

**SUNGATE  
COMMUNITY DEVELOPMENT DISTRICT  
PROPOSED BUDGET  
FISCAL YEAR 2026**

**SUNGATE  
COMMUNITY DEVELOPMENT DISTRICT  
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**SUNGATE  
COMMUNITY DEVELOPMENT DISTRICT  
GENERAL FUND BUDGET  
FISCAL YEAR 2026**

	Fiscal Year 2025				Proposed Budget FY 2026
	Adopted Budget FY 2025	Actual through 3/31/2025	Projected through 9/30/2025	Total Actual & Projected	
<b>REVENUES</b>					
Landowner contribution	\$ 101,540	14,032	87,508	101,540	107,769
Total revenues	<u>101,540</u>	<u>14,032</u>	<u>87,508</u>	<u>101,540</u>	<u>107,769</u>
<b>EXPENDITURES</b>					
<b>Professional &amp; administrative</b>					
Management/accounting/recording**	48,000	12,000	36,000	48,000	48,000
Legal	25,000	602	24,398	25,000	25,000
Engineering	2,000	-	2,000	2,000	6,000
Debt service fund accounting	5,500	-	5,500	5,500	5,500
Dissemination agent*	1,000	-	1,000	1,000	1,000
Telephone	200	100	100	200	200
Postage	250	150	100	250	250
Printing & binding	500	250	250	500	500
Legal advertising	1,750	215	1,535	1,750	1,750
Annual special district fee	175	175	-	175	175
Insurance	5,500	5,200	-	5,200	5,500
Contingencies/bank charges	750	171	579	750	750
Website hosting & maintenance	705	705	-	705	705
Website ADA compliance	210	210	-	210	210
Consultant firm	10,000	1,875	8,125	10,000	10,000
Total professional & administrative	<u>101,540</u>	<u>21,653</u>	<u>79,587</u>	<u>101,240</u>	<u>105,540</u>
Total expenditures	<u>101,540</u>	<u>21,653</u>	<u>79,587</u>	<u>101,240</u>	<u>105,540</u>
Excess/(deficiency) of revenues over/(under) expenditures	-	(7,621)	7,921	300	2,229
Fund balance - beginning (unaudited)	-	(2,529)	(10,150)	(2,529)	(2,229)
Fund balance - ending (projected)	-	(10,150)	(2,229)	(2,229)	-
Unassigned	-	(10,150)	(2,229)	(2,229)	-
Fund balance - ending	<u>\$ -</u>	<u>\$ (10,150)</u>	<u>\$ (2,229)</u>	<u>\$ (2,229)</u>	<u>\$ -</u>

\* These items will be realized when bonds are issued

\*\* WHA will charge a reduced management fee of \$2,000 per month until bonds are issued.

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

**EXPENDITURES**

**Professional & administrative**

Management/accounting/recording**	\$ 48,000
<p><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.</p>	
Legal	25,000
<p>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.</p>	
Engineering	6,000
<p>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.</p>	
Audit	-
<p>Statutorily required for the District to undertake an independent examination of its books, records and accounting procedures.</p>	
Arbitrage rebate calculation*	-
<p>To ensure the District's compliance with all tax regulations, annual computations are necessary to calculate the arbitrage rebate liability.</p>	
Debt service fund accounting	5,500
Dissemination agent*	1,000
<p>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 &amp; Associates serves as dissemination agent.</p>	
Telephone	200
<p>Telephone and fax machine.</p>	
Postage	250
<p>Mailing of agenda packages, overnight deliveries, correspondence, etc.</p>	
Printing & binding	500
<p>Letterhead, envelopes, copies, agenda packages</p>	
Legal advertising	1,750
<p>The District advertises for monthly meetings, special meetings, public hearings, public bids, etc.</p>	
Annual special district fee	175
<p>Annual fee paid to the Florida Department of Economic Opportunity.</p>	
Insurance	5,500
<p>The District will obtain public officials and general liability insurance.</p>	
Contingencies/bank charges	750
<p>Bank charges and other miscellaneous expenses incurred during the year and automated AP routing etc.</p>	
Website hosting & maintenance	705
Website ADA compliance	210
Consultant firm	10,000
<p>Ovid hired to assist with grant application</p>	
Total expenditures	<u><u>\$105,540</u></u>