

**SUGARLOAF  
COMMUNITY DEVELOPMENT DISTRICT  
AMENDED BUDGET  
FISCAL YEAR 2026**

**SUGARLOAF  
COMMUNITY DEVELOPMENT DISTRICT  
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**SUGARLOAF  
COMMUNITY DEVELOPMENT DISTRICT  
AMENDED GENERAL FUND BUDGET  
FISCAL YEAR 2026**

	Adopted Budget FY 2026	Amendment (+/-)	Amended Budget FY 2026
<b>REVENUES</b>			
Landowner contribution: Richland	\$ 29,210	\$ 10,354	\$ 39,564
Landowner contribution: Lennar	41,306	14,641	55,947
Landowner contribution: Stanley Martin	10,215	3,620	13,835
Landowner contribution: Tripointe	8,870	3,145	12,015
Total revenues	<u>89,601</u>	<u>31,760</u>	<u>121,361</u>
<b>EXPENDITURES</b>			
<b>Professional &amp; administrative</b>			
Supervisors	861	-	861
Management/accounting/recording**	48,000	-	48,000
Legal	15,000	-	15,000
Engineering	1,000	-	1,000
Audit*	4,700	-	4,700
Arbitrage rebate calculation*	500	(500)	-
Dissemination agent*	1,000	(1,000)	-
Trustee*	4,500	(4,500)	-
EMMA software system*	2,000	(2,000)	-
Telephone	200	-	200
Postage	500	-	500
Printing & binding	500	-	500
Legal advertising	3,500	-	3,500
Annual special district fee	175	-	175
Insurance	5,500	-	5,500
Contingencies/bank charges	750	-	750
Website hosting & maintenance	705	-	705
Website ADA compliance	210	-	210
Total professional & administrative	<u>89,601</u>	<u>(8,000)</u>	<u>81,601</u>
<b>Field operations</b>			
Landscape maintenance	-	10,660	10,660
Mulch	-	10,000	10,000
Tree/plant replacement	-	5,000	5,000
Irrigation repairs	-	1,000	1,000
Irrigation water	-	1,000	1,000
General maintenance	-	2,500	2,500
Field operations management	-	9,600	9,600
Total field operations	<u>-</u>	<u>39,760</u>	<u>39,760</u>
Total expenditures	<u>89,601</u>	<u>31,760</u>	<u>121,361</u>
Excess/(deficiency) of revenues over/(under) expenditures	-	-	-
Fund balance - beginning (unaudited)	-	-	-
Fund balance - ending (projected)	-	-	-
Unassigned	-	-	-
Fund balance - ending	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>

\* These items will be realized when bonds are issued

**SUGARLOAF  
COMMUNITY DEVELOPMENT DISTRICT  
DEFINITIONS OF GENERAL FUND EXPENDITURES**

**EXPENDITURES**

**Professional & administrative**

Supervisors	\$ 861
Statutorily set at \$200 for each meeting of the Board of Supervisors not to exceed \$4,800 for each fiscal year.	
Management/accounting/recording**	48,000
<b>Wrathell, Hunt and Associates, LLC</b> (WHA), specializes in managing community development districts by combining the knowledge, skills and experience of a team of professionals to ensure compliance with all of the District's governmental requirements. WHA develops financing programs, administers the issuance of tax exempt bond financings, operates and maintains the assets of the community.	
Legal	15,000
General counsel and legal representation, which includes issues relating to public finance, public bidding, rulemaking, open meetings, public records, real property dedications, conveyances and contracts.	
Engineering	1,000
The District's Engineer will provide construction and consulting services, to assist the District in crafting sustainable solutions to address the long term interests of the community while recognizing the needs of government, the environment and maintenance of the District's facilities.	
Audit*	4,700
Statutorily required for the District to undertake an independent examination of its books, records and accounting procedures.	
Arbitrage rebate calculation*	-
To ensure the District's compliance with all tax regulations, annual computations are necessary to calculate the arbitrage rebate liability.	
Dissemination agent*	-
The District must annually disseminate financial information in order to comply with the requirements of Rule 15c2-12 under the Securities Exchange Act of 1934. Wrathell, Hunt & Associates serves as dissemination agent.	
Trustee*	-
Annual fee for the service provided by trustee, paying agent and registrar.	
EMMA software system*	-
EMMA filing assistance software service license agreement with Discolsure Technology Services, LLC.	
Telephone	200
Telephone and fax machine.	
Postage	500
Mailing of agenda packages, overnight deliveries, correspondence, etc.	
Printing & binding	500
Letterhead, envelopes, copies, agenda packages	
Legal advertising	3,500
The District advertises for monthly meetings, special meetings, public hearings, public bids, etc.	
<b>EXPENDITURES (continued)</b>	
Annual special district fee	175
Annual fee paid to the Florida Department of Economic Opportunity.	
Insurance	5,500
The District will obtain public officials and general liability insurance.	
Contingencies/bank charges	750
Bank charges and other miscellaneous expenses incurred during the year and automated AP routing etc.	
Website hosting & maintenance	705
Website ADA compliance	210
Landscape maintenance	10,660
Mulch	10,000
Tree/plant replacement	5,000
Irrigation repairs	1,000
Irrigation water	1,000
General maintenance	2,500
Field operations management	9,600
Total expenditures	<u><u>\$ 121,361</u></u>

**SUGARLOAF  
COMMUNITY DEVELOPMENT DISTRICT  
SPECIAL REVENUE FUND 1 BUDGET  
FISCAL YEAR 2026**

	Adopted Budget FY 2026	Amendment (+/-)	Amended Budget FY2026
<b>REVENUES</b>			
Landowner contribution: Richland	\$ -	\$ -	\$ -
Total revenues	-	-	-
<b>EXPENDITURES</b>			
<b>Professional &amp; administrative</b>			
Arbitrage rebate calculation*	-	-	-
Debt service fund - accounting*	-	-	-
Dissemination agent*	-	-	-
Trustee*	-	-	-
EMMA software services*	-	-	-
Total professional & administrative	-	-	-
<b>Field operations</b>			
Field operations accounting	-	-	-
Field operations management	-	-	-
Landscape maintenance	-	-	-
Tree/plant replacement	-	-	-
Irrigation repairs	-	-	-
Irrigation water	-	-	-
Electric			
Irrigation	-	-	-
Streetlights	-	-	-
Property appraiser	-	-	-
Total field operations	-	-	-
Total expenditures	-	-	-
Excess/(deficiency) of revenues over/(under) expenditures	-	-	-
Fund balance - beginning (unaudited)	-	-	-
Fund balance - ending (projected)			
Unassigned	-	-	-
Fund balance - ending	\$ -	\$ -	\$ -

\* These items will be realized when bonds are issued

**SUGARLOAF  
COMMUNITY DEVELOPMENT DISTRICT  
DEFINITIONS OF SPECIAL REVENUE FUND 1 EXPENDITURES**

**EXPENDITURES**

**Professional & administrative**

Arbitrage rebate calculation*	-
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To ensure the District's compliance with all tax regulations, annual computations are necessary to calculate the arbitrage rebate liability.

Debt service fund - accounting*	-
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Dissemination agent*	-
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The District must annually disseminate financial information in order to comply with the requirements of Rule 15c2-12 under the Securities Exchange Act of 1934. Wrathell, Hunt & Associates serves as dissemination agent.

Trustee*	-
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Annual fee for the service provided by trustee, paying agent and registrar.

EMMA software services*	-
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Disclosure Technology Services, LLC EMMA filing assistance software.

**EXPENDITURES (continued)**

Field operations accounting	-
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Field operations management	-
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Landscape maintenance	-
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Tree/plant replacement	-
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Irrigation repairs	-
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Irrigation water	-
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Electric	-
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Irrigation	-
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Streetlights	-
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Total expenditures	<div style="border-top: 1px solid black; border-bottom: 3px double black; padding: 2px 0;">\$ -</div>
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**SUGARLOAF  
COMMUNITY DEVELOPMENT DISTRICT  
SPECIAL REVENUE FUND 2 AMENDED BUDGET  
FISCAL YEAR 2026**

	Adopted Budget FY 2026	Amendment (+/-)	Amended Budget FY2026
<b>REVENUES</b>			
Landowner contribution: Lennar	\$124,130	\$ 10,000	\$ 134,130
Total revenues	<u>124,130</u>	<u>10,000</u>	<u>134,130</u>
<b>EXPENDITURES</b>			
<b>Professional &amp; administrative</b>			
Arbitrage rebate calculation*	-	750	750
Debt service fund - accounting*	-	5,500	5,500
Dissemination agent*	-	1,000	1,000
Trustee*	-	-	-
EMMA software services*	-	1,500	1,500
Total professional & administrative	<u>-</u>	<u>8,750</u>	<u>8,750</u>
<b>Field operations</b>			
Field operations accounting	-	1,250	1,250
Field operations management	-	-	-
Landscape maintenance	-	-	-
Pond bank maintenance	10,000	-	10,000
Aquatic maintenance	5,350	-	5,350
Slope and sod repair	2,000	-	2,000
Storm system cleaning	5,000	-	5,000
Electric	-	-	-
Streelights	101,780	-	101,780
Property appraiser	-	-	-
Total field operations	<u>124,130</u>	<u>1,250</u>	<u>125,380</u>
Total expenditures	<u>124,130</u>	<u>10,000</u>	<u>134,130</u>
Excess/(deficiency) of revenues over/(under) expenditures	-	-	-
Fund balance - beginning (unaudited)	-	-	-
Fund balance - ending (projected)	-	-	-
Unassigned	-	-	-
Fund balance - ending	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>

**SUGARLOAF  
COMMUNITY DEVELOPMENT DISTRICT  
DEFINITIONS OF SPECIAL REVENUE FUND 2 EXPENDITURES**

**EXPENDITURES**

**Professional & administrative**

Arbitrage rebate calculation*	750
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To ensure the District's compliance with all tax regulations, annual computations are necessary to calculate the arbitrage rebate liability.

Debt service fund - accounting*	5,500
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Dissemination agent*	1,000
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The District must annually disseminate financial information in order to comply with the requirements of Rule 15c2-12 under the Securities Exchange Act of 1934. Wrathell, Hunt & Associates serves as dissemination agent.

Trustee*	-
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Annual fee for the service provided by trustee, paying agent and registrar.

EMMA software services*	1,500
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Disclosure Technology Services, LLC EMMA filing assistance software.

**EXPENDITURES (continued)**

Field operations accounting	1,250
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Field operations management	-
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Landscape maintenance	-
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Pond bank maintenance	10,000
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Aquatic maintenance	5,350
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Slope and sod repair	2,000
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Storm system cleaning	5,000
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Electric	
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Streelights	101,780
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Property appraiser	-
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Total expenditures	\$134,130
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**SUGARLOAF  
COMMUNITY DEVELOPMENT DISTRICT  
SPECIAL REVENUE FUND 3 AMENDED BUDGET  
FISCAL YEAR 2026**

	Adopted Budget FY 2026	Amendment (+/-)	Amended Budget FY2026
<b>REVENUES</b>			
Landowner contribution: Stanley Martin	\$ 4,250	\$ 9,750	\$ 14,000
Total revenues	<u>4,250</u>	<u>9,750</u>	<u>14,000</u>
<b>EXPENDITURES</b>			
<b>Professional &amp; administrative</b>			
Arbitrage rebate calculation*	-	750	750
Debt service fund - accounting*	-	5,500	5,500
Dissemination agent*	-	1,000	1,000
Trustee*	-	-	-
EMMA software services*	-	2,500	2,500
Total professional & administrative	<u>-</u>	<u>9,750</u>	<u>9,750</u>
<b>Field operations</b>			
Field operations accounting	-	-	-
Field operations management	-	-	-
Landscape maintenance	1,500	-	1,500
Irrigation repairs	-	-	-
Irrigation water	250	-	250
Electric			
Irrigation	1,500	-	1,500
Streetlights	1,000	-	1,000
Property appraiser	-	-	-
Total field operations	<u>4,250</u>	<u>-</u>	<u>4,250</u>
Total expenditures	<u>4,250</u>	<u>9,750</u>	<u>14,000</u>
Excess/(deficiency) of revenues over/(under) expenditures	-	-	-
Fund balance - beginning (unaudited)	<u>-</u>	<u>-</u>	<u>-</u>
Fund balance - ending (projected)			
Unassigned	-	-	-
Fund balance - ending	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>

**SUGARLOAF  
COMMUNITY DEVELOPMENT DISTRICT  
DEFINITIONS OF SPECIAL REVENUE FUND 3 EXPENDITURES**

**EXPENDITURES**

**Professional & administrative**

Arbitrage rebate calculation*	750
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To ensure the District's compliance with all tax regulations, annual computations are necessary to calculate the arbitrage rebate liability.

Debt service fund - accounting*	5,500
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Dissemination agent*	1,000
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The District must annually disseminate financial information in order to comply with the requirements of Rule 15c2-12 under the Securities Exchange Act of 1934. Wrathell, Hunt & Associates serves as dissemination agent.

Trustee*	-
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Annual fee for the service provided by trustee, paying agent and registrar.

EMMA software services*	2,500
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Disclosure Technology Services, LLC EMMA filing assistance software.

**EXPENDITURES (continued)**

Field operations accounting	-
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Field operations management	-
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Landscape maintenance	1,500
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Irrigation repairs	-
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Irrigation water	250
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Electric	
Irrigation	1,500

Streetlights	1,000
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Property appraiser	-
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Total expenditures	\$ 14,000
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**SUGARLOAF  
COMMUNITY DEVELOPMENT DISTRICT  
SPECIAL REVENUE FUND 4 AMENDED BUDGET  
FISCAL YEAR 2026**

	Adopted Budget FY 2026	Amendment (+/-)	Amended Budget FY2026
<b>REVENUES</b>			
Landowner contribution: Tripointe	\$ -	\$ 9,750	\$ 9,750
Total revenues	-	9,750	9,750
<b>EXPENDITURES</b>			
<b>Professional &amp; administrative</b>			
Arbitrage rebate calculation*	-	750	750
Debt service fund - accounting*	-	5,500	5,500
Dissemination agent*	-	1,000	1,000
Trustee*	-	-	-
EMMA software services*	-	2,500	2,500
Total professional & administrative	-	9,750	9,750
<b>Field operations</b>			
Field operations accounting	-	-	-
Field operations management	-	-	-
Landscape maintenance	-	-	-
Irrigation repairs	-	-	-
Irrigation water	-	-	-
Aquatic maintenance	-	-	-
Property appraiser	-	-	-
Total field operations	-	-	-
Total expenditures	-	9,750	9,750
Excess/(deficiency) of revenues over/(under) expenditures	-	-	-
Fund balance - beginning (unaudited)	-	-	-
Fund balance - ending (projected)	-	-	-
Unassigned	-	-	-
Fund balance - ending	\$ -	\$ -	\$ -

**SUGARLOAF  
COMMUNITY DEVELOPMENT DISTRICT  
DEFINITIONS OF SPECIAL REVENUE FUND 4 EXPENDITURES**

**EXPENDITURES**

**Professional & administrative**

Arbitrage rebate calculation*	750
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To ensure the District's compliance with all tax regulations, annual computations are necessary to calculate the arbitrage rebate liability.

Debt service fund - accounting*	5,500
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Dissemination agent*	1,000
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The District must annually disseminate financial information in order to comply with the requirements of Rule 15c2-12 under the Securities Exchange Act of 1934. Wrathell, Hunt & Associates serves as dissemination agent.

Trustee*	-
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Annual fee for the service provided by trustee, paying agent and registrar.

EMMA software services*	2,500
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Disclosure Technology Services, LLC EMMA filing assistance software.

**EXPENDITURES (continued)**

Field operations accounting	-
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Field operations management	-
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Landscape maintenance	-
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Irrigation repairs	-
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Irrigation water	-
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Aquatic maintenance	-
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Total expenditures	<div style="border-top: 1px solid black; border-bottom: 3px double black; padding: 2px 0;">\$ 9,750</div>
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