

Caribe Palm
Community Development District

**Final Budget For
Fiscal Year 2026/2027
October 1, 2026 - September 30, 2027**

CONTENTS

- I FINAL BUDGET**
- II DETAILED FINAL BUDGET**
- III DETAILED FINAL DEBT SERVICE FUND BUDGET**
- IV ASSESSMENT COMPARISON**

FINAL BUDGET
CARIBE PALM COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2026/2027
OCTOBER 1, 2026 - SEPTEMBER 30, 2027

	FISCAL YEAR 2026/2027 BUDGET
REVENUES	
Administrative Assessments	25,880
Maintenance Assessments	65,957
Debt Assessments	161,614
Other Revenues	0
Interest Income	1,920
TOTAL REVENUES	\$ 255,371
EXPENDITURES	
Maintenance Expenditures	
Engineering/Inspections	2,800
Engineering - Special Projects	0
Community Security	0
Security Cameras/MTE/Upkeep	12,000
FP&L Meter/Mailbox Area	4,200
Street/Roadway Drainage Maintenance	6,500
Pressure Cleaning	3,500
Holiday Lighting	10,000
Community Special Projects	8,000
Maintenance/Contingency	15,000
Total Maintenance Expenditures	\$ 62,000
Administrative Expenditures	
Supervisor Fees	11,000
Payroll Taxes (Employer)	842
Management	30,360
Secretarial And Field Operations	6,600
Legal	3,000
Assessment Roll	7,500
Audit Fees	3,500
Insurance	7,900
Legal Advertisements	4,500
Miscellaneous	1,600
Postage	300
Office Supplies	400
Dues & Subscriptions	175
Trustee Fees	4,150
Continuing Disclosure Fee	350
Website Management	1,750
Total Administrative Expenditures	\$ 83,927
TOTAL EXPENDITURES	\$ 145,927
REVENUES LESS EXPENDITURES	\$ 109,444
Bond Payments	(151,917)
BALANCE	\$ (42,473)
County Appraiser & Tax Collector Fee	(5,069)
Discounts For Early Payments	(10,138)
EXCESS/ (SHORTFALL)	\$ (57,680)
Carryover From Prior Year	57,680
NET EXCESS/ (SHORTFALL)	\$ -

DETAILED FINAL BUDDGET
CARIBE PALM COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2026/2027
OCTOBER 1, 2026 - SEPTEMBER 30, 2027

	FISCAL YEAR 2024/2025 ACTUAL	FISCAL YEAR 2025/2026 BUDGET	FISCAL YEAR 2026/2027 BUDGET	COMMENTS
REVENUES				
Administrative Assessments	47,901	34,178	25,880	Expenditures Less Interest & Carryover/.94
Maintenance Assessments	57,661	57,659	65,957	Expenditures/.94
Debt Assessments	161,615	161,614	161,614	Bond Payments/.94
Other Revenues	0	0	0	
Interest Income	25,213	1,800	1,920	Interest Estimated At \$160 Per Month
TOTAL REVENUES	\$ 292,390	\$ 255,251	\$ 255,371	
EXPENDITURES				
Maintenance Expenditures				
Engineering/Inspections	2,000	2,800	2,800	No Change From 2025/2026 Budget
Engineering - Special Projects	0	3,000	0	Line Item Eliminated
Community Security	4,588	6,000	0	Line Item Eliminated
Security Cameras/MTE/Upkeep	1,411	12,000	12,000	No Change From 2025/2026 Budget
FP&L Meter/Mailbox Area	0	4,200	4,200	No Change From 2025/2026 Budget
Street/Roadway Drainage Maintenance	0	4,200	6,500	\$2,100 Increase From 2025/2026 Budget
Pressure Cleaning	0	0	3,500	Pressure Cleaning
Holiday Lighting	0	0	10,000	Holiday Lighting
Community Special Projects	0	0	8,000	Community Special Projects
Maintenance/Contingency	17,412	22,000	15,000	\$7,000 Decrease From 2025/2026 Budget
Total Maintenance Expenditures	\$ 25,411	\$ 54,200	\$ 62,000	
Administrative Expenditures				
Supervisor Fees	11,200	11,000	11,000	Supervisor Fees
Payroll Taxes (Employer)	857	842	842	Supervisor Fees *7.65%
Management	30,360	30,360	30,360	No Change From 2025/2026 Budget
Secretarial And Field Operations	6,600	6,600	6,600	No Change From 2025/2026 Budget
Legal	0	4,000	3,000	\$1,000 Decrease From 2025/2026 Budget
Assessment Roll	7,500	7,500	7,500	As Per Contract
Audit Fees	3,300	3,400	3,500	Accepted Amount For 2025/2026 Audit
Insurance	6,858	7,400	7,900	Fiscal Year 2025/2026 Expenditure Was \$7,269
Legal Advertisements	2,567	4,500	4,500	No Change From 2025/2026 Budget
Miscellaneous	2,180	1,500	1,600	\$100 Increase From 2025/2026 Budget
Postage	392	300	300	No Change From 2025/2026 Budget
Office Supplies	283	400	400	No Change From 2025/2026 Budget
Dues & Subscriptions	175	175	175	No Change From 2025/2026 Budget
Trustee Fees	4,148	3,850	4,150	\$300 Increase From 2025/2026 Budget
Continuing Disclosure Fee	350	350	350	No Change From 2025/2026 Budget
Website Management	1,750	1,750	1,750	No Change From 2025/2026 Budget
Total Administrative Expenditures	\$ 78,520	\$ 83,927	\$ 83,927	
TOTAL EXPENDITURES	\$ 103,931	\$ 138,127	\$ 145,927	
REVENUES LESS EXPENDITURES	\$ 188,459	\$ 117,124	\$ 109,444	
Bond Payments	(354,080)	(151,917)	(151,917)	2027 P & I Payments Less Earned Interest
BALANCE	\$ (165,621)	\$ (34,793)	\$ (42,473)	
County Appraiser & Tax Collector Fee	(2,570)	(5,069)	(5,069)	Two Percent Of Total Assessment Roll
Discounts For Early Payments	(9,861)	(10,138)	(10,138)	Four Percent Of Total Assessment Roll
EXCESS/ (SHORTFALL)	\$ (178,052)	\$ (50,000)	\$ (57,680)	
Carryover From Prior Year	0	50,000	57,680	Carryover From Prior Year
NET EXCESS/ (SHORTFALL)	\$ (178,052)	\$ -	\$ -	

DETAILED FINAL DEBT SERVICE FUND BUDGET
CARIBE PALM COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2026/2027
OCTOBER 1, 2026 - SEPTEMBER 30, 2027

	FISCAL YEAR 2024/2025 ACTUAL	FISCAL YEAR 2025/2026 BUDGET	FISCAL YEAR 2026/2027 BUDGET	COMMENTS
REVENUES				
Interest Income	7,617	1,200	1,400	Projected Interest For FY 2026/2027
NAV Tax Collection	354,080	151,917	151,917	Maximum Debt Service Collection
Total Revenues	\$ 361,697	\$ 153,117	\$ 153,317	
EXPENDITURES				
Principal Payments	94,000	97,000	85,000	Principal Payment Due In 2027
Interest Payments	55,880	50,180	42,056	Interest Payments Due In 2027
Bond Redemption	0	5,937	26,261	Bond Redemption
TOTAL EXPENDITURES	\$ 149,880	\$ 153,117	\$ 153,317	
EXCESS/ (SHORTFALL)	\$ 211,817	\$ -	\$ -	

Note: Extraordinary Principal Payment For \$200,000 Was Made In November 2026.

Series 2017 Bond Refunding Information

Original Par Amount =	\$1,870,000	Annual Principal Payments Due =	May 1st
Interest Rate =	3.5% - 4.5%	Annual Interest Payments Due =	May 1st & November 1st
Issue Date =	July 2017		
Maturity Date =	May 2035		
Par Amount As Of 1/1/26 =	\$1,000,000		

**Caribe Palm Community Development District
Assessment Comparison**

	Fiscal Year 2023/2024 Assessment Before Discount*	Fiscal Year 2024/2025 Assessment Before Discount*	Fiscal Year 2025/2026 Assessment Before Discount*	Fiscal Year 2026/2027 Projected Assessment Before Discount*
Administrative For Twenty Three Foot Lots	\$ 271.81	\$ 159.65	\$ 115.47	\$ 87.44
Maintenance For Twenty Three Foot Lots	\$ 194.80	\$ 194.80	\$ 194.80	\$ 222.83
<u>Debt For Twenty Three Foot Lots</u>	<u>\$ 493.08</u>	<u>\$ 493.08</u>	<u>\$ 493.08</u>	<u>\$ 493.08</u>
Total For Twenty Three Foot Lots	\$ 959.69	\$ 847.53	\$ 803.35	\$ 803.35
Administrative For Fifty Foot Lots	\$ 271.81	\$ 159.65	\$ 115.47	\$ 87.44
Maintenance For Fifty Foot Lots	\$ 194.80	\$ 194.80	\$ 194.80	\$ 222.83
<u>Debt For Fifty Foot Lots</u>	<u>\$ 604.96</u>	<u>\$ 604.96</u>	<u>\$ 604.96</u>	<u>\$ 604.96</u>
Total For Fifty Foot Lots	\$ 1,071.57	\$ 959.41	\$ 915.23	\$ 915.23

* Assessments Include the Following :

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- 4% Discount for Early Payments
 - 1% County Tax Collector Fee
 - 1% County Property Appraiser Fee

Community Information:

Twenty Three Foot Lots	156
<u>Fifty Foot Lots</u>	<u>140</u>
Total Units	296