RESOLUTION 2025-55

A RESOLUTION ADOPTING THE FINAL BUDGET OF THE VILLAGE COMMUNITY DEVELOPMENT DISTRICT NO. 15 FOR FISCAL YEAR BEGINNING OCTOBER 1, 2025 AND ENDING SEPTEMBER 30, 2026

WHEREAS, the District Manager has prepared and submitted to the Board of Supervisors a Proposed Budget for the forthcoming Fiscal Year 2025-26; and,

WHEREAS, the Board of Supervisors approved the Proposed Budget at a public meeting on June 12, 2025 and set September 11, 2025 as the date for a public hearing with notice of the budget hearing published pursuant to section 190.008(2) (a), Florida Statutes; and,

WHEREAS, the District Board of Supervisors submitted to the local governing authorities, for purposes of disclosure and information only, the Fiscal Year 2025-26 Proposed Budget at least 60 days prior to approval; and,

WHEREAS, a public hearing has been held on this 11th day of September, 2025 at which members of the general public were accorded the opportunity to speak prior to the approval of the Final Budget.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE VILLAGE COMMUNITY DEVELOPMENT DISTRICT NO. 15;

1. The operating budget proposed by the District Manager for Fiscal Year 2025-26 is hereby approved for the amount listed below:

General Fund	**$ 4,018,468**

2. The Debt Service Fund budget proposed by the District Manager for Fiscal Year 2025-26 is hereby approved for the amount as listed below:

2023 – Debt Service Fund	**$ 12,384,954**
2024 – Debt Service Fund	**$ 10,346,687**

3. The Maintenance assessment shall be levied at a rate based on the schedule attached as an exhibit to this resolution in the District's "Official Record of Proceedings." The annual Maintenance assessment is based on net assessable acres and platted lots.

4. A verified copy of said Final Budget shall be attached as an exhibit to this Resolution in the District's "Official Record of Proceedings."

Adopted this 11th day of September, 2025.

VILLAGE COMMUNITY
DEVELOPMENT DISTRICT NO. 15

Liz Rodriguez, Chair

Kenneth C. Blocker, Secretary

FISCAL YEAR 2025-26 BUDGET REPORT

GL NUMBER DESCRIPTION	2023-24 ACTIVITY	2024-25 ORIGINAL BUDGET	2024-25 AMENDED BUDGET	2024-25 ACTIVITY THRU 07/31/25	2025-26 FINAL BUDGET
Fund: 15.001 GENERAL FUND					
ESTIMATED REVENUES					
325.211 MAINTENANCE ASSESSMENT	0	2,092,970	2,092,970	2,094,104	4,536,721
341.999 MISCELLANEOUS REVENUE	88	100	100	15	0
361.101 INT INCOME - CFB	6,713	10,000	10,000	14,513	6,000
361.102 INT INCOME - CASH EQUIV	0	0	0	35,675	31,000
361.105 INTEREST INCOME-TAX COLLECTOR	0	0	0	9,038	0
366.001 CONTRIBUTIONS FROM DEVELOPER	2,678,096	2,235,983	2,235,983	1,105,349	6,164
669.901 (ADD)/USE-WORKING CAPITAL	0	(1,045,509)	(1,045,509)	0	(561,417)
TOTAL ESTIMATED REVENUES	2,684,897	3,293,544	3,293,544	3,258,694	4,018,468
APPROPRIATIONS					
111 EXECUTIVE SALARIES	0	9,000	2,000	600	9,000
211 SOCIAL SECURITY TAXES	0	558	158	37	558
212 MEDICARE TAXES	0	131	31	9	131
241 WORKER'S COMPENSATION	9	25	25	18	25
311 MANAGEMENT FEES	114,413	394,552	392,666	328,794	291,197
312 ENGINEERING SERVICES	225	5,000	5,000	3,018	5,000
313 LEGAL SERVICES	6,191	5,000	9,000	8,130	6,500
314 TAX COLLECTOR FEES	0	43,604	42,604	41,882	94,515
316 DEED COMPLIANCE SVCS	0	8,951	8,951	7,459	6,164
319 OTHER PROFESSIONAL SVCS	4,418	5,100	14,100	8,473	12,532
322 AUDITING SERVICES	10,507	14,935	16,821	7,340	9,933
324 ARBITRAGE SERVICES	0	0	0	0	600
343 SYSTEMS MGMT SUPPORT	588	705	905	592	1,055
412 POSTAGE	334	500	4,727	0	500
431 ELECTRICITY	565	5,000	9,000	6,762	10,000
434 IRRIGATION WATER	0	198,953	189,453	27,854	50,000
451 CASUALTY & LIABILITY INSUR	7,808	6,077	6,077	5,723	6,000
462 BUILDING/STRUCTURE MAINT	76,077	24,900	14,560	2,177	64,000
463 LANDSCAPE MAINT-RECURRING	63,900	982,579	960,079	211,569	812,806
464 LANDSCAPE MAINT-NON RECURRING	1,325	15,500	25,000	17,269	25,500
468 IRRIGATION REPAIR	1,618	10,000	11,500	10,177	25,000
469 OTHER MAINTENANCE	0	14,000	31,500	23,199	15,000
471 PRINTING & BINDING	597	500	1,413	107	600
493 PERMITS & LICENSES	175	175	175	175	175
497 LEGAL ADVERTISING	4,532	2,500	2,500	1,276	4,600
498 EMAC FEES	2,336,275	1,401,691	1,401,691	1,168,077	2,480,094
498 STORM WATER MANAGEMENT FEES	48,541	142,108	142,108	118,424	86,483
499 MISC CURRENT CHARGES	0	500	500	0	0
529 OPERATING SUPPLIES OTHER	0	1,000	1,000	0	500
TOTAL APPROPRIATIONS	2,678,098	3,293,544	3,293,544	1,999,141	4,018,468
NET OF REVENUES/APPROPRIATIONS - FUND 15.001	6,799	0	0	1,259,553	0

VILLAGE COMMUNITY DEVELOPMENT DISTRICT NO. 15
ANNUAL MAINTENANCE ASSESSMENT

Maintenance Assessments Billed			FY2024-25 First Year	FY2025-26 Phase II		
Unit	Acres	# of Lots	$ 2,180,177	$ 4,725,751	$ Change	% Change
Phase I						
Unit 143	10.46	57	$ 626.11	$ 657.41	$ 31.30	5.00%
Unit 144	19.04	99	656.18	688.99	32.81	5.00%
Unit 145	6.31	57	378.30	396.58	18.28	4.83%
Unit 146	20.87	104	684.67	718.90	34.23	5.00%
Unit 147	7.36	43	583.98	613.18	29.20	5.00%
Unit 148	6.43	57	384.88	404.13	19.25	5.00%
Unit 149	16.28	77	720.92	757.43	36.51	5.06%
Unit 150	7.54	42	611.70	643.13	31.43	5.14%
Unit 151	13.99	70	681.40	715.98	34.58	5.07%
Unit 202	8.91	42	723.80	759.99	36.19	5.00%
Unit 203	5.43	32	578.95	607.90	28.95	5.00%
Unit 204	6.74	34	676.35	710.17	33.82	5.00%
Unit 205	7.78	35	758.41	796.33	37.92	5.00%
Unit 206	9.73	49	677.50	711.37	33.87	5.00%
Unit 207	17.23	88	668.03	701.43	33.40	5.00%
Unit 208	4.53	38	406.73	427.07	20.34	5.00%
Unit 209	8.48	40	723.31	759.48	36.17	5.00%
Unit 210	25.29	128	674.11	707.81	33.70	5.00%
Unit 211	6.99	42	567.83	596.22	28.39	5.00%
Unit 212	7.18	68	360.25	378.26	18.01	5.00%
Unit 213	11.36	75	516.78	542.62	25.84	5.00%
Unit 214	6.51	56	396.63	416.46	19.83	5.00%
Unit 215	19.36	105	629.08	660.54	31.46	5.00%
Unit 216	5.06	43	401.49	421.56	20.07	5.00%
Unit 217	14.70	81	619.19	650.15	30.96	5.00%
Unit 218	7.63	45	578.50	607.42	28.92	5.00%
Unit 219	35.05	175	683.35	717.51	34.16	5.00%
Unit 220	7.63	72	361.56	379.64	18.08	5.00%
Unit 221	7.45	45	564.85	593.09	28.24	5.00%
Unit 222	23.08	111	709.42	744.89	35.47	5.00%
Unit 223	5.84	53	375.95	394.75	18.80	5.00%
Unit 224	7.44	46	551.83	579.42	27.59	5.00%
Unit 225	9.15	46	678.66	712.60	33.94	5.00%
Unit 226	17.47	91	655.00	687.75	32.75	5.00%
Unit 227	16.52	82	687.36	721.73	34.37	5.00%
Unit 228	8.53	56	519.70	545.68	25.98	5.00%
Unit 229	13.80	80	588.55	617.97	29.42	5.00%
Unit 230	11.65	63	630.92	662.47	31.55	5.00%
Unit 231	9.27	47	672.93	706.58	33.65	5.00%
Unit 232	17.14	81	721.97	758.06	36.09	5.00%
Unit 233	4.65	39	406.80	427.14	20.34	5.00%
Unit 234	5.42	48	384.54	404.52	19.98	5.20%
Unit 235	6.24	56	380.18	399.19	19.01	5.00%
Unit 236	6.40	37	590.16	619.67	29.51	5.00%
Unit 237	24.62	120	700.00	735.00	35.00	5.00%
Unit 238	13.11	67	667.60	700.98	33.38	5.00%
Unit 239	5.60	50	382.13	401.23	19.10	5.00%
Unit 240	13.88	64	739.41	776.94	37.53	5.08%
Unit 241	9.85	81	415.32	435.64	20.32	4.89%
Unit 242	9.61	47	697.62	732.50	34.88	5.00%
Unit 243	10.95	51	732.55	769.17	36.62	5.00%
Unit 244	11.45	57	685.36	719.63	34.27	5.00%
Unit 245	8.57	40	730.14	767.54	37.40	5.12%
Unit 246	8.31	42	675.06	708.81	33.75	5.00%
Unit 247	9.59	46	711.30	746.86	35.56	5.00%
Unit 248	7.17	46	531.80	558.39	26.59	5.00%
Unit 249	12.41	70	604.87	635.12	30.25	5.00%
Total Phase I	**639.04**	**3,616**				

VILLAGE COMMUNITY DEVELOPMENT DISTRICT NO. 15
ANNUAL MAINTENANCE ASSESSMENT

Maintenance Assessments Billed			FY2024-25 First Year	FY2025-26 Phase II		
Unit	Acres	# of Lots	$ 2,180,177	$ 4,725,751	$ Change	% Change
Phase II						
Unit 152	21.40	110		$ 696.95	$ 696.95	
Unit 153	5.20	46		404.97	404.97	
Unit 154	7.20	60		429.89	429.89	
Unit 155	6.90	40		617.97	617.97	
Unit 156	8.10	47		617.40	617.40	
Unit 157	20.30	102		712.98	712.98	
Unit 158	6.30	56		403.03	403.03	
Unit 159	10.30	66		559.08	559.08	
Unit 160	19.40	93		747.31	747.31	
Unit 161	9.90	54		656.78	656.78	
Unit 162	27.60	138		716.49	716.49	
Unit 163	8.00	50		573.19	573.19	
Unit 164	8.10	42		690.90	690.90	
Unit 165	18.80	94		716.49	716.49	
Unit 166	7.60	44		618.79	618.79	
Unit 167	6.50	58		401.48	401.48	
Unit 168	5.30	48		395.56	395.56	
Unit 169	14.90	70		762.55	762.55	
Unit 170	11.30	54		749.66	749.66	
Unit 171	8.10	50		580.36	580.36	
Unit 172	9.80	53		662.41	662.41	
Unit 173	18.70	84		797.52	797.52	
Unit 174	17.40	96		649.32	649.32	
Unit 175	8.50	46		661.97	661.97	
Unit 176	14.80	73		726.30	726.30	
Unit 177	10.10	63		574.33	574.33	
Unit 178	4.80	40		429.89	429.89	
Unit 179	20.60	97		760.81	760.81	
Unit 180	11.00	63		625.51	625.51	
Unit 181	5.80	50		415.56	415.56	
Unit 182	10.70	57		672.49	672.49	
Unit 183	9.40	63		534.52	534.52	
Unit 184	18.70	85		788.14	788.14	
Unit 185	7.40	44		602.50	602.50	
Unit 186	8.00	70		409.42	409.42	
Unit 187	18.80	89		756.74	756.74	
Unit 188	21.70	95		818.31	818.31	
Unit 189	7.50	44		610.64	610.64	
Unit 190	11.20	59		680.06	680.06	
Unit 191	8.80	78		404.17	404.17	
Unit 192	7.40	39		679.75	679.75	
Unit 193	7.60	38		716.49	716.49	
Unit 194	22.90	104		788.83	788.83	
Unit 195	5.80	29		716.49	716.49	
Unit 196	19.40	84		827.37	827.37	
Unit 197	31.40	152		740.06	740.06	
Unit 198	9.70	69		503.62	503.62	
Unit 199	11.20	61		657.76	657.76	
Unit 200	31.30	154		728.12	728.12	
Unit 201	8.80	55		573.19	573.19	
Unit 287	12.10	60		722.46	722.46	
Unit 288	23.40	114		735.34	735.34	
Unit 289	7.00	36		696.59	696.59	
Unit 290	7.20	34		758.64	758.64	
Total Phase II	**680.10**	**3,700**				
Grand Total	**1,319.14**	**7,316.00**				
Budget Revenue (96%)				**$ 4,536,721**		
Tax Collector (2%)				$ 94,515		

FISCAL YEAR 2025-26 BUDGET REPORT

GL NUMBER	DESCRIPTION	2023-24 ACTIVITY	2024-25 ORIGINAL BUDGET	2024-25 AMENDED BUDGET	2024-25 ACTIVITY THRU 07/31/25	2025-26 FINAL BUDGET
Fund: 15.201 DEBT SERVICE 1						
ESTIMATED REVENUES						
325.111	DEBT SERVICE ASSESSMENT(REG)	3,999,414	10,423,599	10,423,599	10,410,482	10,356,373
325.112	DEBT SERVICE ASSESSMENT(PRE-PA	532,487	1,500,000	1,500,000	2,855,885	2,000,000
361.103	INT INCOME - USB	532,637	150,000	150,000	332,118	299,000
381.002	TRANSFER IN - DEBT SERVICE	83,939	0	0	205,439	0
669.901	(ADD)/USE-WORKING CAPITAL	0	(156,326)	(156,326)	0	(270,419)
TOTAL ESTIMATED REVENUES		5,148,477	11,917,273	11,917,273	13,803,924	12,384,954
APPROPRIATIONS						
314	TAX COLLECTOR FEES	0	217,159	217,159	208,210	215,758
321	ACCOUNTING SERVICES	1,000	1,000	1,000	1,000	1,000
323	TRUSTEE SERVICES	0	5,926	5,926	5,926	5,926
324	ARBITRAGE SERVICES	600	0	0	0	600
710	PRINCIPAL	0	2,410,000	2,410,000	2,400,000	2,505,000
715	PRINCIPAL PREPAYMENT	0	1,500,000	1,500,000	2,070,000	2,000,000
720	INTEREST	6,117,664	7,782,188	7,782,188	7,769,929	7,655,670
730	MISC BOND EXPENSES	0	1,000	1,000	500	1,000
919	TRANS TO MISCELLANEOUS	7,285,516	0	0	0	0
TOTAL APPROPRIATIONS		13,404,780	11,917,273	11,917,273	12,455,565	12,384,954
NET OF REVENUES/APPROPRIATIONS - FUND 15.201		(8,256,303)	0	0	1,348,359	0

FISCAL YEAR 2025-26 BUDGET REPORT

GL NUMBER	DESCRIPTION	2023-24 ACTIVITY	2024-25 ORIGINAL BUDGET	2024-25 AMENDED BUDGET	2024-25 ACTIVITY THRU 07/31/25	2025-26 FINAL BUDGET
Fund: 15.202 DEBT SERVICE 2						
ESTIMATED REVENUES						
325.111	DEBT SERVICE ASSESSMENT(REG)	0	0	0	0	10,351,802
325.112	DEBT SERVICE ASSESSMENT(PRE-PA	0	0	0	143,721	0
361.103	INT INCOME - USB	0	0	0	401,646	194,000
384.001	DEBT PROCEEDS-DEBT SERVICE FUN	0	0	0	14,112,220	0
669.901	(ADD)/USE-WORKING CAPITAL	0	0	0	0	(199,115)
TOTAL ESTIMATED REVENUES		0	0	0	14,657,587	10,346,687
APPROPRIATIONS						
314	TAX COLLECTOR FEES	0	0	0	0	215,663
321	ACCOUNTING SERVICES	0	0	0	0	1,000
323	TRUSTEE SERVICES	0	0	0	0	5,926
710	PRINCIPAL	0	0	0	0	2,755,000
720	INTEREST	0	0	0	4,093,388	7,368,098
730	MISC BOND EXPENSES	0	0	0	1,298,860	1,000
TOTAL APPROPRIATIONS		0	0	0	5,392,248	10,346,687
NET OF REVENUES/APPROPRIATIONS - FUND 15.202		0	0	0	9,265,339	0

FOR INFORMATION ONLY

District 15 Board Supervisors,

Attached are additional items for your information:

1) The General Fund Budget Form with the Proposed and Final columns which reflects the changes made throughout the budget process. The budget attachment with the resolution includes the Final column only.

2) List of adjustments made since Proposed Budget.

3) Working Capital and Reserves Spreadsheets.

Please feel free to contact me at 352-751-3939 if you have any questions!

Brandy

FISCAL YEAR 2025-26 BUDGET REPORT

GL NUMBER	DESCRIPTION	2023-24 ACTIVITY	2024-25 ORIGINAL BUDGET	2024-25 AMENDED BUDGET	2024-25 ACTIVITY THRU 07/31/25	2025-26 PROPOSED BUDGET	2025-26 FINAL BUDGET	2025-26 FINAL AMT CHANGE	2025-26 FINAL % CHANGE
Fund: 15.001 GENERAL FUND									
ESTIMATED REVENUES									
325.211	MAINTENANCE ASSESSMENT	0	2,092,970	2,092,970	2,094,104	4,536,721	4,536,721	0	0.00
341.999	MISCELLANEOUS REVENUE	88	100	100	15	0	0	0	0.00
361.101	INT INCOME - CFB	6,713	10,000	10,000	14,513	6,000	6,000	0	0.00
361.102	INT INCOME - CASH EQUIV	0	0	0	35,675	31,000	31,000	0	0.00
361.105	INTEREST INCOME-TAX COLLECTOR	0	0	0	9,038	0	0	0	0.00
366.001	CONTRIBUTIONS FROM DEVELOPER	2,678,096	2,235,983	2,235,983	1,105,349	7,095	6,164	(931)	(13.12)
669.901	(ADD)/USE-WORKING CAPITAL	0	(1,045,509)	(1,045,509)	0	(278,669)	(561,417)	(282,748)	101.46
TOTAL ESTIMATED REVENUES		2,684,897	3,293,544	3,293,544	3,258,694	4,302,147	4,018,468	(283,679)	(6.59)
APPROPRIATIONS									
111	EXECUTIVE SALARIES	0	9,000	2,000	600	9,000	9,000	0	0.00
211	SOCIAL SECURITY TAXES	0	558	158	37	558	558	0	0.00
212	MEDICARE TAXES	0	131	31	9	131	131	0	0.00
241	WORKER'S COMPENSATION	9	25	25	18	25	25	0	0.00
311	MANAGEMENT FEES	114,413	394,552	392,666	328,794	319,825	291,197	(28,628)	(8.95)
312	ENGINEERING SERVICES	225	5,000	5,000	3,018	5,000	5,000	0	0.00
313	LEGAL SERVICES	6,191	5,000	9,000	8,130	6,500	6,500	0	0.00
314	TAX COLLECTOR FEES	0	43,604	42,604	41,882	94,515	94,515	0	0.00
316	DEED COMPLIANCE SVCS	0	8,951	8,951	7,459	7,095	6,164	(931)	(13.12)
319	OTHER PROFESSIONAL SVCS	4,418	5,100	14,100	8,473	12,532	12,532	0	0.00
322	AUDITING SERVICES	10,507	14,935	16,821	7,340	9,933	9,933	0	0.00
324	ARBITRAGE SERVICES	0	0	0	0	600	600	0	0.00
343	SYSTEMS MGMT SUPPORT	588	705	905	592	1,055	1,055	0	0.00
412	POSTAGE	334	500	4,727	0	500	500	0	0.00
431	ELECTRICITY	565	5,000	9,000	6,762	10,000	10,000	0	0.00
434	IRRIGATION WATER	0	198,953	189,453	27,854	50,000	50,000	0	0.00
451	CASUALTY & LIABILITY INSUR	7,808	6,077	6,077	5,723	6,000	6,000	0	0.00
462	BUILDING/STRUCTURE MAINT	76,077	24,900	14,560	2,177	64,000	64,000	0	0.00
463	LANDSCAPE MAINT-RECURRING	63,900	982,579	960,079	211,569	812,806	812,806	0	0.00
464	LANDSCAPE MAINT-NON RECURRING	1,325	15,500	25,000	17,269	25,500	25,500	0	0.00
468	IRRIGATION REPAIR	1,618	10,000	11,500	10,177	25,000	25,000	0	0.00
469	OTHER MAINTENANCE	0	14,000	31,500	23,199	15,000	15,000	0	0.00
471	PRINTING & BINDING	597	500	1,413	107	600	600	0	0.00
493	PERMITS & LICENSES	175	175	175	175	175	175	0	0.00
497	LEGAL ADVERTISING	4,532	2,500	2,500	1,276	4,600	4,600	0	0.00
498	EMAC FEES	2,336,275	1,401,691	1,401,691	1,168,077	2,734,214	2,480,094	(254,120)	(9.29)
498	STORM WATER MANAGEMENT FEES	48,541	142,108	142,108	118,424	86,483	86,483	0	0.00
499	MISC CURRENT CHARGES	0	500	500	0	0	0	0	0.00
529	OPERATING SUPPLIES OTHER	0	1,000	1,000	0	500	500	0	0.00
TOTAL APPROPRIATIONS		2,678,098	3,293,544	3,293,544	1,999,141	4,302,147	4,018,468	(283,679)	(6.59)
NET OF REVENUES/APPROPRIATIONS - FUND 15.001		6,799	0	0	1,259,553	0	0	0	0.00

District 15
Adjustments since Proposed Budget
Fiscal Year 2025-26

Revenue:

- **366.001 -** Contributions from the developer – Decreased by $931 to match the changes in the allocation for Deed Compliance Services.

Expenditures:

- **311:** Management Fees – Decreased by $28,628 due to Final cost allocation adjustments.

- **316:** Deed Compliance Services – Decreased by $931 due to Final cost allocation adjustments.

- **498:** EMAC Fees – Decreased by $254,120 due to $500,000 Developer Contribution to Eastport PW fund.

Proposed Budget	**$ 4,302,147**
Management Fees	(28,628)
Deed Compliance Services	(931)
EMAC Fees	($254,120)
Final Budget	**$ 4,018,468**

DISTRICT 15 - WORKING CAPITAL FUND BALANCE

Working Capital	2024-25 Amended	2025-26	2026-27	2027-28	2028-29	2029-30
Beginning Balance	6,913	1,052,422	1,613,839	1,760,610	1,752,621	1,705,060
Deposits	4,339,053	4,579,885	4,580,816	4,580,816	4,580,816	4,580,816
Expenditures	3,293,544	4,018,468	4,434,045	4,588,805	4,628,377	4,682,166
Ending Balance	1,052,422	1,613,839	1,760,610	1,752,621	1,705,060	1,603,710

FY24-25 Operating Budget	$ 3,293,544
3 Months	823,386
4 Months	1,097,848

DISTRICT 15 - DEBT SERVICE FUND - 2023 ASSESSMENT BONDS

Debt Service	2024-25 Amended	2025-26 Proposed Budget	2025-26 Final Budget
Beginning Balance	3,025,393	3,181,719	3,181,719
Deposits	12,073,599	12,655,373	12,655,373
Expenditures	11,917,273	12,384,954	12,384,954
Ending Balance	3,181,719	3,452,138	3,452,138

DISTRICT 15 - DEBT SERVICE FUND - 2024 ASSESSMENT BONDS

Debt Service	2024-25 Amended	2025-26 Proposed Budget	2025-26 Final Budget
Beginning Balance	-	-	-
Deposits	-	10,545,802	10,545,802
Expenditures	-	10,346,687	10,346,687
Ending Balance	-	199,115	199,115