

Vista
Community Development District

**Final Budget For
Fiscal Year 2020/2021
October 1, 2020 - September 30, 2021**

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FINAL BUDGET
VISTA COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2020/2021
OCTOBER 1, 2020 - SEPTEMBER 30, 2021

	FISCAL YEAR 2020/2021 BUDGET
REVENUES	
O & M Assessments	51,840
Debt Assessments	370,222
Other Revenues	0
Interest Income	240
TOTAL REVENUES	\$ 422,302
EXPENDITURES	
Engineering/Inspections	2,000
Management	20,220
Legal	8,000
Assessment Roll	6,000
Audit Fees	3,500
Arbitrage Rebate Fee	650
Insurance	6,000
Legal Advertisements	1,300
Miscellaneous	700
Postage	250
Office Supplies	400
Dues & Subscriptions	175
Trustee Fee	4,025
Continuing Disclosure Fee	1,000
Website Management	2,000
TOTAL EXPENDITURES	\$ 56,220
REVENUES LESS EXPENDITURES	\$ 366,082
Bond Payments	(348,009)
BALANCE	\$ 18,073
County Appraiser & Tax Collector Fee	(8,441)
Discounts For Early Payments	(16,882)
EXCESS/ (SHORTFALL)	\$ (7,250)
Carryover Balance From Prior Year	7,250
NET EXCESS/ (SHORTFALL)	\$ -

DETAILED FINAL BUDGET
VISTA COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2020/2021
OCTOBER 1, 2020 - SEPTEMBER 30, 2021

	FISCAL YEAR 2018/2019 ACTUAL	FISCAL YEAR 2019/2020 BUDGET	FISCAL YEAR 2020/2021 BUDGET	COMMENTS
REVENUES				
O & M Assessments	52,647	54,485	51,840	Expenditures Less Interest & Carryover/.94
Debt Assessments	370,028	367,590	370,222	Bond Payments/.94
Other Revenues	0	0	0	
Interest Income	207	240	240	Interest Projected At \$20 Per Month
TOTAL REVENUES	\$ 422,882	\$ 422,315	\$ 422,302	
EXPENDITURES				
Engineering/Inspections	1,200	2,500	2,000	\$500 Decrease From 2019/2020 Budget
Management	19,416	19,776	20,220	CPI Adjustment
Legal	7,200	8,000	8,000	No Change From 2019/2020 Budget
Assessment Roll	6,000	6,000	6,000	As Per Contract
Audit Fees	3,300	3,400	3,500	\$100 Increase From 2019/2020 Budget
Arbitrage Rebate Fee	650	650	650	No Change From 2019/2020 Budget
Insurance	5,000	6,355	6,000	Insurance Estimate
Legal Advertisements	967	1,300	1,300	No Change From 2019/2020 Budget
Miscellaneous	70	700	700	No Change From 2019/2020 Budget
Postage	107	250	250	No Change From 2019/2020 Budget
Office Supplies	250	425	400	\$25 Decrease From 2019/2020 Budget
Dues & Subscriptions	175	175	175	No Change From 2019/2020 Budget
Trustee Fee	4,023	4,025	4,025	No Change From 2019/2020 Budget
Continuing Disclosure Fee	1,000	1,000	1,000	No Change From 2019/2020 Budget
Website Management	1,500	2,000	2,000	No Change From 2019/2020 Budget
TOTAL EXPENDITURES	\$ 50,858	\$ 56,556	\$ 56,220	
REVENUES LESS EXPENDITURES	\$ 372,024	\$ 365,759	\$ 366,082	
Bond Payments	(359,599)	(345,535)	(348,009)	2021 P & I Payments Less Earned Interest
BALANCE	\$ 12,425	\$ 20,224	\$ 18,073	
County Appraiser & Tax Collector Fee	(5,014)	(8,441)	(8,441)	Two Percent Of Total Assessment Roll
Discounts For Early Payments	(7,815)	(16,883)	(16,882)	Four Percent Of Total Assessment Roll
EXCESS/ (SHORTFALL)	\$ (404)	\$ (5,100)	\$ (7,250)	
Carryover Balance From Prior Year	0	5,100	7,250	Carryover Balance From Prior Year
NET EXCESS/ (SHORTFALL)	\$ (404)	\$ -	\$ -	

DETAILED FINAL DEBT SERVICE BUDGET
VISTA COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2020/2021
OCTOBER 1, 2020 - SEPTEMBER 30, 2021

	FISCAL YEAR 2018/2019 ACTUAL	FISCAL YEAR 2019/2020 BUDGET	FISCAL YEAR 2020/2021 BUDGET	COMMENTS
REVENUES				
Interest Income	7,522	300	300	Projected Interest For 2020/2021
NAV Tax Collection	359,599	345,535	348,009	2021 P & I Payments Less Earned Interest
Total Revenues	\$ 367,121	\$ 345,835	\$ 348,309	
EXPENDITURES				
Principal Payments	130,000	135,000	145,000	Principal Payment Due In 2021
Interest Payments	221,450	210,835	203,309	Interest Payments Due In 2021
Transfer To Construction Fund	22,219	0	0	
Total Expenditures	\$ 373,669	\$ 345,835	\$ 348,309	
Excess/ (Shortfall)	\$ (6,548)	\$ -	\$ -	

Series 2006 Bond Information

Original Par Amount =	\$5,170,000	Annual Principal Payments Due =	May 1st
Interest Rate =	5.375%	Annual Interest Payments Due =	May 1st & November 1st
Issue Date =	November 2006		
Maturity Date =	May 2037		
Par Amount As Of 1/1/20 =	\$3,990,000		

Vista Community Development District Assessment Comparison

	Original Projected Assessment*	Fiscal Year 2017/2018 Assessment*	Fiscal Year 2018/2019 Assessment*	Fiscal Year 2019/2020 Assessment*	Fiscal Year 2020/2021 Projected Assessment*
O & M	\$ 138.85	\$ 112.12	\$ 105.27	\$ 109.41	\$ 104.10
<u>Debt</u>	<u>\$ 745.18</u>	<u>\$ 736.25</u>	<u>\$ 742.67</u>	<u>\$ 738.14</u>	<u>\$ 743.42</u>
Total	\$ 884.03	\$ 848.37	\$ 847.94	\$ 847.55	\$ 847.52

* Assessments Include the Following :

4% Discount for Early Payments

1% County Tax Collector Fee

1% County Property Appraiser Fee

Community Information:

Total Units	498
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