

Ave Maria Stewardship
Community District

**Proposed Budget For
Fiscal Year 2021/2022
October 1, 2021 - September 30, 2022**

AVE MARIA STEWARDSHIP COMMUNITY DISTRICT

FISCAL YEAR 2021/2022 BUDGET

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Debt Service

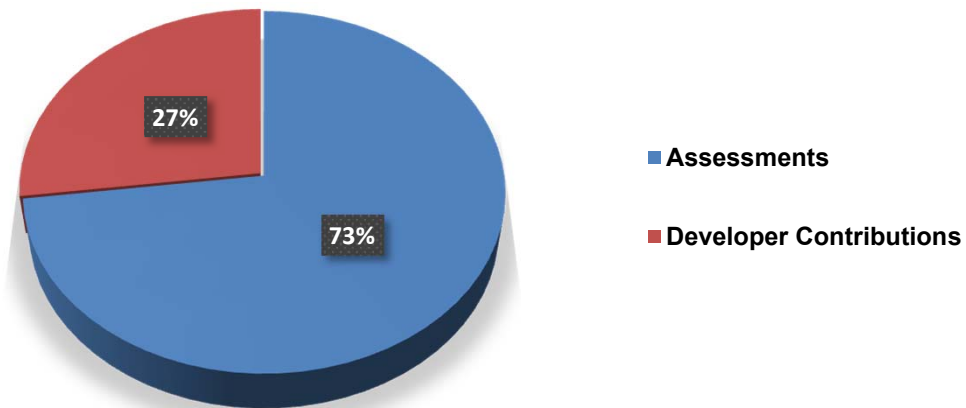
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Maintenance & Assessments Breakdown

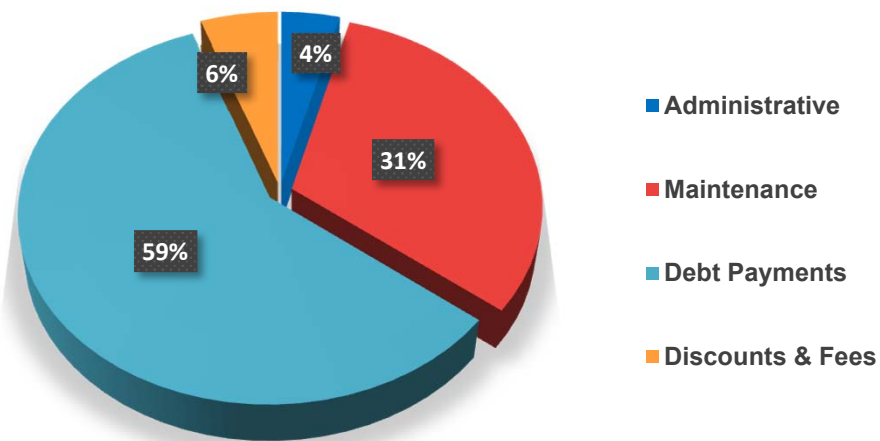
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PROPOSED BUDGET
AVE MARIA STEWARDSHIP COMMUNITY DISTRICT
FISCAL YEAR 2021/2022
OCTOBER 1, 2021 - SEPTEMBER 30, 2022

Sources	Revenue	Percentage
Assessments	\$ 5,468,704	73%
Developer Contributions	\$ 2,024,059	27%
Other	\$ 1	0%
Total Revenue	\$ 7,492,764	100%



Sources	Expenditures	Percentage
Administrative	\$ 309,198	4%
Maintenance	\$ 2,350,500	31%
Debt Payments	\$ 4,422,913	59%
Discounts & Fees	\$ 410,153	5%
Total Expenditures	\$ 7,492,764	100%



DETAILED PROPOSED BUDGET
AVE MARIA STEWARDSHIP COMMUNITY DISTRICT
FISCAL YEAR 2021/2022
OCTOBER 1, 2021 - SEPTEMBER 30, 2022

	FISCAL YEAR 2021/2022 BUDGET
REVENUES	
O & M ASSESSMENTS	1,456,471
DEBT ASSESSMENTS	4,012,233
DEVELOPER CONTRIBUTION FOR O & M	1,312,462
DEVELOPER CONTRIBUTION FOR DEBT	711,597
OTHER REVENUES	0
INTEREST	1
TOTAL REVENUES	\$ 7,492,764
EXPENDITURES	
ADMINISTRATIVE EXPENDITURES	
SUPERVISORS FEES	8,000
PAYROLL TAX EXPENSE	612
ENGINEERING	55,000
MANAGEMENT	70,216
SECRETARIAL	4,500
LEGAL	70,000
ASSESSMENT ROLL	15,000
AUDIT FEES	13,000
ARBITRAGE REBATE FEE	3,250
TRAVEL & LODGING	4,000
INSURANCE	11,870
LEGAL ADVERTISING	5,000
MISCELLANEOUS	4,000
POSTAGE	1,750
OFFICE SUPPLIES	3,500
DUES, LICENSE, & SUBSCRIPTIONS	500
MISCELLANEOUS FILINGS, NOTICES, ETC.	500
WEBSITE HOSTING FEES	2,500
TRUSTEE FEES	27,000
CONTINUING DISCLOSURE FEE	9,000
TOTAL ADMINISTRATIVE EXPENDITURES	\$ 309,198
MAINTENANCE EXPENDITURES	
MAINTENANCE	2,350,500
TOTAL MAINTENANCE EXPENDITURES	\$ 2,350,500
TOTAL EXPENDITURES	\$ 2,659,698
EXCESS OR (SHORTFALL)	\$ 4,833,066
BOND PAYMENTS	\$ (4,422,913)
BALANCE	\$ 410,153
COUNTY APPRAISER & TAX COLLECTOR COST	(191,405)
DISCOUNTS FOR EARLY PAYMENTS	(218,748)
NET EXCESS / (SHORTFALL)	\$ -

Note: Reserve Fund Balance As Of 4-30-21 is \$235,332.91

DETAILED PROPOSED BUDGET COMPARISON
AVE MARIA STEWARDSHIP COMMUNITY DISTRICT
FISCAL YEAR 2021/2022
OCTOBER 1, 2021 - SEPTEMBER 30, 2022

	FISCAL YEAR 2019/2020 ACTUAL	FISCAL YEAR 2020/2021 BUDGET	FISCAL YEAR 2021/2022 BUDGET	COMMENTS
REVENUES				
O & M ASSESSMENTS	1,109,196	1,264,670	1,456,471	See Detail on Page 9
DEBT ASSESSMENTS	3,223,964	4,012,233	4,012,233	See Detail on Page 9
DEVELOPER CONTRIBUTION FOR O & M	1,313,971	1,289,378	1,312,462	
DEVELOPER CONTRIBUTION FOR DEBT	1,762,132	12,309,101	711,597	
OTHER REVENUES / FEMA	8,081	0	0	
INTEREST	739	1	1	
TOTAL REVENUES	\$ 7,418,084	\$ 18,875,383	\$ 7,492,764	
EXPENDITURES				
ADMINISTRATIVE EXPENDITURES				
SUPERVISORS FEES	7,800	8,000	8,000	No Change From Previous Budget
PAYROLL TAX EXPENSE	597	612	612	Supervisor Fees * 7.65%
ENGINEERING	57,391	55,000	55,000	No Change From Previous Budget
MANAGEMENT	70,216	70,216	70,216	No Change From Previous Budget
SECRETARIAL	4,500	4,500	4,500	No Change From Previous Budget
LEGAL	69,997	60,000	70,000	\$10,000 Increase From Previous Budget
ASSESSMENT ROLL	15,000	15,000	15,000	No Change From Previous Budget
AUDIT FEES	11,700	13,000	13,000	No Change From Previous Budget
ARBITRAGE REBATE FEE	3,250	3,250	3,250	No Change From Previous Budget
TRAVEL & LODGING	1,014	4,000	4,000	No Change From Previous Budget
INSURANCE	9,706	11,870	11,870	No Change From Previous Budget
LEGAL ADVERTISING	7,966	5,000	5,000	No Change From Previous Budget
MISCELLANEOUS	3,805	4,000	4,000	No Change From Previous Budget
POSTAGE	1,041	1,750	1,750	No Change From Previous Budget
OFFICE SUPPLIES	2,178	3,500	3,500	No Change From Previous Budget
DUES, LICENSE, & SUBSCRIPTIONS	175	500	500	No Change From Previous Budget
MISCELLANEOUS FILINGS, NOTICES, ETC.	0	500	500	No Change From Previous Budget
WEBSITE HOSTING FEES	2,500	2,500	2,500	No Change From Previous Budget
TRUSTEE FEES	25,969	27,000	27,000	No Change From Previous Budget
CONTINUING DISCLOSURE FEE	7,500	9,000	9,000	No Change From Previous Budget
TOTAL ADMINISTRATIVE EXPENDITURES	\$ 302,303	\$ 299,198	\$ 309,198	
MAINTENANCE EXPENDITURES				
MAINTENANCE	2,136,010	2,160,000	2,350,500	Total Maintenance - See Detail On Page 12
TOTAL MAINTENANCE EXPENDITURES	\$ 2,136,010	\$ 2,160,000	\$ 2,350,500	
TOTAL EXPENDITURES	\$ 2,438,313	\$ 2,459,198	\$ 2,659,698	
EXCESS OR (SHORTFALL)	\$ 4,979,770	\$ 16,416,185	\$ 4,833,066	
BOND PAYMENTS	(4,801,577)	(16,020,417)	(4,422,913)	2022 P & I Payments
BALANCE	\$ 178,194	\$ 395,768	\$ 410,153	
COUNTY APPRAISER & TAX COLLECTOR COST	(75,958)	(184,692)	(191,405)	3.5% Of Total Roll (2% Appraiser, 1.5% Collector)
DISCOUNTS FOR EARLY PAYMENTS	(164,529)	(211,076)	(218,748)	4% Of Total Tax Roll
NET EXCESS / (SHORTFALL)	\$ (62,294)	\$ -	\$ -	

Note: Reserve Fund Balance As Of 4-30-21 is \$235,332.91

DETAILED PROPOSED DEBT SERVICE BUDGET
AVE MARIA STEWARDSHIP DEVELOPMENT DISTRICT
DEBT SERVICE FUND - SERIES 2019
FISCAL YEAR 2021/2022
OCTOBER 1, 2021 - SEPTEMBER 30, 2022

	FISCAL YEAR 2019/2020 ACTUAL	FISCAL YEAR 2020/2021 BUDGET	FISCAL YEAR 2021/2022 BUDGET
REVENUES			
Interest Income (19) (refi of 06)	716	1,073	500
Net NAV Collection (19) (refi of 06)	1,395,000	1,368,371	1,368,371
Developer Contribution (refi of 06)	0	0	0
Prepaid Bonds (19) (refi of 06)	0	0	0
Bond Proceeds	0	0	0
Total Revenues	\$ 1,395,716	\$ 1,369,444	\$ 1,368,871
EXPENDITURES			
Principal Payments (19) (refi of 06)	875,000	885,000	900,000
Extraordinary Principal Pymt (19) (refi of 06)	0	0	2,277
Interest Payments (19) (refi of 06)	431,271	484,444	466,594
Cost of Issuance	0		
Total Expenditures	\$ 1,306,271	\$ 1,369,444	\$ 1,368,871
Net Excess/ (Shortfall)	\$ 89,444	\$ -	\$ -

Series 2019 Bond Information (Refi of 2006)

Original Par Amount =	\$20,310,000	Annual Principal Payments Due:
Average Interest Rate =	2.725%	May 1st
Issue Date =	June 2019	Annual Interest Payments Due:
Maturity Date =	May 2038	May 1st & November 1st
Par Amount As Of 1/1/19 =	\$20,310,000	

DETAILED PROPOSED DEBT SERVICE BUDGET
AVE MARIA STEWARDSHIP DEVELOPMENT DISTRICT
DEBT SERVICE FUND - SERIES 2012
FISCAL YEAR 2021/2022
OCTOBER 1, 2021 - SEPTEMBER 30, 2022

	FISCAL YEAR 2019/2020 ACTUAL	FISCAL YEAR 2020/2021 BUDGET	FISCAL YEAR 2021/2022 BUDGET
REVENUES			
Interest Income (12)	18,714	100	100
Net NAV Collection (12)	1,030,430	1,010,592	1,010,592
Developer Contribution (12)	1,196,206	1,234,985	1,232,298
Prepaid Bonds (12)	13,565	0	0
Total Revenues	\$ 2,258,915	\$ 2,245,678	\$ 2,242,990
EXPENDITURES			
Principal Payments (12)	500,000	535,000	570,000
Extraordinary Principal Payments (12)	0	0	0
Interest Payments (12)	1,762,100	1,710,678	1,672,990
Total Expenditures	\$ 2,262,100	\$ 2,245,678	\$ 2,242,990
Net Excess/ (Shortfall)	\$ (3,185)	\$ -	\$ -

Series 2012 Bond Information

Original Par Amount =	\$29,100,000	Annual Principal Payments Due:
Interest Rate =	6.700%	May 1st
Issue Date =	June 2012	Annual Interest Payments Due:
Maturity Date =	May 2042	May 1st & November 1st
Par Amount As Of 1/1/19 =	\$26,765,000	

DETAILED PROPOSED DEBT SERVICE BUDGET
AVE MARIA STEWARDSHIP DEVELOPMENT DISTRICT
DEBT SERVICE FUND - SERIES 2015 (MAPLE RIDGE)
FISCAL YEAR 2021/2022
OCTOBER 1, 2021 - SEPTEMBER 30, 2022

	FISCAL YEAR 2019/2020 ACTUAL	FISCAL YEAR 2020/2021 BUDGET	FISCAL YEAR 2021/2022 BUDGET
REVENUES			
Interest Income (15)	1,822	100	100
Net NAV Collection (15)	166,976	163,890	163,890
Developer Contribution (15)	0	3,767	5,267
Prepaid Bonds (15)	0	0	0
Total Revenues	\$ 168,798	\$ 167,756	\$ 169,256
EXPENDITURES			
Principal Payments (15)	45,000	45,000	50,000
Extraordinary Principal Payments (15)	0	0	0
Interest Payments (15)	125,006	122,756	119,256
Total Expenditures	\$ 170,006	\$ 167,756	\$ 169,256
Net Excess/ (Shortfall)	\$ (1,208)	\$ -	\$ -

Series 2015 Bond (Maple Ridge) Information

Original Par Amount =	\$2,530,000	Annual Principal Payments Due:
Interest Rate =	5.0% - 5.375%	May 1st
Issue Date =	February 2015	Annual Interest Payments Due:
Maturity Date =	May 2045	May 1st & November 1st
Par Amount As Of 1/1/19 =	\$2,415,000	

DETAILED PROPOSED DEBT SERVICE BUDGET
AVE MARIA STEWARDSHIP DEVELOPMENT DISTRICT
DEBT SERVICE FUND - SERIES 2016 (MAPLE RIDGE)
FISCAL YEAR 2021/2022
OCTOBER 1, 2021 - SEPTEMBER 30, 2022

	FISCAL YEAR 2019/2020 ACTUAL	FISCAL YEAR 2020/2021 BUDGET	FISCAL YEAR 2021/2022 BUDGET
REVENUES			
Interest Income (16)	1,609	100	100
Net NAV Collection (16)	231,072	226,663	226,663
Developer Contribution (16)	0	0	0
Prepaid Bonds (16)	0	0	0
Total Revenues	\$ 232,681	\$ 226,763	\$ 226,763
EXPENDITURES			
Principal Payments (16)	55,000	55,000	60,000
Extraordinary Principal Payments (16)	0	3,369	1,388
Interest Payments (16)	172,725	168,394	165,375
Total Expenditures	\$ 227,725	\$ 226,763	\$ 226,763
Net Excess/ (Shortfall)	\$ 4,956	\$ -	\$ -

Note: Capitalized Interest Was Set-Up Through November 1, 2017

Series 2016 Bond (Maple Ridge) Information

Original Par Amount =	\$3,390,000	Annual Principal Payments Due:
Interest Rate =	5.250%	May 1st
Issue Date =	October 2016	Annual Interest Payments Due:
Maturity Date =	May 2047	May 1st & November 1st
Par Amount As Of 1/1/19 =	\$3,340,000	

DETAILED PROPOSED DEBT SERVICE BUDGET
AVE MARIA STEWARDSHIP DEVELOPMENT DISTRICT
DEBT SERVICE FUND - SERIES 2016 (BOND ANTICIPATION NOTES)
FISCAL YEAR 2021/2022
OCTOBER 1, 2021 - SEPTEMBER 30, 2022

	FISCAL YEAR 2019/2020 ACTUAL	FISCAL YEAR 2020/2021 BUDGET	FISCAL YEAR 2021/2022 BUDGET
REVENUES			
Interest Income (16 BANS)	3,685	100	0
Net NAV Collection (16 BANS)	0	0	0
Developer Contribution (16 BANS)	512,661	11,597,581	0
Prepaid Bonds (16 BANS)	0	0	0
Total Revenues	\$ 516,346	\$ 11,597,681	\$ -
EXPENDITURES			
Principal Payments (16 BANS)	0	11,085,000	0
Extraordinary Principal Payments (16 BANS)	0	0	0
Interest Payments (16 BANS)	512,681	512,681	0
Total Expenditures	\$ 512,681	\$ 11,597,681	\$ -
Net Excess/ (Shortfall)	\$ 3,665	\$ -	\$ -

Note: This Bond is Currently in the Process of Being Refinanced - Funding Numbers Not Currently Available

Series 2016 BANS Information

Original Par Amount =	\$11,085,000	Annual Principal Payments Due:
Interest Rate =	4.630%	N/A
Issue Date =	October 2016	Annual Interest Payments Due:
Maturity Date =	November 2021	May 1st & November 1st
Par Amount As Of 1/1/19 =	\$11,085,000	

DETAILED PROPOSED DEBT SERVICE BUDGET
AVE MARIA STEWARDSHIP DEVELOPMENT DISTRICT
DEBT SERVICE FUND - SERIES 2018 (MAPLE RIDGE)
FISCAL YEAR 2021/2022
OCTOBER 1, 2021 - SEPTEMBER 30, 2022

	FISCAL YEAR 2019/2020 ACTUAL	FISCAL YEAR 2020/2021 BUDGET	FISCAL YEAR 2021/2022 BUDGET
REVENUES			
Interest Income (18)	162	100	100
Net NAV Collection (18)	215,966	211,765	211,765
Developer Contribution (18)	53,266	54,377	56,315
Capitalized Interest		0	0
Total Revenues	\$ 269,394	\$ 266,243	\$ 268,180
EXPENDITURES			
Principal Payments (18)	60,000	60,000	65,000
Extraordinary Principal Payments (18)	0	0	0
Interest Payments (18)	210,653	206,243	203,180
Total Expenditures	\$ 270,653	\$ 266,243	\$ 268,180
Net Excess/ (Shortfall)	\$ (1,258)	\$ -	\$ -

Note: Capitalized Interest Was Set-Up Through May 1, 2019

Series 2018 Bond (Maple Ridge) Information

Original Par Amount =	\$4,000,000	Annual Principal Payments Due:
Interest Rate =	4.9% - 5.375%	May 1st
Issue Date =	June 2018	Annual Interest Payments Due:
Maturity Date =	May 2049	May 1st & November 1st
Par Amount As Of 1/1/19 =	\$4,000,000	

DETAILED PROPOSED DEBT SERVICE BUDGET
AVE MARIA STEWARDSHIP DEVELOPMENT DISTRICT
DEBT SERVICE FUND - SERIES 2020 (MAPLE RIDGE)
FISCAL YEAR 2021/2022
OCTOBER 1, 2021 - SEPTEMBER 30, 2022

	FISCAL YEAR 2019/2020 ACTUAL	FISCAL YEAR 2020/2021 BUDGET	FISCAL YEAR 2021/2022 BUDGET
REVENUES			
Interest Income (20)	3	0	0
Net NAV Collection (20)	0	0	0
Developer Contribution (20)	0	0	0
Capitalized Interest		146,853	146,853
Total Revenues	\$ 3	\$ 146,853	\$ 146,853
EXPENDITURES			
Principal Payments (20)	0	0	0
Extraordinary Principal Payments (20)	0	0	0
Interest Payments (20)	0	146,853	146,853
Total Expenditures	\$ -	\$ 146,853	\$ 146,853
Net Excess/ (Shortfall)	\$ 3	\$ -	\$ -

Note: Capitalized Interest Was Set-Up Through November 1, 2022

Series 2020 Bond (Maple Ridge) Information

Original Par Amount =	\$3,440,000	Annual Principal Payments Due:
Interest Rate =	3.8% - 4.45%	May 1st
Issue Date =	July 2020	Annual Interest Payments Due:
Maturity Date =	May 2052	May 1st & November 1st
Par Amount As Of 9/1/20 =	\$3,440,000	

DETAILED PROPOSED MAINTENANCE BUDGET
AVE MARIA STEWARDSHIP COMMUNITY DISTRICT
FISCAL YEAR 2021/2022
OCTOBER 1, 2021 - SEPTEMBER 30, 2022

	FISCAL YEAR 2019/2020 ACTUAL	FISCAL YEAR 2020/2021 BUDGET	FISCAL YEAR 2021/2022 BUDGET
MAINTENANCE EXPENDITURES			
AQUATIC REPLACEMENTS	0	0	0
IRRIGATION REPAIR	35,554	85,000	95,000
MISCELLANEOUS MAINTENANCE	3,260	10,000	10,000
ELECTRIC (STREETLIGHTS, LANDSCAPE)	91,513	85,000	85,000
STREET SWEEPING	0	1,000	1,000
STRIPING & TRAFFIC MARKINGS	2,994	25,000	15,000
STREET LIGHT MAINTENANCE	79,522	60,000	80,000
SIDEWALK / CURB REPAIRS	94,213	50,000	70,000
LANDSCAPE MAINT / ENHANCE (ROADWAY, ENTRIES):	32,625	30,000	30,000
MAINTENANCE CONTRACTS	675,082	630,000	630,000
TREE TRIMMING	28,680	30,000	50,000
STORM CLEANUP	0	25,000	25,000
STORM CLEANUP - ELECTRIC	0	25,000	25,000
STORM CLEANUP - LANDSCAPING	0	25,000	25,000
PLANT REPLACEMENT	95,594	70,000	90,000
MULCH & MISCELLANEOUS	84,945	140,000	140,000
WATER MANAGEMENT & DRAINAGE	3,600	4,000	4,000
ENTRY FEATURE WATER	3,276	3,000	4,500
IRRIGATION WATER	112,774	70,000	85,000
FOUNTAIN MAINTENANCE	3,411	15,000	25,000
RODENT / PEST CONTROL	8,450	4,000	8,000
EQUIPMENT REPAIR	9,904	2,000	6,000
SIGNAGE REPAIR	0	10,000	10,000
STORM DRAIN CLEANING	0	10,000	10,000
DRAINAGE / LAKE MAINTENANCE/ LITTORALS	81,915	75,000	75,000
AERATORS	0	1,000	2,000
PRESERVE MAINTENANCE	31,639	50,000	60,000
SMALL TOOLS	1,524	2,500	2,500
VEHICLE LEASE / FUEL / REPAIRS (MAINT TECH)	3,030	20,000	20,000
MOSQUITO CONTROL	330,002	300,000	400,000
TEMP FIRE FACILITY OPERATING COSTS	111,010	90,000	40,000
MAINTENANCE TECHNICIANS	103,323	100,000	110,000
BASE MANAGEMENT FEE	19,664	20,000	20,000
ADMIN PAYROLL	51,655	50,000	55,000
TOTAL MAINTENANCE EXPENDITURES	\$ 2,099,160	\$ 2,117,500	\$ 2,308,000
RESERVE FUND	27,500	27,500	27,500
CONTINGENCY FUND	9,350	15,000	15,000
TOTAL	\$ 2,136,010	\$ 2,160,000	\$ 2,350,500

Ave Maria Stewardship Community District Assessment Breakdown 2021-2022

O&M Assessments*

	Number of Total Units Platted for Fiscal Year 2021- 2022		Per Unit Operation & Maintenance Assessment	Category Total Operation & Maintenance Assessment
Residential		Per		
Multi Family / Attached	250	Unit	\$ 374.13	\$ 93,532.50
Single Family / Detached	3,089	Unit	\$ 374.13	\$ 1,155,687.57
Other Uses		Per		
ALF Apartments	0	Unit	\$ 27.54	\$ -
Apartments	0	Unit	\$ 84.62	\$ -
MB Low Affordable Housing	48	Unit	\$ 55.95	\$ 2,685.60
Retail/Entertainment/Service	140,442	Sq. Ft.	\$ 0.43	\$ 60,390.06
Professional Offices	51,529	Sq. Ft.	\$ 0.28	\$ 14,273.53
Light Manufacturing	508,807	Sq. Ft.	\$ 0.18	\$ 91,585.26
Hotel	0	Room	\$ 314.74	\$ -
Medical Facilities	10,904	Sq. Ft.	\$ 0.87	\$ 9,486.48
Institutional - AM University	1,093	Student	\$ 19.11	\$ 20,887.23
Private K-12 School	266	Student	\$ 29.86	\$ 7,942.76
Total				\$ 1,456,470.99

Debt Assessments *

	Gross Units Platted	Units Prepaid	Net Units Assessed	Series 2019 Bonds	Series 2012 Bonds	Series 2015 MR Bonds	Series 2016 MR Bonds	Series 2018 MR Bonds	Series 2020 MR Bonds	Total Debt Assessment Per Unit	Total Debt Assessment On Roll
Multi Family	166	(1)	165	\$ 403.00						\$ 403.00	66,495.00
	84		84		\$ 662.00					\$ 662.00	55,608.00
Single Family	1167	(11)	1156	\$ 775.00						\$ 775.00	895,900.00
	394		394	\$ 775.00		\$ 449.69				\$ 1,224.69	482,527.86
	270		270	\$ 775.00			\$ 673.19			\$ 1,448.19	391,011.30
	3		3	\$ 775.00				\$ 667.45		\$ 1,442.45	4,327.35
	474	(1)	473		\$ 1,271.00					\$ 1,271.00	601,183.00
	94		94		\$ 1,271.00		\$ 673.19			\$ 1,944.19	182,753.86
	408		408		\$ 1,271.00			\$ 667.45		\$ 1,938.45	790,887.60
	279		279		\$ 1,271.00				\$ 670.00	\$ 1,941.00	541,539.00
Total	3,339	(13)	3,326								4,012,232.97

* All Assessments Include the Following :
 4% Discount for Early Payments
 1.5% County Tax Collector Administrative Cost
 2% County Property Appraiser Administrative Cost

**Ave Maria Stewardship Community District
Debt Assessment Comparison 2021-2022**

Type	Bonds Series	Number of Platted Units	FY 2020-2021 Per Unit Assessment	FY 2021-2022 Per Unit Assessment	Change - Increase / (Decrease)
Multi Family	2019	166	\$729.15	\$777.13	\$47.98
	2012	84	\$988.15	\$1,036.13	\$47.98
Single Family	2019	1,167	\$1,101.15	\$1,149.13	\$47.98
	2019 + 2015	394	\$1,550.84	\$1,598.82	\$47.98
	2019 + 2016	270	\$1,774.34	\$1,822.32	\$47.98
	2019 + 2018	3	\$1,768.60	\$1,816.58	\$47.98
	2012	474	\$1,597.15	\$1,645.13	\$47.98
	2012 + 2016	94	\$2,270.34	\$2,318.32	\$47.98
	2012 + 2018	408	\$2,264.60	\$2,312.58	\$47.98
	2012 + 2020	279	\$2,267.15	\$2,315.13	\$47.98
ALF Apartments		0	\$27.78	\$27.54	(\$0.24)
Apartments		0	\$69.44	\$84.62	\$15.18
Low Affordable Housing		48	\$48.54	\$55.95	\$7.41
Retail/Entertainment/Service (sqft)		140,442	\$0.37	\$0.43	\$0.06
Professional Offices (sqft)		51,529	\$0.23	\$0.28	\$0.05
Light Manufacturing (sqft)		508,807	\$0.15	\$0.18	\$0.03
Hotel (rooms)		0	\$273.07	\$314.74	\$41.67
Medical Facilities (sqft)		10,904	\$0.75	\$0.87	\$0.12
Institutional - AM University (students)		1,093	\$16.58	\$19.11	\$2.53
Private K-12 School (students)		266	\$25.90	\$29.86	\$3.96

Assessments Include the Following :

- 4% Discount for Early Payments
- 1.5% County Tax Collector Administrative Cost
- 2% County Property Appraiser Administrative Cost