

**WESTRIDGE**

**FISCAL YEAR 2015/2016 O&M ASSESSMENT SCHEDULE**

TOTAL O&M BUDGET		\$188,375.00
COLLECTION COSTS @	7.0%	<u>\$14,178.76</u>
TOTAL O&M ASSESSMENT		<u><u>\$202,553.76</u></u>

**O&M 1 <sup>(1)</sup>**

\$142,375.00
<u>\$10,716.40</u>
<u><u>\$153,091.40</u></u>

**O&M 2 <sup>(2)</sup>**

\$46,000.00
<u>\$3,462.37</u>
<u><u>\$49,462.37</u></u>

LOT SIZE	ALLOCATION OF O&M ASSESSMENT					
	O&M 1 UNITS	EAU	TOTAL EAU's	% TOTAL EAU's	TOTAL O&M BUDGET	O&M 1 PER UNIT
TOWNHOME (TDS LAND TRUST)	96	1.00	96.00	5.32%	\$8,151.29	\$84.91
TOWNHOME (NON TDS LAND TRUST)	876	1.00	876.00	48.59%	\$74,380.51	\$84.91
TOWNHOME (BELLA CITA)	600	1.00	600.00	33.28%	\$50,945.56	\$84.91
COMMERCIAL (TDS)	180	0.70	126.00	6.99%	\$10,698.57	\$59.44
COMMERCIAL (BELLA CITA)	150	0.70	105.00	5.82%	\$8,915.47	\$59.44
	<u>1902</u>		<u>1803.00</u>	<u>100.00%</u>	<u>\$153,091.40</u>	
					Less Collection Costs/Discounts	(\$10,716.40)
					Net Revenue	<u>\$142,375.00</u>

LOT SIZE	ALLOCATION OF O&M ASSESSMENT					
	O&M 2 UNITS	EAU	TOTAL EAU's	% TOTAL EAU's	TOTAL O&M BUDGET	O&M 2 PER UNIT
TOWNHOME (TDS LAND TRUST)	96	1.00	96.00	8.74%	\$4,324.58	\$45.05
TOWNHOME (NON TDS LAND TRUST)	876	1.00	876.00	79.78%	\$39,461.78	\$45.05
TOWNHOME (BELLA CITA)	0	1.00	0.00	0.00%	\$0.00	\$0.00
COMMERCIAL (TDS)	180	0.70	126.00	11.48%	\$5,676.01	\$31.53
COMMERCIAL (BELLA CITA)	0	0.70	0.00	0.00%	\$0.00	\$0.00
	<u>1152</u>		<u>1098.00</u>	<u>100.00%</u>	<u>\$49,462.37</u>	
					Less Collection Costs/Discounts	(\$3,462.37)
					Net Revenue	<u>\$46,000.00</u>

PER LOT ANNUAL ASSESSMENT		
O&M	SERIES 2005	
	DEBT SERVICE <sup>(3)</sup>	TOTAL <sup>(4)</sup>
\$129.96	\$2,830.11	\$2,960.07
\$129.96	\$0.00	\$129.96
\$84.91	\$0.00	\$84.91
\$90.97	\$0.00	\$90.97
\$59.44	\$0.00	\$59.44

(1) District-wide expenses.

(2) TDS phases I & II expenses.

(3) Annual debt service assessment per lot adopted in connection with the Series 2005 bond issue. Annual assessment includes principal, interest, Polk County collection costs and early payment discount costs.

(4) Annual assessment that will appear on November 2015 Polk County property tax bill. Amount shown includes all applicable collection costs. Property owner is eligible for a discount of up to 4% if paid early.

NOTE: Assessments for unplatted/unconstructed lands will be allocated on an acreage basis.