,968 | 143,701 | 122,407 | 266,108 | 263,223 |
| Excess (deficiency) of revenues | | | | | | |
| Over (under) expenditures | (51,416) | - | 109,236 | (106,921) | 2,315 | (50,000) |
| OTHER FINANCING SOURCES (USES) | | | | | | |
| Contribution to (Use of) Fund Balance | - | - | - | - | - | (50,000) |
| TOTAL OTHER SOURCES (USES) | - | - | - | - | - | (50,000) |
| Net change in fund balance | (51,416) | - | 109,236 | (106,921) | 2,315 | (50,000) |
| FUND BALANCE, BEGINNING | 2,141,022 | 2,089,604 | 2,089,606 | - | 2,089,606 | 2,091,921 |
| FUND BALANCE, ENDING | \$ 2,089,606 | \$ 2,089,606 | \$ 2,198,842 | \$ (106,921) | \$ 2,091,921 | \$ 2,041,921 |

Budget Narrative
Fiscal Year 2024**Revenue****Interest - Investments**

The District earns interest on their money market accounts and certificates of deposit.

Special Assessment – Tax Collector

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessment - Discounts

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of CDD assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

Expenditures**Expenditures – Administrative****P/R Board of Supervisors**

Chapter 190 of the Florida Statutes allows for a member of the Board of Supervisors to be compensated for a meeting attendance and to receive \$200 per meeting. The amount for the Fiscal Year is based upon all supervisors attending the meetings.

FICA Taxes

Payroll taxes for supervisor salaries are calculated as 7.65% payroll.

Professional Services-Engineering

The District's engineer will be providing general engineering services to the District, i.e. attendance and preparation for monthly board meetings, review invoices, etc. Fees are based on prior year activity.

Professional Services-Legal Services

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. Fees are based on prior year legal expenses.

Professional Services-Management Consulting Service

The District receives Management, Accounting and Administrative services as part of a Management Agreement with Inframark. These services are further outlined in Exhibit "A" of the Management Agreement. The fees are related to the current contracted fees in the Management Agreement with a projected 3% increase.

Professional Services-Web Site Development

The District has contracted with Campus Suites and Complete I.T to maintain the website www.woodlandscdd.org and email services.

Auditing Services

The District is required annually to conduct an audit of its financial records by an Independent Certified Public Accounting Firm. Fee is based on the existing year's Engagement Letter.

Postage & Freight

The cost of overnight deliveries, correspondence, etc.

Insurance-General Liability

The District's General Liability & Public Officials Liability Insurance policy is with The Florida League of Cities, Inc. The Florida League of Cities, Inc. specializes in providing insurance coverage to governmental agencies through the *Florida Municipal Insurance Trust*. The amount is based upon actual amount plus 10% increase.

Budget Narrative
Fiscal Year 2024**Expenditures – Administrative (continued)****Printing and Binding**

Printing of computerized checks, stationary, envelopes etc.

Legal Advertising

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

Miscellaneous-Services

Expense items that don't fall under any of the other administrative expense categories.

Miscellaneous-Assessment Collection Fees

The District reimburses the Tax Collector for necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 1.5% on the amount of special assessments collected and remitted, whichever is greater. The budget for collection costs was based on a maximum of 1.5% of the anticipated assessment collections.

Office Supplies

The district pays a monthly fee to Google for BOS email support. Also, miscellaneous office supplies are required to prepare agenda packages and administer district meetings.

Annual District Filing Fee

The District is required to pay an annual fee of \$175 to the Department of Economic Opportunity Division of Community Development.

Expenditures –Field Management**Professional Services-Field Management**

The District receives Field Management services as part of a Management Agreement with Inframark. The fees are related to the current contracted fees in the Management Agreement with a projected 3% increase.

Communication – Telephone-Field

The District pays Frontier for online pump monitoring access.

Electricity – Entrance

The District pays FPL for the electricity to 6227 Toledo Blade Blvd Monument.

Miscellaneous-Contingency

This expense represents miscellaneous costs that may arise during the year relating to the normal operations and maintenance of the District.

Expenditures – Landscape Services**Contracts - Landscape**

The District has a contract with Brightview for monthly exterior maintenance services.

Utility - Pump Station

The District pays FPL for monthly electric usage at the numerous pumps & wells.

Budget Narrative

Fiscal Year 2024

| |
|--|
| <i>Expenditures – Landscape Services (continued)</i> |
|--|

R&M – Pump Station

Preventive Maintenance Agreement covering the irrigation system for a period of 2 years commencing 10/01/23 and ending 9/30/25.

R&M – Pumps – Cypress Falls

Repairs to & maintenance of the Cypress Falls pump stations that are necessary to sustain the common area landscape not covered by the Preventive Maintenance Agreement.

R&M – Pumps – Cedar Grove

Repairs to & maintenance of the Cedar Grove pump stations that are necessary to sustain the common area landscape not covered by the Preventive Maintenance Agreement.

R&M – Pumps – Panacea

Repairs to & maintenance of the Panacea pump stations that are necessary to sustain the common area landscape not covered by the Preventive Maintenance Agreement.

THE WOODLANDS

Community Development District

Exhibit "A" Allocation of Fund Balances

AVAILABLE FUNDS

| | <u>Amount</u> |
|--|----------------------|
| Beginning Fund Balance - Fiscal Year 2024 | \$ 2,091,921 |
| Net Change in Fund Balance - Fiscal Year 2024 | (50,000) |
| Reserves - Fiscal Year 2024 Additions | - |
| Total Funds Available (Estimated) - 9/30/2024 | 2,041,921 |

ALLOCATION OF AVAILABLE FUNDS

Nonspendable Fund Balance

| | |
|-----------------------|--------|
| Deposits | 500 |
| Nonspendable Subtotal | \$ 500 |

Assigned Fund Balance

| | |
|---|--------------------------|
| Operating Reserve - First Quarter Operating Capital | \$ 65,806 ⁽¹⁾ |
| Reserves - Attorney | \$ 613,550 |
| Reserves - Lakes @ 9/30/22 | 60,000 |
| Reserves - Lakes (FY23 Proposed) | 2,500 |
| Subtotal | \$ 62,500 |
| Reserves - Pump Stations @ 9/30/22 | 250,000 |
| Reserves - Pump Stations (FY23 Proposed) | 20,000 |
| Subtotal | \$ 270,000 |
| Reserves Subtotal | \$ 1,011,856 |

| | |
|--|---------------------|
| Total Allocation of Available Funds | \$ 1,012,356 |
|--|---------------------|

| | |
|---|---------------------|
| Total Unassigned (undesigned) Cash | \$ 1,029,565 |
|---|---------------------|

Notes

(1) Represents approximately 3 months of operating expenditures less Reserves.

The Woodlands
Community Development District

Debt Service Budget
Fiscal Year 2024

Summary of Revenues, Expenditures and Changes in Fund Balances

Fiscal Year 2024 Adopted Budget

| ACCOUNT DESCRIPTION | ACTUAL FY 2022 | ADOPTED BUDGET FY 2023 | ACTUAL THRU MAR-23 | PROJECTED APR- SEPT-23 | TOTAL PROJECTED FY 2023 | ANNUAL BUDGET FY 2024 |
|---------------------------------------|-----------------------|------------------------------|--------------------------|------------------------------|-------------------------------|-----------------------------|
| REVENUES | | | | | | |
| Interest - Investments | \$ 46,132 | \$ - | \$ 40,741 | \$ 15,000 | \$ 55,741 | \$ - |
| Special Assmnts- Tax Collector | 971,820 | 1,109,609 | 1,070,616 | 38,993 | 1,109,609 | 1,782,112 |
| Special Assmnts- Prepayment | 81,807 | - | 99,908 | - | 99,908 | - |
| Special Assmnts- CDD Collected | 129,522 | 960,900 | 730,662 | - | 730,662 | 316,961 |
| Special Assmnts- Delinquent | 9,015,141 | - | 1,214,125 | - | 1,214,125 | - |
| Special Assmnts- Discounts | (36,859) | (44,385) | (42,233) | - | (42,233) | (71,284) |
| Other Miscellaneous Revenues | 41,365 | - | - | - | - | - |
| TOTAL REVENUES | 10,248,928 | 2,026,124 | 3,113,819 | 53,993 | 3,167,812 | 2,027,788 |
| EXPENDITURES | | | | | | |
| <i>Administrative</i> | | | | | | |
| ProfServ-Arbitrage Rebate | 600 | 600 | 600 | - | 600 | 600 |
| ProfServ-Dissemination Agent | 1,000 | 1,000 | - | 1,000 | 1,000 | 1,000 |
| ProfServ-Legal Services | 6,144 | - | - | - | - | - |
| ProfServ-Trustee Fees | 5,000 | 9,000 | 5,000 | - | 5,000 | 9,000 |
| Misc-Assessmnt Collection Cost | 8,950 | 16,644 | 15,426 | 585 | 16,011 | 26,732 |
| Total Administrative | 21,694 | 27,244 | 21,026 | 1,585 | 22,611 | 37,332 |
| <i>Debt Service</i> | | | | | | |
| Principal Debt Retirement | 1,020,000 | 945,000 | - | 1,080,000 | 1,080,000 | 905,000 |
| Interest Expense | 1,492,711 | 984,675 | 743,648 | 629,648 | 1,373,296 | 862,125 |
| Total Debt Service | 2,512,711 | 1,929,675 | 743,648 | 1,709,648 | 2,453,296 | 1,767,125 |
| TOTAL EXPENDITURES | 2,534,405 | 1,956,919 | 764,674 | 1,711,233 | 2,475,907 | 1,804,457 |
| Excess (deficiency) of revenues | | | | | | |
| Over (under) expenditures | 7,714,523 | 69,205 | 2,349,145 | (1,657,240) | 691,905 | 223,331 |
| OTHER FINANCING SOURCES (USES) | | | | | | |
| Contribution to (Use of) Fund Balance | - | 69,205 | - | - | - | 223,331 |
| TOTAL OTHER SOURCES (USES) | - | 69,205 | - | - | - | 223,331 |
| Net change in fund balance | 7,714,523 | 69,205 | 2,349,145 | (1,657,240) | 691,905 | 223,331 |
| FUND BALANCE, BEGINNING | (9,498,980) | (1,784,457) | (1,784,457) | - | (1,784,457) | (1,092,552) |
| FUND BALANCE, ENDING | \$ (1,784,457) | \$ (1,715,252) | \$ 564,688 | \$ (1,657,240) | \$ (1,092,552) | \$ (869,220) |

The Woodlands
Community Development District
SERIES 2004A CAPITAL IMPROVEMENT REVENUE BONDS
DEBT SERVICE SCHEDULE
AMORTIZATION SCHEDULE

| DATE | BALANCE | RATE | PRINCIPAL | INTEREST | TOTAL |
|-----------------|-----------------|-------|-----------------|-----------------|-----------------|
| 11/1/2023 | \$15,125,000.00 | 5.70% | \$0.00 | \$431,062.50 | |
| 5/1/2024 | \$15,125,000.00 | 5.70% | \$905,000.00 | \$431,062.50 | \$1,767,125.00 |
| 11/1/2024 | \$14,220,000.00 | 5.70% | \$0.00 | \$405,270.00 | |
| 5/1/2025 | \$14,220,000.00 | 5.70% | \$970,000.00 | \$405,270.00 | \$1,780,540.00 |
| 11/1/2025 | \$13,250,000.00 | 5.70% | \$0.00 | \$377,625.00 | |
| 5/1/2026 | \$13,250,000.00 | 5.70% | \$1,015,000.00 | \$377,625.00 | \$1,770,250.00 |
| 11/1/2026 | \$12,235,000.00 | 5.70% | \$0.00 | \$348,697.50 | |
| 5/1/2027 | \$12,235,000.00 | 5.70% | \$1,075,000.00 | \$348,697.50 | \$1,772,395.00 |
| 11/1/2027 | \$11,160,000.00 | 5.70% | \$0.00 | \$318,060.00 | |
| 5/1/2028 | \$11,160,000.00 | 5.70% | \$1,135,000.00 | \$318,060.00 | \$1,771,120.00 |
| 11/1/2028 | \$10,025,000.00 | 5.70% | \$0.00 | \$285,712.50 | |
| 5/1/2029 | \$10,025,000.00 | 5.70% | \$1,200,000.00 | \$285,712.50 | \$1,771,425.00 |
| 11/1/2029 | \$8,825,000.00 | 5.70% | \$0.00 | \$251,512.50 | |
| 5/1/2030 | \$8,825,000.00 | 5.70% | \$1,275,000.00 | \$251,512.50 | \$1,778,025.00 |
| 11/1/2030 | \$7,550,000.00 | 5.70% | \$0.00 | \$215,175.00 | |
| 5/1/2031 | \$7,550,000.00 | 5.70% | \$1,350,000.00 | \$215,175.00 | \$1,780,350.00 |
| 11/1/2031 | \$6,200,000.00 | 5.70% | \$0.00 | \$176,700.00 | |
| 5/1/2032 | \$6,200,000.00 | 5.70% | \$1,420,000.00 | \$176,700.00 | \$1,773,400.00 |
| 11/1/2032 | \$4,780,000.00 | 5.70% | \$0.00 | \$136,230.00 | |
| 5/1/2033 | \$4,780,000.00 | 5.70% | \$1,510,000.00 | \$136,230.00 | \$1,782,460.00 |
| 11/1/2033 | \$3,270,000.00 | 5.70% | \$0.00 | \$93,195.00 | |
| 5/1/2034 | \$3,270,000.00 | 5.70% | \$1,590,000.00 | \$93,195.00 | \$1,776,390.00 |
| 11/1/2034 | \$1,680,000.00 | 5.70% | \$0.00 | \$47,880.00 | |
| 5/1/2035 | \$1,680,000.00 | 5.70% | \$1,680,000.00 | \$47,880.00 | \$1,775,760.00 |
| | | | \$27,620,000.00 | \$33,012,143.75 | \$64,627,143.75 |

Budget Narrative

Fiscal Year 2024

Revenue**Special Assessment - Tax Collector**

The District will levy a Non-Ad Valorem assessment on all sold and platted parcels within the District in order to pay for the debt service expenditures during the Fiscal Year.

Special Assessment – CDD Collected

The District entered into a Funding Agreement with the Developers to fund all debt service expenditures for the Fiscal Year.

Special Assessment - Discounts

Per Section 197.3632 and Section 197.162 of the Florida Statutes, discounts are allowed for early payment of assessments collected by the Tax Collector and only when the Tax Collector is using the uniform methodology. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

Expenditures*Expenditures –Administrative***Professional Services-Arbitrage Rebate**

The District has a proposal with a company who specializes in calculating the District's Arbitrage Rebate Liability on the Series of Benefit Special Assessment Bonds. The budgeted amount for the fiscal year is based on standard fees charged for this service.

Professional Services-Dissemination Agent

The District is required by the Securities and Exchange Commission to comply with Rule 15c2-12(b)-(5), which relates to additional reporting requirements for unrelated bond issues. The budgeted amount for the fiscal year is based on standard fees charged for this service.

Professional Services-Trustee

The District will pay annual trustee fees for the Series 2004 Capital Improvement Revenue Bonds that are deposited with a Trustee. The annual trustee fee is based on standard fees charged plus any out-of-pocket expenses.

Misc-Assessment Collection Costs

The District reimburses the Tax Collector for necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 1.5% on the amount of special assessments collected and remitted, whichever is greater. The budget for collection costs was based on a maximum of 1.5% of the anticipated assessment collections.

*Expenditures –Debt Service***Principal Debt Retirement**

See amortization schedule.

Interest Expense

See amortization schedule.

The Woodlands
Community Development District

Supporting Budget Schedules
Fiscal Year 2024

THE WOODLANDS

Community Development District

Comparison of Assessment Rates Fiscal Year 2024 vs. Fiscal Year 2023

| Parcel | Phase | Village | General Fund | | | Debt Service | | | Total | | | O&M | DS | DS |
|--------|------------------------------|-----------------------------|--------------|----------|----------------|--------------|------------|----------------|------------|------------|----------------|---------------|---------------|----------------|
| | | | FY 2024 | FY 2023 | Percent Change | FY 2024 | FY 2023 | Percent Change | FY 2024 | FY 2023 | Percent Change | On-Roll Units | On-Roll Units | Off-Roll Units |
| A | | Multi-Family | \$29.09 | \$33.06 | -12% | \$330.70 | \$330.70 | 0% | \$359.79 | \$363.76 | -1% | 171 | - | 171 |
| | | Multi-Family | \$29.09 | \$33.06 | -12% | \$330.70 | \$330.70 | 0% | \$359.79 | \$363.76 | -1% | 209 | - | 209 |
| B-C-1 | Cypress Falls Phase 1 | Cypress Falls Quad | \$88.18 | \$100.22 | -12% | \$988.83 | \$988.83 | 0% | \$1,077.00 | \$1,089.05 | -1% | 112 | 112 | - |
| | Cypress Falls Phase 1 | Cypress Falls Single Family | \$105.86 | \$120.31 | -12% | \$1,187.06 | \$1,187.06 | 0% | \$1,292.92 | \$1,307.37 | -1% | 125 | 125 | - |
| | Cypress Falls Phase 1 | Cypress Falls Villa | \$88.18 | \$100.22 | -12% | \$988.83 | \$988.83 | 0% | \$1,077.00 | \$1,089.05 | -1% | 130 | 130 | - |
| B-C-2 | Cypress Falls PHh2E Parcel B | Cypress Falls Single Family | \$105.86 | \$120.31 | -12% | \$1,350.13 | \$1,350.13 | 0% | \$1,455.99 | \$1,470.44 | -1% | 70 | 70 | |
| | Cypress Falls Ph2 Parcel C | Cypress Falls Single Family | \$105.86 | \$120.31 | -12% | \$1,181.84 | \$1,181.84 | 0% | \$1,287.69 | \$1,302.15 | -1% | 232 | 232 | |
| D | Arbor Oaks | Single Family | \$100.08 | \$113.74 | -12% | \$1,137.59 | \$1,137.59 | 0% | \$1,237.67 | \$1,251.33 | -1% | 341 | 341 | - |
| E | Arbor Oaks | Single Family | \$107.12 | \$121.75 | -12% | \$1,217.71 | \$1,217.71 | 0% | \$1,324.84 | \$1,339.46 | -1% | 244 | 244 | - |
| F | | Townhomes | \$41.31 | \$46.95 | -12% | \$469.56 | \$469.56 | 0% | \$510.87 | \$516.51 | -1% | 254 | - | 254 |
| G | Cedar Grove Phase 1A&1B | Single Family | \$110.16 | \$125.20 | -12% | \$1,316.29 | \$1,316.29 | 0% | \$1,426.45 | \$1,441.49 | -1% | 263 | 263 | - |
| | Cedar Grove Phase 2A | Single Family | \$110.16 | \$125.20 | -12% | \$1,198.17 | \$1,198.17 | 0% | \$1,308.32 | \$1,323.37 | -1% | 120 | 120 | |
| | Cedar Grove 2B | Single Family | \$110.16 | \$125.20 | -12% | \$1,198.17 | \$1,198.17 | 0% | \$1,308.32 | \$1,323.37 | -1% | 115 | 115 | |
| | Cedar Grove 2C | Single Family | \$110.16 | \$125.20 | -12% | \$1,198.17 | \$1,198.17 | 0% | \$1,308.32 | \$1,323.37 | -1% | 77 | | 77 |
| | | | | | | | | | | | | 2,463 | 1,752 | 711 |