

Montecito
 Community Development District
General Fund
Budget
 Fiscal Year October 1, 2007-September 30, 2008

Chart of Accounts Classification	Budget for 2007/2008
REVENUES	
Special Assessments	
Assessments	442,875
TOTAL REVENUES	442,875
EXPENDITURES	
<i>Administrative</i>	
Legislative	
Supervisor Fees	
Financial & Administrative	
District Management	31,200
Admin Services	8,400
District Engineer	24,000
Disclosure Report	500
Trustees Fees	3,500
Financial Advisory Services	8,600
Accounting Services	16,500
Auditing Services	9,700
Arbitrage Rebate Calculation	2,000
Public Officials Liability Insurance	5,500
Legal Advertising	2,500
Bank Fees	250
Dues, Licenses & Fees	175
Miscellaneous Fees	1,000
Legal Counsel	
District Counsel	20,000
<i>Administrative Subtotal</i>	133,825
<i>Field Operations</i>	
Electric Utility Services	

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Utility Services	40,000
Utility - Recreation Facilities	18,000
Gas Utility Services	
Utility - Recreation Facilities (Gas Propane Refill)	1,200
Garbage/Solid Waste Control	
Garbage - Recreation Facility	1,000
Solid Waste Assessment Rec Facility	110
Water--Sewer Combination Services	
Utility - Recreation Facility	3,300
Water-Fountain	600
Stormwater Control	
Fountain Service Repairs & Maintenance	1,500
Aquatic Contract	6,000
Lake/Pond Repair	3,500
Aquatic Plant Replacement	1,000
Other Physical Environment	
General Liability Insurance	10,100
Property Casualty Insurance	37,500
Landscape Maintenance	94,000
Irrigation Repairs and Maintenance	6,000
Landscape Replacement Plants, Shrubs, Trees	5,000
Road & Street Facilities	
Gate Phone	4,000
Gate Maintenance	2,000
Street Light/Decorative Light Maintnenace	5,000
Parks & Recreation	
Management Contract	54,900
Clubhouse Facility Maintenance	1,200
Clubhouse Telephone, Fax, Internet, Cable TV	2,700

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Clubhouse Office Supplies	1,000
Clubhouse Facility Janitorial Service	9,540
Pool/Water Park/Fountain Maint	9,600
Pool Repairs	1,000
Security Alarm System / Maintenance	4,500
Termite Bond/Pest Control	2,000
Contingency	
Miscellaneous contingency	5,000
Capital Reserve - Road Resurface	15,000
Capital Reserve - Gate Motors	2,000
Capital Reserve - Pool Pump/Motor Replacement	800
<i>Field Operations Subtotal</i>	349,050
Contingency for TRIM notice	
TOTAL EXPENDITURES	482,875
Balance Forward from Prior Year	40,000
EXCESS OF REVENUES OVER EXPENDITURES	442,875

Note:

1. Preliminary financial statements were used for this exercise.
 expenditures. Exclude other revenue sources from projection. Interest are excluded from this exercise.
- ** 3. Tax Roll Collection Cost for **Brevard County** is 6% of Tax Roll. -
 Budgeted of tax roll assessments. See Assessment Table.
4. If financing needed for operations until tax roll assessments are received, include financing costs in Miscellaneous Expense.
5. Highlighted Financial & Administrative Expenses provided by District Accounting.

Montecito
Community Development District
Debt Service Fund
Budget
Fiscal Year 2007-08

Chart of Accounts Classification	Aggregate Budget 2007/2008	Series 2006A	Series 2006B
Balance Forward from Prior Year	0	0	0
REVENUES			
Interest Earnings			
Interest Earnings	0		
Special Assessments			
Total Assessments	1,950,938	395,364	1,555,574
<i>Revenues Subtotal</i>	1,950,938	395,364	1,555,574
TOTAL FUNDING SOURCES	1,950,938	395,364	1,555,574
EXPENDITURES			
<i>Administrative</i>			
Financial & Administrative			
Bank Fees	0		
Debt Service Payments			
Interest Payments	1,875,938	320,364	1,555,574
Principal Payments	75,000	75,000	0
<i>Administrative Subtotal</i>	1,950,938	395,364	1,555,574
TOTAL EXPENDITURES	1,950,938	395,364	1,555,574
EXCESS OF REVENUES OVER EXPENDITURES	0	0	0

MONTECITO

FISCAL YEAR 2007-2008 O&M PER UNIT

TOTAL O&M BUDGET	\$442,875
COLLECTION COSTS @ 6.00%	\$28,269
TOTAL O&M ASSESSMENT	\$471,144

<u>PRODUCT TYPE</u>	<u>UNITS</u>		<u>TOTAL EAU's</u>		<u>BUDGET</u> <u>(by Type)</u>	<u>PER UNIT</u> <u>ASSESSMENT</u>
	<u>EAU FACTOR</u>		<u>(by Type)</u>	<u>% of EAU's</u>		
Townhomes	292	0.75	219.00	27.72%	\$130,608	\$447
Single Family	127	1.00	127.00	16.08%	\$75,741	\$596
Mid-Rise Condo	224	1.00	224.00	28.35%	\$133,590	\$596
High-Rise Condo	176	1.25	220.00	27.85%	\$131,205	\$745
	<u>819</u>		<u>790.00</u>	<u>100.00%</u>	<u>\$471,144</u>	