Willowbrook
Community Development District

Meeting Agenda

July 28, 2026

AGENDA

Willowbrook

Community Development District

219 E. Livingston St., Orlando, Florida 32801
Phone: 407-841-5524 – Fax: 407-839-1526

July 21, 2026

Board of Supervisors Meeting
Willowbrook Community Development District

Dear Board Members:

A meeting of the Board of Supervisors of the **Willowbrook Community Development District** will be held on **Tuesday, July 28, 2026** at **9:30 AM** at the **Lake Alfred Public Library, 245 N Seminole Ave, Lake Alfred, FL 33850**.

Zoom Video Join Link: https://us06web.zoom.us/j/81679824122
Call-In Information: 1-646-876-9923
Meeting ID: 816 7982 4122

Following is the advance agenda for the meeting:

Board of Supervisors Meeting

1. Roll Call
2. Public Comment Period (Public Comments will be limited to three (3) minutes each)
3. Approval of Minutes of June 23, 2026 Board of Supervisors Meeting
4. Consideration of Resolution 2026-08 Electing Officers (Supervisor Henry Chironos - *Appointed to Seat #3 at June 23, 2026 Board Meeting*)
5. Public Hearings
   A. Public Hearing on the Adoption of the Fiscal Year 2026/2027 Budget
      i. Consideration of Resolution 2026-09 Adopting the District's Fiscal Year 2026/2027 Budget and Appropriating Funds
      ii. Consideration of Fiscal Year 2027 Budget Deficit Funding Agreement
   B. Public Hearing on the Imposition of Operations and Maintenance Special Assessments
      i. Consideration of Resolution 2026-10 Imposing Special Assessments and Certifying an Assessment Roll
6. Consideration of Resolution 2026-11 Designation of a Regular Monthly Meeting Date, Time, and Location for Fiscal Year 2026/2027
7. Consideration of Resolution 2026-12 Designating a Date, Time, and Location for a Landowners' Meeting and Election (Tuesday, November 3, 2026) (*this CDD is required to hold LOE on 1st Tuesday of November this year*) (Seat #3, Seat #4 & Seat #5)
8. Consideration of Proposals from Current Demands (*provided to Board of Supervisors under separate cover for confidentiality purposes*)
   A. Proposal for Installation of Camera System and Overnight Monitoring System
   B. Proposal for Monthly Fee for Overnight Monitoring Services

9. Ratification of Terminations of Notice of Commencement
    A. Willowbrook North Phase 2
    B. Willowbrook South Phase 2
10. Ratification of Pool Furniture Lease Agreement with Navitas
11. Goals and Objectives
    A. Adoption of Fiscal Year 2027 Goals & Objectives
    B. Review of Approved Fiscal Year 2026 Goals & Objectives and Authorizing Chair to Execute Final Form
12. Staff Reports
    A. Attorney
    B. Engineer
    C. Field Manager's Report
    D. District Manager's Report
        i. Approval of Check Register
        ii. Balance Sheet & Income Statement
13. Other Business
14. Supervisors Requests and Audience Comments
15. Adjournment

MINUTES

MINUTES OF MEETING
WILLOWBROOK
COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Willowbrook Community Development District was held on **Tuesday**, **June 23, 2026,** at 9:30 a.m. at the Lake Alfred Public Library, 245 N. Seminole Avenue, Lake Alfred, Florida.

Present and constituting a quorum:

McKinzie Terrill	Chairman
Steve Rosser	Vice Chairman
Hyzens Marc	Assistant Secretary
Allan Keen	Assistant Secretary *(Resigned during meeting)*
Henry Chirinos	Appointed as Assistant Secretary

Also present were:

Jill Burns	District Manager, GMS
Grace Rinaldi	District Counsel, Kilinski Van Wyk
Joel Blanco	Field Manager, GMS
Steve Sloan *by Zoom*	District Engineer, Sloan Engineering

FIRST ORDER OF BUSINESS **Roll Call**

Ms. Burns called the meeting to order and called roll. Four Supervisors were present in person constituting a quorum.

SECOND ORDER OF BUSINESS **Public Comment Period**

Ms. Burns opened the public comment period. There being no comments, the next item followed.

THIRD ORDER OF BUSINESS **Approval of Minutes of the April 28, 2026 Board of Supervisors Meeting**

Ms. Burns presented the minutes from the April 28, 2026 Board of Supervisors meeting and asked for any comments, questions, or corrections. The Board had no changes to the minutes.

> On MOTION by Mr. Terrill, seconded by Mr. Keen, with all in favor, the Minutes of the April 28, 2026 Board of Supervisors Meeting, were approved.

FOURTH ORDER OF BUSINESS **Consideration of Proposals from Nation Security for Patrol Services *(provided to Board of Supervisors under separate cover for confidentiality purposes – tabled from April 28, 2026 Board of Supervisors Meeting)***

Ms. Burns presented proposals from Nation Security for patrol services at the amenity facility. She explained that they try to stick to peak hours for budgeting purposes. Board members discussed and considered the proposals presented. Included in the discussion was the service hour options. After discussion, they decided to bring this item back to the July meeting for further consideration.

> On MOTION by Mr. Rosser, seconded by Mr. Keen, with all in favor, Deferring the Proposals from Nation Security for Patrol Services to the Extent that the District is Experiencing Issues then Delegate Authority to the Chair to Hire Security, was approved.

FIFTH ORDER OF BUSINESS **Presentation of Fiscal Year 2025 Audit Report**

Ms. Burns presented the Fiscal Year 2025 audit report. She explained that it was a clean audit with no findings, no instances of noncompliance. The District doesn't meet any of the conditions for financial emergency. The report has been submitted to the state on time, which was by the June 30 deadline. She noted it is an independent report.

> On MOTION by Mr. Terrill, seconded by Mr. Keen, with all in favor, Accepting the Fiscal Year 2025 Audit Report, was approved.

SIXTH ORDER OF BUSINESS **Ratification of Quit Claim Deed for Willowbrook South Triangle**

Ms. Burns stated this quit claim deed is for the amenity parcel for the south triangle.

> On MOTION by Mr. Terrill, seconded by Mr. Keen, with all in favor, the Quit Claim Deed for Willowbrook South Triangle, was ratified.

SEVENTH ORDER OF BUSINESS **Ratification of Amended Pool Maintenance Services Agreement (Fuel Surcharge Included)**

Ms. Burns reviewed the amended pool maintenance services agreement. She explained that they have started to receive fuel surcharge invoices and a request from the majority of the District vendors. She noted that the invoice for the pool monitor is $50 a month and the Chair did approve this outside of a meeting. She added that they are just looking to ratify the agreement.

> On MOTION by Mr. Terrill, seconded by Mr. Marc, with all in favor, the Amended Pool Maintenance Services Agreement (Fuel Surcharge Included), was ratified.

EIGHTH ORDER OF BUSINESS **Staff Reports**

A. Attorney

Ms. Rinaldi reminded the Board members to get their Form 1 in by July 1.

B. Engineer

Mr. Sloan informed the Board members they have four close out requests in with the Water Management District. Two of the requests are responses to outstanding comments for Phase One of north and Phase One of south. The other two requests are initial close outs for Phase Two of north and Phase Two of south. He noted he expects to hear back on those in the next two to three weeks, hoping not to have any further issues.

C. Field Manager's Report

i. Consideration of Proposal to Add Additional Tracts to Current Landscape Maintenance Agreement

Mr. Blanco reviewed the field manager's report. His report included the landscaping vendor completing the approved installations in both the north and south, including the pond banks affected by the hogs. The maintenance staff repaired three sidewalks in south and installed the amenity signs at the north entrance and the mailbox area in north. They also pressure washed the playground in Willowbrook South. He noted that they are monitoring the amenity cabana with the build, which is progressing. They are also monitoring the amenity build in south even though it is not owned by the CDD to see how it is going because it is connected to the playground owned by the CDD. He added that they are still working on the missing power meter at the north entrance and assisting with that installation. In progress, they have some CDD specific signs at the amenity that will be installed soon. He noted that the pool has been filled and the outdoor shower has been installed.

Mr. Blanco presented a proposal to add additional tracts to the current landscape maintenance agreement for Board consideration.

On MOTION by Mr. Keen seconded by Mr. Marc, with all in favor, the Proposal to Add Additional Tracts to Current Landscape Maintenance Agreement, was approved.

Board members discussed other items related to field management. It was noted to add signs to south side and include a note in the application regarding access as well as to inform the community about which areas are HOA-owned and which are CDD-owned. Another item discussed is the pool furniture. Ms. Burns will provide the Board with pool furniture options to consider. Also discussed was a lift, which was determined to not be required.

D. District Manager's Report

i. Approval of Check Register

Ms. Burns presented the check register to the Board that was included in the package for review.

On MOTION by Mr. Keen, seconded by Mr. Terrill, with all in favor, the Check Register, was approved.

ii. Balance Sheet & Income Statement

Ms. Burns presented the Balance Sheet & Income Statement to the Board.

NINTH ORDER OF BUSINESS Other Business

There being no comments, the next item followed.

TENTH ORDER OF BUSINESS **Supervisors' Requests and Audience Comments**

Mr. Keen presented his resignation.

On MOTION by Mr. Marc, seconded by Mr. Rosser, with all in favor, Accepting Supervisor Allan Keen's Resignation, was approved.

Ms. Burns asked for nominations to fill the vacant seat. The board nominated Henry Chirinos to fill the vacant seat.

On MOTION by Mr. Terrill, seconded by Mr. Marc, with all in favor, Appointing Henry Chirinos to the Vacant Board Seat, was approved.

Ms. Burn swore in Mr. Henry Chirinos as a Supervisor for the Willowbrook CDD.

ELEVENTH ORDER OF BUSINESS **Adjournment**

Ms. Burns asked for a motion to adjourn the meeting.

On MOTION by Mr. Terrill, seconded by Mr. Marc, with all in favor, the meeting was adjourned.

______________________________ ______________________________

Secretary/Assistant Secretary Chairman/Vice Chairman

SECTION IV

RESOLUTION 2026-08

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE WILLOWBROOK COMMUNITY DEVELOPMENT DISTRICT ELECTING THE OFFICERS OF THE WILLOWBROOK COMMUNITY DEVELOPMENT DISTRICT AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Willowbrook Community Development District ("District"), is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*, being situated in the City of Winter Haven, Florida; and

WHEREAS, the Board of Supervisors of the District ("Board") desires to elect the Officers of the District.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE WILLOWBROOK COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. The following persons are elected to the offices shown:

Chairperson	________________________
Vice Chairperson	________________________
Secretary	Jill Burns
Assistant Secretary	________________________
Assistant Secretary	________________________
Assistant Secretary	________________________
Assistant Secretary	George Flint

SECTION 2. This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED this 28th day of July 2026.

ATTEST:

WILLOWBROOK COMMUNITY DEVELOPMENT DISTRICT

____
Secretary/Assistant Secretary

____
Chairperson/Vice Chairperson,
Board of Supervisors

SECTION V

SECTION A

SECTION 1

RESOLUTION 2026-09

THE ANNUAL APPROPRIATION RESOLUTION OF THE WILLOWBROOK COMMUNITY DEVELOPMENT DISTRICT RELATING TO THE ANNUAL APPROPRIATIONS AND ADOPTING THE BUDGET FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2026, AND ENDING SEPTEMBER 30, 2027; AUTHORIZING BUDGET AMENDMENTS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the District Manager has, prior to June 15, 2026, submitted to the Board of Supervisors ("**Board**") of the Willowbrook Community Development District ("**District**") proposed budget ("**Proposed Budget**") for the Fiscal Year beginning October 1, 2026, and ending September 30, 2027 ("**Fiscal Year 2027**"), along with an explanatory and complete financial plan for each fund of the District, pursuant to the provisions of Section 190.008(2)(a), *Florida Statute*s; and

WHEREAS, at least sixty (60) days prior to the adoption of the Proposed Budget, the District filed a copy of the Proposed Budget with the local governing authorities having jurisdiction over the area included in the District pursuant to the provisions of Section 190.008(2)(b), *Florida Statutes*; and

WHEREAS, the Board set a public hearing thereon and caused notice of such public hearing to be given by publication pursuant to Section 190.008(2)(a), *Florida Statutes*; and

WHEREAS, the District Manager posted the Proposed Budget on the District's website at least two (2) days before the public hearing; and

WHEREAS, Section 190.008(2)(a), *Florida Statutes*, requires that, prior to October 1st of each year, the Board, by passage of the Annual Appropriation Resolution, shall adopt a budget for the ensuing Fiscal Year and appropriate such sums of money as the Board deems necessary to defray all expenditures of the District during the ensuing Fiscal Year; and

WHEREAS, the District Manager has prepared a Proposed Budget, whereby the budget shall project the cash receipts and disbursements anticipated during a given time period, including reserves for contingencies for emergency or other unanticipated expenditures during the Fiscal Year.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE WILLOWBROOK COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. BUDGET

a. The Board has reviewed the Proposed Budget, a copy of which is on file with the office of the District Manager and at the District's Local Records Office, and hereby approves certain amendments thereto, as shown in Section 2 below.

b. The Proposed Budget, attached hereto as **Exhibit A,** as amended by the Board, is hereby adopted in accordance with the provisions of Section 190.008(2)(a), *Florida Statutes* ("**Adopted Budget**"), and incorporated herein by reference; provided, however, that the comparative figures contained in the Adopted Budget may be subsequently revised as deemed necessary by the District Manager to reflect actual revenues and expenditures.

c. The Adopted Budget, as amended, shall be maintained in the office of the District Manager and at the District's Local Records Office and identified as "The Budget for the Willowbrook Community Development District for the Fiscal Year Ending September 30, 2027."

d. The Adopted Budget shall be posted by the District Manager on the District's official website within thirty (30) days after adoption, and shall remain on the website for at least two (2) years.

SECTION 2. APPROPRIATIONS

There is hereby appropriated out of the revenues of the District, for Fiscal Year 2027, the sum of $________________ to be raised by the levy of assessments and/or otherwise, which sum is deemed by the Board to be necessary to defray all expenditures of the District during said budget year, to be divided and appropriated in the following fashion:

GENERAL FUND	$__________________
DEBT SERVICE FUND (SERIES 2024)	$__________________
DEBT SERVICE FUND (SERIES 2025)	$__________________
CAPITAL RESERVE FUND	$__________________
TOTAL ALL FUNDS	$__________________

SECTION 3. BUDGET AMENDMENTS

Pursuant to Section 189.016, *Florida Statutes*, the District at any time within Fiscal Year 2027 or within sixty (60) days following the end of the Fiscal Year 2027 may amend its Adopted Budget for that Fiscal Year as follows:

a. A line-item appropriation for expenditures within a fund may be decreased or increased by motion of the Board recorded in the minutes, and approving the expenditure, if the total appropriations of the fund do not increase.

b. The District Manager or Treasurer may approve an expenditure that would increase or decrease a line-item appropriation for expenditures within a fund if the total appropriations of the fund do not increase and if either (i) the aggregate change in the original appropriation item does not exceed the greater of $15,000 or 15% of the original appropriation, or (ii) such expenditure is authorized by separate disbursement or spending resolution.

c. Any other budget amendments shall be adopted by resolution and consistent with Florida law.

The District Manager or Treasurer must ensure that any amendments to the budget under paragraph c. above are posted on the District's website within five (5) days after adoption and remain on the website for at least two (2) years.

SECTION 4. EFFECTIVE DATE. This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED THIS 28TH DAY OF JULY 2026.

ATTEST:

WILLOWBROOK COMMUNITY DEVELOPMENT DISTRICT

____
Secretary/Assistant Secretary

By:_______________________________

Its:_______________________________

Exhibit A: Adopted Budget for Fiscal Year 2027

Willowbrook

Community Development District

Proposed Budget

FY2027

Table of Contents

Willowbrook

Community Development District

Proposed Budget

General Fund

Description		Adopted Budget FY2026		Actuals Thru 6/30/26		Projected Next 3 Months		Projected Thru 9/30/26		Proposed Budget FY2027
Revenues										
Assessments	$	367,275	$	374,224	$	-	$	374,224	$	594,234
Developer Contributions	$	38,530	$	37,626	$	1,618	$	39,244	$	13,343
Miscellaneous Revenue	$	-	$	406	$	-	$	406	$	-
Interest Income	$	-	$	2,034	$	300	$	2,334	$	-
Total Revenues	**$**	**405,805**	**$**	**414,290**	**$**	**1,918**	**$**	**416,208**	**$**	**607,577**
Expenditures										
Administrative										
Supervisor Fees	$	12,000	$	2,800	$	3,000	$	5,800	$	12,000
FICA Expenses	$	918	$	-	$	-	$	-	$	918
Engineering	$	7,500	$	-	$	3,750	$	3,750	$	7,500
Attorney	$	20,000	$	17,328	$	6,600	$	23,928	$	25,000
Annual Audit	$	2,950	$	4,450	$	-	$	4,450	$	4,600
Assessment Administration	$	6,180	$	6,180	$	-	$	6,180	$	6,489
Arbitrage	$	900	$	450	$	450	$	900	$	900
Reamortization	$	-	$	600	$	-	$	600	$	500
Dissemination	$	6,150	$	4,529	$	1,538	$	6,067	$	6,458
Disclosure Software	$	2,500	$	1,500	$	-	$	1,500	$	2,500
Trustee Fees	$	8,890	$	3,281	$	5,609	$	8,890	$	8,890
Management Fees	$	41,200	$	30,900	$	10,300	$	41,200	$	43,260
Information Technology	$	1,947	$	1,460	$	487	$	1,947	$	2,044
Website Maintenance	$	1,298	$	974	$	325	$	1,298	$	1,363
Postage & Delivery	$	500	$	291	$	150	$	441	$	650
Insurance	$	5,000	$	5,300	$	-	$	5,300	$	5,831
Printing & Binding	$	500	$	10	$	125	$	135	$	500
Legal Advertising	$	5,000	$	1,351	$	1,250	$	2,601	$	5,000
Contingency	$	1,500	$	458	$	375	$	833	$	1,500
Office Supplies	$	625	$	15	$	50	$	65	$	625
Dues, Licenses & Subscriptions	$	175	$	175	$	-	$	175	$	175
Total Administrative	**$**	**125,733**	**$**	**82,051**	**$**	**34,008**	**$**	**116,060**	**$**	**136,703**

Willowbrook

Community Development District

Proposed Budget

General Fund

Description	Adopted Budget FY2026	Actuals Thru 6/30/26	Projected Next 3 Months	Projected Thru 9/30/26	Proposed Budget FY2027
Operations & Maintenance					
Property Insurance	$ 7,500	$ 7,839	$ -	$ 7,839	$ 7,385
Field Management	$ 15,000	$ 10,000	$ 3,750	$ 13,750	$ 15,750
Landscape Maintenance	$ 65,182	$ 52,094	$ 16,361	$ 68,455	$ 78,350
Landscape Replacement	$ 12,500	$ -	$ 6,250	$ 6,250	$ 15,000
Streetlights	$ 27,566	$ 45,622	$ 15,300	$ 60,922	$ 68,000
Electric	$ 5,000	$ 2,053	$ 1,800	$ 3,853	$ 5,000
Water & Sewer	$ 35,000	$ 52,165	$ 7,500	$ 59,665	$ 65,000
Aquatic Maintenance	$ 6,500	$ 14,200	$ 7,100	$ 21,300	$ 21,720
Irrigation Repairs	$ 7,500	$ 3,328	$ 1,875	$ 5,203	$ 7,500
General Repairs and Maintenance	$ 15,000	$ 719	$ 3,750	$ 4,469	$ 15,000
Field Contingency	$ 7,500	$ 7,652	$ -	$ 7,652	$ 12,500
Subtotal Field Expenditures	**$ 204,248**	**$ 195,673**	**$ 63,686**	**$ 259,358**	**$ 311,205**
Amenity Expenditures					
Amenity - Electric	$ 8,228	$ -	$ 1,371	$ 1,371	$ 14,400
Amenity - Water	$ 7,472	$ -	$ 1,245	$ 1,245	$ 15,000
Playground Expenses	$ 23,749	$ 17,812	$ 7,787	$ 25,599	$ 31,150
Internet	$ 833	$ -	$ 139	$ 139	$ 1,000
Pest Control	$ 240	$ 225	$ 345	$ 570	$ 1,320
Janitorial Service	$ 4,902	$ -	$ 817	$ 817	$ 15,800
Amenity Management	$ 4,167	$ 4,041	$ 1,888	$ 5,929	$ 10,000
Security Services	$ 12,500	$ -	$ 2,083	$ 2,083	$ 33,000
Pool Maintenance	$ 7,900	$ -	$ 1,317	$ 1,317	$ 18,000
Amenity Repairs & Maintenance	$ 3,333	$ -	$ 556	$ 556	$ 10,000
Contingency	$ 2,500	$ 330	$ 833	$ 1,163	$ 10,000
Subtotal Amenity Expenditures	**$ 75,824**	**$ 22,408**	**$ 18,382**	**$ 40,790**	**$ 159,670**
Total Operations & Maintenance	**$ 280,072**	**$ 218,081**	**$ 82,068**	**$ 300,149**	**$ 470,874**
Total Expenditures	**$ 405,805**	**$ 300,132**	**$ 116,076**	**$ 416,208**	**$ 607,577**
Excess Revenues/(Expenditures)	$ -	$ 114,158	$ (114,158)	$ -	$ -

Product Type	Units	Net Assessments	Net Per Unit	Less: Developer Contribution	Total Net Assessments	Total Net Per Unit	Total Gross Per Unit
Phase 1 North	235	$214,063.92	$910.91	$0.00	$214,063.92	$910.91	$979.47
Phase 2 North	199	$181,271.15	$910.91	$12,121.15	$169,150.00	$850.00	$913.98
Phase 1 South	121	$110,220.15	$910.91	$0.00	$110,220.15	$910.91	$979.47
Phase 2 South	112	$102,021.96	$910.91	$1,221.96	$100,800.00	$900.00	$967.74
	667	**$607,577.18**		**$13,343.11**	**$ 594,234.07**		

Willowbrook
Community Development District
General Fund Narrative

Revenues:

Assessments

The District will levy a non-ad valorem assessment on all the assessable property within the District to pay for operating expenditures during the fiscal year.

Expenditures:

General & Administrative:

Supervisor Fees

Chapter 190, Florida Statutes, allows for each Board member to receive $200 per meeting, not to exceed $4,800 per year paid to each Supervisor for the time devoted to District business and meetings.

Employer FICA Expense

Represents the Employer's share of Social Security and Medicare taxes withheld from Board of Supervisor compensation.

Engineering

Represents the cost of general engineering services provided by Sloan Engineering Group, Inc., including but not limited to attendance and preparation for monthly Board meetings, review of invoices and requisitions, preparation and review of contract specifications and bid documents, and support for various projects as directed by the Board of Supervisors and the District Manager.

Attorney

Represents general legal services provided by Kilinski Van Wyk PPLC, including but not limited to attendance and preparation for monthly meetings, preparation and review of agreements and resolutions, and other legal matters as directed by the Board of Supervisors and the District Manager.

Annual Audit

Represents the cost associated with the District's annual independent audit of its financial records, as required by Florida Statutes. These services are provided by DiBartolomeo, McBee, Hartley & Barnes, P.A., an independent certified public accountant.

Assessment Administration

Represents costs associated with the levy and administration of non-ad valorem assessments on all assessable property within the District. These services are provided by Governmental Management Services – Central Florida, LLC.

Arbitrage

Represents the cost of arbitrage rebate calculation services provided by American Municipal Tax-Exempt Compliance (AMTEC) for the District's Series 2024 & Series 2025 Special Assessment Revenue Bonds in accordance with federal requirements.

Reamortization

Represents costs associated with the reamortization of the District's outstanding debt, including recalculation of debt service schedules and related administrative expenses.

Dissemination

Represents costs associated with continuing disclosure and reporting requirements in accordance with Securities and Exchange Commission (SEC) Rule 15c2-12(b)(5) for the District's Series 2024 and Series 2025 Bonds.

Disclosure Software

The District has contracted with Disclosure Technology Services, LLC to provide software platform for filing various reports required in accordance with the Continuing Disclosure Agreements for the various bond issue(s).

Trustee Fees

Represents costs associated with trustee services for the District's Series 2024 and Series 2025 bond issuances, including the administration of bond funds, processing of payments, and compliance with trust indenture requirements.

Management Fees

The District receives Management, Accounting and Administrative services as part of a Management Agreement with Governmental Management Services-Central Florida, LLC. The services include but are not limited to, recording and transcription of board meetings, administrative services, budget preparation, all financial reports, annual audits, etc.

Information Technology

Represents costs associated with information technology services provided by Governmental Management Services – Central Florida, LLC, including video conferencing, cloud storage, cybersecurity, accounting software, and other systems supporting District operations.

Website Maintenance

Represents costs associated with monitoring and maintaining the District's website in accordance with Chapter 189, Florida Statutes, including hosting, security, updates, and document management, provided by Governmental Management Services – Central Florida, LLC.

Postage & Delivery

The District incurs charges for mailing of Board meeting agenda packages, overnight deliveries, correspondence, etc.

Insurance

Represents costs associated with the District's general liability and public officials' liability insurance coverage provided by the Florida Insurance Alliance (FIA).

Printing & Binding

Represents costs for printing and binding agenda packages for board meetings, printing of computerized checks, stationary, envelopes, etc.

Legal Advertising

The District is required to advertise various notices for monthly Board meetings, public hearings, etc. in a newspaper of general circulation.

Contingency

Bank charges and any other miscellaneous expenses incurred during the year.

Office Supplies

Any supplies that may need to be purchased during the fiscal year, e.g., paper, minute books, file folders, labels, paper clips, etc.

Dues, Licenses & Subscriptions

The District is required to pay an annual fee to the Florida Department of Commerce for $175. This is the only expense under this category for the District.

Operations & Maintenance:

Field Expenditures

Property Insurance

The District's property insurance coverage is provided by the Florida Insurance Alliance (FIA). FIA specializes in providing insurance coverage to governmental agencies.

Field Management

Represents the costs of contracting services that provide onsite field management of contracts for the District such as landscape and lake maintenance. Services can include onsite inspections, meetings with contractors, monitoring of utility accounts, attend Board meetings and receive and respond to property owner phone calls and emails. Governmental Management Services-Central Florida, LLC, provides these services.

Landscape Maintenance

Represents costs associated with the maintenance of landscaping within the District's common areas, provided by BrightView Landscape Services, Inc.

Landscape Replacement

Represents the estimated cost of replacing landscaping within the common areas of the District.

Streetlights

Represents costs associated with maintaining streetlights within the District boundaries, including streetlights currently installed and those anticipated during the fiscal year, provided by Tampa Electric Company (TECO).

Electric

Represents current and estimated electric utility costs for common areas throughout the District, provided by Tampa Electric Company (TECO).

Water & Sewer

Represents current and estimated costs for water and refuse services for common areas throughout the District, provided by the Winter Haven Water Department.

Aquatic Maintenance

Represents costs associated with the care and maintenance of the District's aquatic areas, including shoreline grass, brush, and vegetation control, provided by Aquatic Weed Management, Inc.

Irrigation Repairs

Represents the cost of maintaining and repairing the irrigation system. This includes the sprinklers, and irrigation wells.

General Repairs & Maintenance

Represents estimated costs for general repairs and maintenance of the District's common areas. These can include pressure washing, and repairs to fences, monuments, lighting, and other assets.

Field Contingency

Represents funds allocated to expenses that the District could incur throughout the fiscal year that do not fit into any field category.

Amenity Expenditures

Amenity - Electric

Represents estimated electric utility costs for the District's amenity facilities, to be provided by Tampa Electric Company (TECO).

Amenity – Water

Represents estimated costs for water and refuse services for the District's amenity facilities, provided by the Winter Haven Water Department.

Playground Expenses

Represents costs associated with a leasing agreement for playground equipment within the District, contracted with Navitas Credit Corp.

Internet

Represents estimated costs for internet service provided to the District's amenity facilities.

Pest Control

Represents estimated costs for pest control services at the District's amenity facilities.

Janitorial Services

Represents the estimated costs to provide janitorial services weekly and supplies for the District's amenity facilities.

Amenity Management

Represents costs associated with amenity management services provided by Governmental Management Services – Central Florida, LLC, including access card issuance, resident verification, keycard support, monitoring of amenity facilities, enforcement of amenity policies, and communication with residents.

Security Services

Represents the estimated cost of contracting a monthly security service for the District's amenity facilities.

Pool Maintenance

Represents estimated costs associated with routine maintenance, cleaning, and chemical treatment of the District's pool facilities.

Amenity Repairs & Maintenance

Represents estimated costs for repairs and maintenance of the District's amenity facilities.

Contingency

Represents funds allocated to expenses that the District could incur throughout the fiscal year that do not fit into any amenity category.

Willowbrook
Community Development District
Proposed Budget
Series 2024 Debt Service Fund

Description	Adopted Budget FY2026	Actuals Thru 6/30/26	Projected Next 3 Months	Total Thru 9/30/26	Proposed Budget FY2027
Revenues					
Special Assessments	$ 628,550	$ 570,054	$ -	$ 570,054	$ 557,500
Interest	$ 20,813	$ 24,383	$ 2,032	$ 26,415	$ 13,207
Carry Forward	$ 371,608	$ 1,549,729	$ -	$ 1,549,729	$ 318,687
Total Revenues	**$ 1,020,971**	**$ 2,144,165**	**$ 2,032**	**$ 2,146,197**	**$ 889,394**
Expenditures					
Interest Expense - 11/1	$ 254,509	$ 253,079	$ -	$ 253,079	$ 222,894
Special Call Expense - 11/1	$ -	$ 960,000	$ -	$ 960,000	$ -
Special Call Expense - 2/1	$ -	$ 5,000	$ -	$ 5,000	$ -
Interest Expense - 2/1	$ -	$ 70	$ -	$ 70	$ -
Principal Expense - 5/1	$ 120,000	$ 105,000	$ -	$ 105,000	$ 110,000
Interest Expense - 5/1	$ 254,509	$ 225,493	$ -	$ 225,493	$ 222,894
Total Expenditures	**$ 629,019**	**$ 1,548,642**	**$ -**	**$ 1,548,642**	**$ 555,788**
Other Financing Sources/(Uses)					
Transfer In/(Out)	$ -	$ (278,869)	$ -	$ (278,869)	$ -
Total Other Financing Sources/(Uses)	**$ -**	**$ (278,869)**	**$ -**	**$ (278,869)**	**$ -**
Excess Revenues/(Expenditures)	$ 391,952	$ 316,655	$ 2,032	$ 318,687	$ 333,606

Interest Expense 11/1/27	$ 220,171
Total	**$ 220,171**

Phase	Assessable Units	Total Net Assessments	Net Assessment Per Unit	Gross Assessment Per Unit
Phase 1 South	121	$ 181,500	$ 1,500	$ 1,613
Phase 2 North	235	$ 376,000	$ 1,600	$ 1,720
	356	$ 557,500		

Willowbrook

Community Development District

Series 2024 Special Assessment Bonds

Amortization Schedule

Date		Balance		Principal		Interest		Total
11/01/26	$	7,780,000.00	$	-	$	222,893.75	$	222,893.75
05/01/27	$	7,780,000.00	$	110,000.00	$	222,893.75		
11/01/27	$	7,670,000.00	$	-	$	220,171.25	$	553,065.00
05/01/28	$	7,670,000.00	$	120,000.00	$	220,171.25		
11/01/28	$	7,550,000.00	$	-	$	217,201.25	$	557,372.50
05/01/29	$	7,550,000.00	$	125,000.00	$	217,201.25		
11/01/29	$	7,425,000.00	$	-	$	214,107.50	$	556,308.75
05/01/30	$	7,425,000.00	$	130,000.00	$	214,107.50		
11/01/30	$	7,295,000.00	$	-	$	210,890.00	$	554,997.50
05/01/31	$	7,295,000.00	$	135,000.00	$	210,890.00		
11/01/31	$	7,160,000.00	$	-	$	207,548.75	$	553,438.75
05/01/32	$	7,160,000.00	$	145,000.00	$	207,548.75		
11/01/32	$	7,015,000.00	$	-	$	203,470.63	$	556,019.38
05/01/33	$	7,015,000.00	$	150,000.00	$	203,470.63		
11/01/33	$	6,865,000.00	$	-	$	199,251.88	$	552,722.50
05/01/34	$	6,865,000.00	$	160,000.00	$	199,251.88		
11/01/34	$	6,705,000.00	$	-	$	194,751.88	$	554,003.75
05/01/35	$	6,705,000.00	$	170,000.00	$	194,751.88		
11/01/35	$	6,535,000.00	$	-	$	189,970.63	$	554,722.50
05/01/36	$	6,535,000.00	$	180,000.00	$	189,970.63		
11/01/36	$	6,355,000.00	$	-	$	184,908.13	$	554,878.75
05/01/37	$	6,355,000.00	$	190,000.00	$	184,908.13		
11/01/37	$	6,165,000.00	$	-	$	179,564.38	$	554,472.50
05/01/38	$	6,165,000.00	$	200,000.00	$	179,564.38		
11/01/38	$	5,965,000.00	$	-	$	173,939.38	$	553,503.75
05/01/39	$	5,965,000.00	$	215,000.00	$	173,939.38		
11/01/39	$	5,750,000.00	$	-	$	167,892.50	$	556,831.88
05/01/40	$	5,750,000.00	$	225,000.00	$	167,892.50		
11/01/40	$	5,525,000.00	$	-	$	161,564.38	$	554,456.88
05/01/41	$	5,525,000.00	$	240,000.00	$	161,564.38		

Willowbrook

Community Development District

Series 2024 Special Assessment Bonds

Amortization Schedule

Date	Balance	Principal	Interest	Total
11/01/26	$ 7,780,000.00	$ -	$ 222,893.75	$ 222,893.75
11/01/41	$ 5,285,000.00	$ -	$ 154,814.38	$ 556,378.75
05/01/42	$ 5,285,000.00	$ 250,000.00	$ 154,814.38	
11/01/42	$ 5,035,000.00	$ -	$ 147,783.13	$ 552,597.50
05/01/43	$ 5,035,000.00	$ 265,000.00	$ 147,783.13	
11/01/43	$ 4,770,000.00	$ -	$ 140,330.00	$ 553,113.13
05/01/44	$ 4,770,000.00	$ 280,000.00	$ 140,330.00	
11/01/44	$ 4,490,000.00	$ -	$ 132,455.00	$ 552,785.00
05/01/45	$ 4,490,000.00	$ 300,000.00	$ 132,455.00	
11/01/45	$ 4,190,000.00	$ -	$ 123,605.00	$ 556,060.00
05/01/46	$ 4,190,000.00	$ 315,000.00	$ 123,605.00	
11/01/46	$ 3,875,000.00	$ -	$ 114,312.50	$ 552,917.50
05/01/47	$ 3,875,000.00	$ 335,000.00	$ 114,312.50	
11/01/47	$ 3,540,000.00	$ -	$ 104,430.00	$ 553,742.50
05/01/48	$ 3,540,000.00	$ 355,000.00	$ 104,430.00	
11/01/48	$ 3,185,000.00	$ -	$ 93,957.50	$ 553,387.50
05/01/49	$ 3,185,000.00	$ 380,000.00	$ 93,957.50	
11/01/49	$ 2,805,000.00	$ -	$ 82,747.50	$ 556,705.00
05/01/50	$ 2,805,000.00	$ 400,000.00	$ 82,747.50	
11/01/50	$ 2,405,000.00	$ -	$ 70,947.50	$ 553,695.00
05/01/51	$ 2,405,000.00	$ 425,000.00	$ 70,947.50	
11/01/51	$ 1,980,000.00	$ -	$ 58,410.00	$ 554,357.50
05/01/52	$ 1,980,000.00	$ 450,000.00	$ 58,410.00	
11/01/52	$ 1,530,000.00	$ -	$ 45,135.00	$ 553,545.00
05/01/53	$ 1,530,000.00	$ 480,000.00	$ 45,135.00	$ -
11/01/53	$ 1,050,000.00	$ -	$ 30,975.00	$ 556,110.00
05/01/54	$ 1,050,000.00	$ 510,000.00	$ 30,975.00	$ -
11/01/54	$ 540,000.00	$ -	$ 15,930.00	$ 556,905.00
05/01/55	$ 540,000.00	$ 540,000.00	$ 15,930.00	$ 555,930.00
		$ 7,780,000.00	**$ 8,527,917.50**	**$ 16,307,917.50**

Willowbrook

Community Development District

Proposed Budget

Series 2025 Debt Service Fund

Description	Adopted Budget FY2026	Actuals Thru 6/30/26	Projected Next 3 Months	Total Thru 9/30/26	Proposed Budget FY2027
Revenues					
Special Assessments	$ -	$ -	$ -	$ -	$ 698,068
Interest	$ -	$ 23,603	$ 1,967	$ 25,569	$ 12,785
Carry Forward	$ -	$ 686,990	$ -	$ 686,990	$ 8,488
Total Revenues	**$ -**	**$ 710,592**	**$ 1,967**	**$ 712,559**	**$ 719,341**
Expenditures					
Interest Expense - 11/1	$ -	$ 56,326	$ -	$ 56,326	$ 281,630
Principal Expense - 5/1	$ -	$ -	$ -	$ -	$ 135,000
Interest Expense - 5/1	$ -	$ 281,630	$ -	$ 281,630	$ 281,630
Total Expenditures	**$ -**	**$ 337,956**	**$ -**	**$ 337,956**	**$ 698,260**
Other Financing Sources/(Uses)					
Transfer In/(Out)	$ -	$ (366,115)	$ -	$ (366,115)	$ -
Total Other Financing Sources/(Uses)	**$ -**	**$ (366,115)**	**$ -**	**$ (366,115)**	**$ -**
Excess Revenues/(Expenditures)	$ -	$ 6,521	$ 1,967	$ 8,488	$ 21,081

Interest Expense 11/1/27	$ 278,846
Total	**$ 278,846**

Product	Assessable Units	Total Net Assessments	Net Assessment Per Unit	Gross Assessment Per Unit
Single Family - 50' - Phase 2 North	199	$ 446,674	$ 2,245	$ 2,414
Single Family - 50' - Phase 2 South	112	$ 251,394	$ 2,245	$ 2,414
	311	$ 698,068		

Willowbrook

Community Development District

Series 2025 Special Assessment Bonds

Amortization Schedule

Date		Balance		Principal		Interest		Total
11/01/26	$	9,900,000.00	$	-	$	281,630.00	$	281,630.00
05/01/27	$	9,900,000.00	$	135,000.00	$	281,630.00		
11/01/27	$	9,765,000.00	$	-	$	278,845.63	$	695,475.63
05/01/28	$	9,765,000.00	$	140,000.00	$	278,845.63		
11/01/28	$	9,625,000.00	$	-	$	275,958.13	$	694,803.75
05/01/29	$	9,625,000.00	$	145,000.00	$	275,958.13		
11/01/29	$	9,480,000.00	$	-	$	272,967.50	$	693,925.63
05/01/30	$	9,480,000.00	$	155,000.00	$	272,967.50		
11/01/30	$	9,325,000.00	$	-	$	269,770.63	$	697,738.13
05/01/31	$	9,325,000.00	$	160,000.00	$	269,770.63		
11/01/31	$	9,165,000.00	$	-	$	265,250.63	$	695,021.25
05/01/32	$	9,165,000.00	$	170,000.00	$	265,250.63		
11/01/32	$	8,995,000.00	$	-	$	260,448.13	$	695,698.75
05/01/33	$	8,995,000.00	$	180,000.00	$	260,448.13		
11/01/33	$	8,815,000.00	$	-	$	255,363.13	$	695,811.25
05/01/34	$	8,815,000.00	$	190,000.00	$	255,363.13		
11/01/34	$	8,625,000.00	$	-	$	249,995.63	$	695,358.75
05/01/35	$	8,625,000.00	$	200,000.00	$	249,995.63		
11/01/35	$	8,425,000.00	$	-	$	244,345.63	$	694,341.25
05/01/36	$	8,425,000.00	$	215,000.00	$	244,345.63		
11/01/36	$	8,210,000.00	$	-	$	238,271.88	$	697,617.50
05/01/37	$	8,210,000.00	$	225,000.00	$	238,271.88		
11/01/37	$	7,985,000.00	$	-	$	231,915.63	$	695,187.50
05/01/38	$	7,985,000.00	$	240,000.00	$	231,915.63		
11/01/38	$	7,745,000.00	$	-	$	225,135.63	$	697,051.25
05/01/39	$	7,745,000.00	$	255,000.00	$	225,135.63		
11/01/39	$	7,490,000.00	$	-	$	217,931.88	$	698,067.50
05/01/40	$	7,490,000.00	$	265,000.00	$	217,931.88		
11/01/40	$	7,225,000.00	$	-	$	210,445.63	$	693,377.50
05/01/41	$	7,225,000.00	$	285,000.00	$	210,445.63		
11/01/41	$	6,940,000.00	$	-	$	202,394.38	$	697,840.00
05/01/42	$	6,940,000.00	$	300,000.00	$	202,394.38		
11/01/42	$	6,640,000.00	$	-	$	193,919.38	$	696,313.75

Willowbrook

Community Development District

Series 2025 Special Assessment Bonds

Amortization Schedule

Date	Balance	Principal	Interest	Total
11/01/26	$ 9,900,000.00	$ -	$ 281,630.00	$ 281,630.00
05/01/43	$ 6,640,000.00	$ 315,000.00	$ 193,919.38	
11/01/43	$ 6,325,000.00	$ -	$ 185,020.63	$ 693,940.00
05/01/44	$ 6,325,000.00	$ 335,000.00	$ 185,020.63	
11/01/44	$ 5,990,000.00	$ -	$ 175,556.88	$ 695,577.50
05/01/45	$ 5,990,000.00	$ 355,000.00	$ 175,556.88	
11/01/45	$ 5,635,000.00	$ -	$ 165,528.13	$ 696,085.00
05/01/46	$ 5,635,000.00	$ 375,000.00	$ 165,528.13	
11/01/46	$ 5,260,000.00	$ -	$ 154,512.50	$ 695,040.63
05/01/47	$ 5,260,000.00	$ 400,000.00	$ 154,512.50	
11/01/47	$ 4,860,000.00	$ -	$ 142,762.50	$ 697,275.00
05/01/48	$ 4,860,000.00	$ 420,000.00	$ 142,762.50	
11/01/48	$ 4,440,000.00	$ -	$ 130,425.00	$ 693,187.50
05/01/49	$ 4,440,000.00	$ 450,000.00	$ 130,425.00	
11/01/49	$ 3,990,000.00	$ -	$ 117,206.25	$ 697,631.25
05/01/50	$ 3,990,000.00	$ 475,000.00	$ 117,206.25	
11/01/50	$ 3,515,000.00	$ -	$ 103,253.13	$ 695,459.38
05/01/51	$ 3,515,000.00	$ 505,000.00	$ 103,253.13	
11/01/51	$ 3,010,000.00	$ -	$ 88,418.75	$ 696,671.88
05/01/52	$ 3,010,000.00	$ 535,000.00	$ 88,418.75	
11/01/52	$ 2,475,000.00	$ -	$ 72,703.13	$ 696,121.88
05/01/53	$ 2,475,000.00	$ 565,000.00	$ 72,703.13	$ -
11/01/53	$ 1,910,000.00	$ -	$ 56,106.25	$ 693,809.38
05/01/54	$ 1,910,000.00	$ 600,000.00	$ 56,106.25	$ -
11/01/54	$ 1,310,000.00	$ -	$ 38,481.25	$ 694,587.50
05/01/55	$ 1,310,000.00	$ 635,000.00	$ 38,481.25	$ -
11/01/56	$ 675,000.00	$ -	$ 19,828.13	$ 693,309.38
05/01/57	$ 675,000.00	$ 675,000.00	$ 19,828.13	$ 694,828.13
		$ 9,900,000.00	**$ 11,248,783.75**	**$ 21,148,783.75**

SECTION 2

<u>FISCAL YEAR 2027 BUDGET DEFICIT FUNDING AGREEMENT</u>

THIS AGREEMENT ("**Agreement**") is entered into this 28th day of July 2026, by and between:

> **WILLOWBROOK COMMUNITY DEVELOPMENT DISTRICT**, a local unit of special-purpose government established pursuant to Chapter 190, *Florida Statutes*, and located in the City of Winter Haven, Florida, with a mailing address of c/o Governmental Management Services – Central Florida, LLC, 219 East Livingston Street, Orlando, Florida 32801 ("**District**"), and
>
> **KRPC WILLOWBROOK, LLC**, a Florida limited liability company, the owner of certain lands within the boundaries of the District, with an address of 121 Garfield Avenue, Winter Park, Florida 32789 ("**Developer**").

<u>RECITALS</u>

WHEREAS, the District was established pursuant to Chapter 190, *Florida Statutes*, for the purpose of planning, financing, constructing, operating and/or maintaining certain infrastructure improvements; and

WHEREAS, the District, pursuant to Chapter 190, *Florida Statutes*, is authorized to levy such taxes, special assessments, fees and other charges as may be necessary in furtherance of the District's activities and services; and

WHEREAS, the District has adopted its operations and maintenance ("**O&M**") budget for the fiscal year beginning October 1, 2026, and ending September 30, 2027 ("**Fiscal Year 2027**" and the budget relating thereto, "**2027 O&M Budget**"), which budget commenced on October 1, 2026, and concludes on September 30, 2027, a copy of which is attached hereto as **Exhibit A** and incorporated herein by reference; and

WHEREAS, Developer is actively developing certain real property within the District and presently owns a portion of such real property identified in the District's Fiscal Year 2027 Assessment Roll ("**Assessment Roll**"), appended to the attached **Exhibit A** and incorporated herein by reference, which real property is located entirely within the District and which real property will benefit from the timely construction and acquisition of the District's facilities, activities and services and from the continued operations of the District ("**Property**"); and

WHEREAS, following the adoption of the 2027 O&M Budget, the District has the option of levying non-ad valorem assessments on all land within its boundaries that will benefit from the activities, operations and services set forth in such budget and at the full amount of the budget (hereinafter referred to as the "**2027 O&M Assessment(s)**"), or utilizing such other revenue sources as may be available to it; and

WHEREAS, the District is not able to predict with absolute certainty the amount of monies necessary to fund the operations and services set forth in the 2027 O&M Budget and believes that the 2027 O&M Assessments will be insufficient to cover the entire 2027 O&M Budget; and

WHEREAS, in contemplation of the foregoing, and in lieu of levying an increased amount in 2027 O&M Assessments on the Property to fund the full 2027 O&M Budget, Developer agrees to provide the monies necessary to fund the actual expenditures for the Fiscal Year 2027 (hereinafter referred to as the "**2027 O&M Budget Payment**"), not otherwise funded by 2027 O&M Assessments levied upon benefited lands located within the District; and

WHEREAS, Developer and the District desire to secure such budget funding through the imposition of a continuing lien against the Property described in **Exhibit B,** and otherwise as provided herein.

NOW, THEREFORE, based upon good and valuable consideration and the mutual covenants of the parties, the receipt and sufficiency of which are hereby acknowledged, the parties agree as follows:

SECTION 1. RECITALS. The recitals so stated are true and correct and by this reference are incorporated into and form a material part of this Agreement.

SECTION 2. PAYMENT OF DISTRICT'S 2027 O&M BUDGET.

i. ***Payment of O&M Budget Expenses.*** Developer agrees to make available to the District the monies necessary to fund all expenditures of the 2027 O&M Budget not otherwise funded through 2027 O&M Assessments levied upon benefited lands located within the District no later than **October 1, 2026**. Funds provided hereunder shall be placed in the District's general checking account. Any amounts not paid within the time period set forth herein shall accrue interest at a rate equal to the lesser of eighteen percent (18%) per annum or the maximum rate allowed by Florida law until paid in full. In no way shall the foregoing in any way affect the District's ability to levy special assessments upon the lands within the District, including the Property, in accordance with Florida law, to provide funds for any unfunded expenditures whether such expenditures are the result of an amendment to the District's 2027 O&M Budget or otherwise.

ii. ***Consent to Funding of 2027 O&M Budget.*** Developer acknowledges and agrees that the 2027 O&M Budget Payment represents the funding of operations and maintenance expenditures that would otherwise be appropriately funded through 2027 O&M Assessments equitably allocated to the Property within the District in accordance with the District's assessment methodology. Developer agrees to pay, or cause to be paid, the 2027 O&M Budget Payment regardless of whether Developer owns the Property at the time of such payment subject to the terms set forth in Section 10 herein. Developer agrees that it will not contest the legality or validity of such imposition, collection or enforcement to the extent such imposition is made in accordance with the terms of this Agreement.

SECTION 3. CONTINUING LIEN. If the Developer does not remit payment within the time specified in Section 2 herein, the District shall have the right to file and perfect a continuing lien upon the Property described in **Exhibit B** for all payments due and owing under the terms of this Agreement, for interest thereon, and for reasonable attorneys' fees, paralegals' fees, expenses and court costs incurred by the District incident to the collection of funds under this Agreement or for enforcement of this lien, and all sums advanced and paid by the District for taxes and payment on account of superior interests, liens and encumbrances in order to preserve and protect the District's lien. The lien shall be effective as of the date and time of the recording of a "Notice of Lien for FY 2027 O&M Budget" in the public records of Polk County, Florida, stating among other things, the description of the real property and the amount due as of the recording of the Notice, and the existence of this Agreement. The District Manager, in its sole discretion, is hereby authorized by the District to file the Notice of Lien for FY 2027 O&M Budget on behalf of the District, without the need of further Board action authorizing or directing such filing. At the District Manager's direction, the District may also bring an action at law against the record title holder to the Property to pay the amount due under this Agreement or may foreclose the lien against the Property in any manner authorized by law. The District may partially release any filed lien for portions of the Property subject to a plat if and when Developer has demonstrated, in the District's sole discretion, that such release will not materially impair the ability of the District to enforce the collection of funds hereunder and that the value of the remaining Property subject to the lien provides adequate security for all outstanding and reasonably anticipated obligations under this Agreement. In the event Developer sells any of the Property described in **Exhibit B** after the execution of this Agreement, Developer's rights and obligations under this Agreement shall remain the same, provided however that the District's right to file a lien under this Section shall apply to the remaining Property owned by Developer, without limiting any other remedy available to the District under this Agreement.

SECTION 4. ALTERNATIVE COLLECTION METHODS.

i. In the alternative or in addition to the collection method set forth in Section 3 above, the District may enforce the collection of the 2027 O&M Budget Payment(s) by action against Developer in the appropriate judicial forum in and for Polk County, Florida. The enforcement of the collection of funds in this manner shall be in the sole discretion of the District Manager on behalf of the District. In the event that either party is required to enforce this Agreement by court proceedings or otherwise, then the parties agree that the prevailing party shall be entitled to recover from the other all costs incurred, including reasonable attorneys' fees and costs for trial, alternative dispute resolution, or appellate proceedings.

ii. The District hereby finds that the activities, operations and services funded by the 2027 O&M Budget Payment(s) provide a special and peculiar benefit to the Property. Developer agrees that the activities, operations and services that will be funded by the 2027 O&M Budget Payment(s) provide a special and peculiar benefit to the Property in excess of the costs thereof. Therefore, in the alternative or in addition to the other methods of collection set forth in this Agreement, the District, in its sole discretion, may choose to certify amounts due hereunder as a non-ad valorem assessment on all or any part of the Property for collection, either through the Uniform Method of Collection set forth in

Chapter 197 or under any method of direct bill and collection authorized by Florida law. Such assessment, if imposed, may be certified on the next available tax roll of the Polk County property appraiser.

SECTION 5. NOTICE. All notices, payments and other communications hereunder ("**Notices**") shall be in writing and shall be delivered, mailed by First Class Mail, postage prepaid, to the parties, as follows:

A. If to the District: Willowbrook Community Development District
c/o Governmental Management Services – CF, LLC
219 East Livingston Street
Orlando, Florida 32801
Attn: District Manager

With a copy to: Kilinski | Van Wyk PLLC
517 East College Avenue
Tallahassee, Florida 32303
Attn: District Counsel

B. If to Developer: KRPC Willowbrook, LLC
121 Garfield Avenue
Winter Park, Florida 32789
Attn: Allan Keen

SECTION 6. AMENDMENT. This instrument shall constitute the final and complete expression of the agreement between the parties relating to the subject matter of this Agreement. Amendments to and waivers of the provisions contained in this Agreement may be made only by an instrument in writing which is executed by both of the parties hereto.

SECTION 7. AUTHORITY. The execution of this Agreement has been duly authorized by the appropriate body or official of all parties hereto, each party has complied with all the requirements of law, and each party has full power and authority to comply with the terms and provisions of this instrument.

SECTION 8. ASSIGNMENT. This Agreement may not be assigned, in whole or in part, by either party except upon the prior written consent of the other party, which consent shall not be unreasonably withheld, conditioned, or delayed. Any attempted assignment without such consent shall be void.

SECTION 9. DEFAULT. A default by either party under this Agreement shall entitle the non-defaulting party to all remedies available at law or in equity, which shall include, but not be limited to, the right of damages, injunctive relief and specific performance and specifically including the ability of the District to enforce any and all payment obligations under this Agreement in the manner described in Sections 3 and 4 above.

Section 10. Third-Party Rights; Transfer of Property. This Agreement is solely for the benefit of the formal parties herein and no right or cause of action shall accrue upon or by reason hereof, to or for the benefit of any third party not a formal party hereto. Nothing in this Agreement expressed or implied is intended or shall be construed to confer upon any person or corporation other than the parties hereto any right, remedy or claim under or by reason of this Agreement or any provisions or conditions hereof; and all of the provisions, representations, covenants and conditions herein contained shall inure to the sole benefit of and shall be binding upon the parties hereto and their respective representatives, successors and assigns. In the event Developer sells or otherwise disposes of its business or of all or substantially all of its assets relating to improvements, work product, or lands within the District, including the Property, Developer shall continue to be bound by the terms of this Agreement and additionally shall expressly require that the purchaser agree to be bound by the terms of this Agreement, subject to the District's prior written consent to such transfer. Developer shall give ninety (90) days prior written notice to the District under this Agreement of any such sale or disposition and shall provide evidence of the purchaser's assumption of this Agreement. Failure by Developer to comply with the requirements of this Section shall constitute a default under this Agreement, and any sale or disposition without the purchaser's written assumption of this Agreement shall not release Developer from any obligation hereunder.

Section 11. Applicable Law and Venue. This Agreement and the provisions contained herein shall be construed, interpreted and controlled according to the laws of the State of Florida. The parties agree that venue will be in Polk County, Florida. Nothing in this Agreement shall be deemed a waiver of the District's sovereign immunity or any limitations on liability of the District under Section 768.28, *Florida Statutes*, or other applicable law.

Section 12. Negotiation at Arm's Length. This Agreement has been negotiated fully between the parties as an arm's length transaction. The parties participated fully in the preparation of this Agreement with the assistance of their respective counsel. In the case of a dispute concerning the interpretation of any provision of this Agreement, the parties are each deemed to have drafted, chosen and selected the language, and the doubtful language will not be interpreted or construed against any party.

Section 13. Public Records. Developer understands and agrees that all documents of any kind provided to the District in connection with this Agreement may be public records, and, accordingly, Developer agrees to comply with all applicable provisions of Florida law in handling such records, including but not limited to Section 119.0701, *Florida Statutes*. Developer acknowledges that the designated public records custodian for the District is **Jill Burns** ("**Public Records Custodian**"). Among other requirements and to the extent applicable by law, Developer shall 1) keep and maintain public records required by the District to perform the service; 2) upon request by the Public Records Custodian, provide the District with the requested public records or allow the records to be inspected or copied within a reasonable time period at a cost that does not exceed the cost provided in Chapter 119, *Florida Statutes*; 3) ensure that public records which are exempt or confidential, and exempt from public records disclosure requirements, are not disclosed except as authorized by law for the duration of the contract term and following the contract term if Developer does not transfer the records to the Public Records Custodian of the District; and 4) upon completion of the contract, transfer to the District, at no cost, all public records in

Developer's possession or, alternatively, keep, maintain and meet all applicable requirements for retaining public records pursuant to Florida laws. When such public records are transferred by Developer, Developer shall destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. All records stored electronically must be provided to the District in a format that is compatible with Microsoft Word or Adobe PDF formats.

IF DEVELOPER HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, *FLORIDA STATUTES*, TO DEVELOPER'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS CONTRACT, CONTACT THE CUSTODIAN OF PUBLIC RECORDS AT 219 EAST LIVINGSTON STREET, ORLANDO, FLORIDA 32801, BY TELEPHONE AT (407) 841-5524, OR AT JBURNS@GMSCFL.COM.

SECTION 14. EFFECTIVE DATE. The Agreement shall take effect as of October 1, 2026. The enforcement provisions of this Agreement, including but not limited to Sections 3, 4, and 9, shall survive its termination, until all payments due pursuant to this Agreement are paid in full.

SECTION 15. ANTI-HUMAN TRAFFICKING REQUIREMENTS. Developer certifies, by acceptance of this Agreement, that neither it nor its principals utilize coercion for labor or services as defined in Section 787.06, *Florida Statutes*. Developer agrees to execute the affidavit, in a form mutually acceptable to the Parties, in compliance with Section 787.06(14), *Florida Statutes*, within thirty (30) days of the Effective Date.

IN WITNESS WHEREOF, the Parties execute this Agreement on the day and year first written above.

WILLOWBROOK
COMMUNITY DEVELOPMENT DISTRICT

____
Chairperson, Board of Supervisors

KRPC WILLOWBROOK, LLC

____
By: ______________________________
Its: ______________________________

EXHIBIT A: 2027 O&M Budget & Assessment Roll
EXHIBIT B: Property Description

EXHIBIT A
2027 O&M BUDGET & ASSESSMENT ROLL

Willowbrook

Community Development District

Proposed Budget

FY2027

Table of Contents

Willowbrook

Community Development District

Proposed Budget

General Fund

Description	Adopted Budget FY2026	Actuals Thru 6/30/26	Projected Next 3 Months	Projected Thru 9/30/26	Proposed Budget FY2027
Revenues					
Assessments	$ 367,275	$ 374,224	$ -	$ 374,224	$ 594,234
Developer Contributions	$ 38,530	$ 37,626	$ 1,618	$ 39,244	$ 13,343
Miscellaneous Revenue	$ -	$ 406	$ -	$ 406	$ -
Interest Income	$ -	$ 2,034	$ 300	$ 2,334	$ -
Total Revenues	**$ 405,805**	**$ 414,290**	**$ 1,918**	**$ 416,208**	**$ 607,577**
Expenditures					
Administrative					
Supervisor Fees	$ 12,000	$ 2,800	$ 3,000	$ 5,800	$ 12,000
FICA Expenses	$ 918	$ -	$ -	$ -	$ 918
Engineering	$ 7,500	$ -	$ 3,750	$ 3,750	$ 7,500
Attorney	$ 20,000	$ 17,328	$ 6,600	$ 23,928	$ 25,000
Annual Audit	$ 2,950	$ 4,450	$ -	$ 4,450	$ 4,600
Assessment Administration	$ 6,180	$ 6,180	$ -	$ 6,180	$ 6,489
Arbitrage	$ 900	$ 450	$ 450	$ 900	$ 900
Reamortization	$ -	$ 600	$ -	$ 600	$ 500
Dissemination	$ 6,150	$ 4,529	$ 1,538	$ 6,067	$ 6,458
Disclosure Software	$ 2,500	$ 1,500	$ -	$ 1,500	$ 2,500
Trustee Fees	$ 8,890	$ 3,281	$ 5,609	$ 8,890	$ 8,890
Management Fees	$ 41,200	$ 30,900	$ 10,300	$ 41,200	$ 43,260
Information Technology	$ 1,947	$ 1,460	$ 487	$ 1,947	$ 2,044
Website Maintenance	$ 1,298	$ 974	$ 325	$ 1,298	$ 1,363
Postage & Delivery	$ 500	$ 291	$ 150	$ 441	$ 650
Insurance	$ 5,000	$ 5,300	$ -	$ 5,300	$ 5,831
Printing & Binding	$ 500	$ 10	$ 125	$ 135	$ 500
Legal Advertising	$ 5,000	$ 1,351	$ 1,250	$ 2,601	$ 5,000
Contingency	$ 1,500	$ 458	$ 375	$ 833	$ 1,500
Office Supplies	$ 625	$ 15	$ 50	$ 65	$ 625
Dues, Licenses & Subscriptions	$ 175	$ 175	$ -	$ 175	$ 175
Total Administrative	**$ 125,733**	**$ 82,051**	**$ 34,008**	**$ 116,060**	**$ 136,703**

Willowbrook

Community Development District

Proposed Budget

General Fund

Description	Adopted Budget FY2026	Actuals Thru 6/30/26	Projected Next 3 Months	Projected Thru 9/30/26	Proposed Budget FY2027
Operations & Maintenance					
Property Insurance	$ 7,500	$ 7,839	$ -	$ 7,839	$ 7,385
Field Management	$ 15,000	$ 10,000	$ 3,750	$ 13,750	$ 15,750
Landscape Maintenance	$ 65,182	$ 52,094	$ 16,361	$ 68,455	$ 78,350
Landscape Replacement	$ 12,500	$ -	$ 6,250	$ 6,250	$ 15,000
Streetlights	$ 27,566	$ 45,622	$ 15,300	$ 60,922	$ 68,000
Electric	$ 5,000	$ 2,053	$ 1,800	$ 3,853	$ 5,000
Water & Sewer	$ 35,000	$ 52,165	$ 7,500	$ 59,665	$ 65,000
Aquatic Maintenance	$ 6,500	$ 14,200	$ 7,100	$ 21,300	$ 21,720
Irrigation Repairs	$ 7,500	$ 3,328	$ 1,875	$ 5,203	$ 7,500
General Repairs and Maintenance	$ 15,000	$ 719	$ 3,750	$ 4,469	$ 15,000
Field Contingency	$ 7,500	$ 7,652	$ -	$ 7,652	$ 12,500
Subtotal Field Expenditures	**$ 204,248**	**$ 195,673**	**$ 63,686**	**$ 259,358**	**$ 311,205**
Amenity Expenditures					
Amenity - Electric	$ 8,228	$ -	$ 1,371	$ 1,371	$ 14,400
Amenity - Water	$ 7,472	$ -	$ 1,245	$ 1,245	$ 15,000
Playground Expenses	$ 23,749	$ 17,812	$ 7,787	$ 25,599	$ 31,150
Internet	$ 833	$ -	$ 139	$ 139	$ 1,000
Pest Control	$ 240	$ 225	$ 345	$ 570	$ 1,320
Janitorial Service	$ 4,902	$ -	$ 817	$ 817	$ 15,800
Amenity Management	$ 4,167	$ 4,041	$ 1,888	$ 5,929	$ 10,000
Security Services	$ 12,500	$ -	$ 2,083	$ 2,083	$ 33,000
Pool Maintenance	$ 7,900	$ -	$ 1,317	$ 1,317	$ 18,000
Amenity Repairs & Maintenance	$ 3,333	$ -	$ 556	$ 556	$ 10,000
Contingency	$ 2,500	$ 330	$ 833	$ 1,163	$ 10,000
Subtotal Amenity Expenditures	**$ 75,824**	**$ 22,408**	**$ 18,382**	**$ 40,790**	**$ 159,670**
Total Operations & Maintenance	**$ 280,072**	**$ 218,081**	**$ 82,068**	**$ 300,149**	**$ 470,874**
Total Expenditures	**$ 405,805**	**$ 300,132**	**$ 116,076**	**$ 416,208**	**$ 607,577**
Excess Revenues/(Expenditures)	$ -	$ 114,158	$ (114,158)	$ -	$ -

Product Type	Units	Net Assessments	Net Per Unit	Less: Developer Contribution	Total Net Assessments	Total Net Per Unit	Total Gross Per Unit
Phase 1 North	235	$214,063.92	$910.91	$0.00	$214,063.92	$910.91	$979.47
Phase 2 North	199	$181,271.15	$910.91	$12,121.15	$169,150.00	$850.00	$913.98
Phase 1 South	121	$110,220.15	$910.91	$0.00	$110,220.15	$910.91	$979.47
Phase 2 South	112	$102,021.96	$910.91	$1,221.96	$100,800.00	$900.00	$967.74
	667	**$607,577.18**		**$13,343.11**	**$ 594,234.07**		

Willowbrook
Community Development District
General Fund Narrative

Revenues:

Assessments

The District will levy a non-ad valorem assessment on all the assessable property within the District to pay for operating expenditures during the fiscal year.

Expenditures:

General & Administrative:

Supervisor Fees

Chapter 190, Florida Statutes, allows for each Board member to receive $200 per meeting, not to exceed $4,800 per year paid to each Supervisor for the time devoted to District business and meetings.

Employer FICA Expense

Represents the Employer's share of Social Security and Medicare taxes withheld from Board of Supervisor compensation.

Engineering

Represents the cost of general engineering services provided by Sloan Engineering Group, Inc., including but not limited to attendance and preparation for monthly Board meetings, review of invoices and requisitions, preparation and review of contract specifications and bid documents, and support for various projects as directed by the Board of Supervisors and the District Manager.

Attorney

Represents general legal services provided by Kilinski Van Wyk PPLC, including but not limited to attendance and preparation for monthly meetings, preparation and review of agreements and resolutions, and other legal matters as directed by the Board of Supervisors and the District Manager.

Annual Audit

Represents the cost associated with the District's annual independent audit of its financial records, as required by Florida Statutes. These services are provided by DiBartolomeo, McBee, Hartley & Barnes, P.A., an independent certified public accountant.

Assessment Administration

Represents costs associated with the levy and administration of non-ad valorem assessments on all assessable property within the District. These services are provided by Governmental Management Services – Central Florida, LLC.

Arbitrage

Represents the cost of arbitrage rebate calculation services provided by American Municipal Tax-Exempt Compliance (AMTEC) for the District's Series 2024 & Series 2025 Special Assessment Revenue Bonds in accordance with federal requirements.

Reamortization

Represents costs associated with the reamortization of the District's outstanding debt, including recalculation of debt service schedules and related administrative expenses.

Dissemination

Represents costs associated with continuing disclosure and reporting requirements in accordance with Securities and Exchange Commission (SEC) Rule 15c2-12(b)(5) for the District's Series 2024 and Series 2025 Bonds.

Disclosure Software

The District has contracted with Disclosure Technology Services, LLC to provide software platform for filing various reports required in accordance with the Continuing Disclosure Agreements for the various bond issue(s).

Trustee Fees

Represents costs associated with trustee services for the District's Series 2024 and Series 2025 bond issuances, including the administration of bond funds, processing of payments, and compliance with trust indenture requirements.

Management Fees

The District receives Management, Accounting and Administrative services as part of a Management Agreement with Governmental Management Services-Central Florida, LLC. The services include but are not limited to, recording and transcription of board meetings, administrative services, budget preparation, all financial reports, annual audits, etc.

Information Technology

Represents costs associated with information technology services provided by Governmental Management Services – Central Florida, LLC, including video conferencing, cloud storage, cybersecurity, accounting software, and other systems supporting District operations.

Website Maintenance

Represents costs associated with monitoring and maintaining the District's website in accordance with Chapter 189, Florida Statutes, including hosting, security, updates, and document management, provided by Governmental Management Services – Central Florida, LLC.

Postage & Delivery

The District incurs charges for mailing of Board meeting agenda packages, overnight deliveries, correspondence, etc.

Insurance

Represents costs associated with the District's general liability and public officials' liability insurance coverage provided by the Florida Insurance Alliance (FIA).

Printing & Binding

Represents costs for printing and binding agenda packages for board meetings, printing of computerized checks, stationary, envelopes, etc.

Legal Advertising

The District is required to advertise various notices for monthly Board meetings, public hearings, etc. in a newspaper of general circulation.

Contingency

Bank charges and any other miscellaneous expenses incurred during the year.

Office Supplies

Any supplies that may need to be purchased during the fiscal year, e.g., paper, minute books, file folders, labels, paper clips, etc.

Dues, Licenses & Subscriptions

The District is required to pay an annual fee to the Florida Department of Commerce for $175. This is the only expense under this category for the District.

Operations & Maintenance:

Field Expenditures

Property Insurance

The District's property insurance coverage is provided by the Florida Insurance Alliance (FIA). FIA specializes in providing insurance coverage to governmental agencies.

Field Management

Represents the costs of contracting services that provide onsite field management of contracts for the District such as landscape and lake maintenance. Services can include onsite inspections, meetings with contractors, monitoring of utility accounts, attend Board meetings and receive and respond to property owner phone calls and emails. Governmental Management Services-Central Florida, LLC, provides these services.

Landscape Maintenance

Represents costs associated with the maintenance of landscaping within the District's common areas, provided by BrightView Landscape Services, Inc.

Landscape Replacement

Represents the estimated cost of replacing landscaping within the common areas of the District.

Streetlights

Represents costs associated with maintaining streetlights within the District boundaries, including streetlights currently installed and those anticipated during the fiscal year, provided by Tampa Electric Company (TECO).

Electric

Represents current and estimated electric utility costs for common areas throughout the District, provided by Tampa Electric Company (TECO).

Water & Sewer

Represents current and estimated costs for water and refuse services for common areas throughout the District, provided by the Winter Haven Water Department.

Aquatic Maintenance

Represents costs associated with the care and maintenance of the District's aquatic areas, including shoreline grass, brush, and vegetation control, provided by Aquatic Weed Management, Inc.

Irrigation Repairs

Represents the cost of maintaining and repairing the irrigation system. This includes the sprinklers, and irrigation wells.

General Repairs & Maintenance

Represents estimated costs for general repairs and maintenance of the District's common areas. These can include pressure washing, and repairs to fences, monuments, lighting, and other assets.

Field Contingency

Represents funds allocated to expenses that the District could incur throughout the fiscal year that do not fit into any field category.

Amenity Expenditures

Amenity - Electric

Represents estimated electric utility costs for the District's amenity facilities, to be provided by Tampa Electric Company (TECO).

Amenity – Water

Represents estimated costs for water and refuse services for the District's amenity facilities, provided by the Winter Haven Water Department.

Playground Expenses

Represents costs associated with a leasing agreement for playground equipment within the District, contracted with Navitas Credit Corp.

Internet

Represents estimated costs for internet service provided to the District's amenity facilities.

Pest Control

Represents estimated costs for pest control services at the District's amenity facilities.

Janitorial Services

Represents the estimated costs to provide janitorial services weekly and supplies for the District's amenity facilities.

Amenity Management

Represents costs associated with amenity management services provided by Governmental Management Services – Central Florida, LLC, including access card issuance, resident verification, keycard support, monitoring of amenity facilities, enforcement of amenity policies, and communication with residents.

Security Services

Represents the estimated cost of contracting a monthly security service for the District's amenity facilities.

Pool Maintenance

Represents estimated costs associated with routine maintenance, cleaning, and chemical treatment of the District's pool facilities.

Amenity Repairs & Maintenance

Represents estimated costs for repairs and maintenance of the District's amenity facilities.

Contingency

Represents funds allocated to expenses that the District could incur throughout the fiscal year that do not fit into any amenity category.

Willowbrook

Community Development District

Proposed Budget

Series 2024 Debt Service Fund

Description	Adopted Budget FY2026	Actuals Thru 6/30/26	Projected Next 3 Months	Total Thru 9/30/26	Proposed Budget FY2027
Revenues					
Special Assessments	$ 628,550	$ 570,054	$ -	$ 570,054	$ 557,500
Interest	$ 20,813	$ 24,383	$ 2,032	$ 26,415	$ 13,207
Carry Forward	$ 371,608	$ 1,549,729	$ -	$ 1,549,729	$ 318,687
Total Revenues	**$ 1,020,971**	**$ 2,144,165**	**$ 2,032**	**$ 2,146,197**	**$ 889,394**
Expenditures					
Interest Expense - 11/1	$ 254,509	$ 253,079	$ -	$ 253,079	$ 222,894
Special Call Expense - 11/1	$ -	$ 960,000	$ -	$ 960,000	$ -
Special Call Expense - 2/1	$ -	$ 5,000	$ -	$ 5,000	$ -
Interest Expense - 2/1	$ -	$ 70	$ -	$ 70	$ -
Principal Expense - 5/1	$ 120,000	$ 105,000	$ -	$ 105,000	$ 110,000
Interest Expense - 5/1	$ 254,509	$ 225,493	$ -	$ 225,493	$ 222,894
Total Expenditures	**$ 629,019**	**$ 1,548,642**	**$ -**	**$ 1,548,642**	**$ 555,788**
Other Financing Sources/(Uses)					
Transfer In/(Out)	$ -	$ (278,869)	$ -	$ (278,869)	$ -
Total Other Financing Sources/(Uses)	**$ -**	**$ (278,869)**	**$ -**	**$ (278,869)**	**$ -**
Excess Revenues/(Expenditures)	$ 391,952	$ 316,655	$ 2,032	$ 318,687	$ 333,606

Interest Expense 11/1/27	$ 220,171
Total	**$ 220,171**

Phase	Assessable Units	Total Net Assessments	Net Assessment Per Unit	Gross Assessment Per Unit
Phase 1 South	121	$ 181,500	$ 1,500	$ 1,613
Phase 2 North	235	$ 376,000	$ 1,600	$ 1,720
	356	$ 557,500		

Willowbrook

Community Development District

Series 2024 Special Assessment Bonds

Amortization Schedule

Date		Balance		Principal		Interest		Total
11/01/26	$	7,780,000.00	$	-	$	222,893.75	$	222,893.75
05/01/27	$	7,780,000.00	$	110,000.00	$	222,893.75		
11/01/27	$	7,670,000.00	$	-	$	220,171.25	$	553,065.00
05/01/28	$	7,670,000.00	$	120,000.00	$	220,171.25		
11/01/28	$	7,550,000.00	$	-	$	217,201.25	$	557,372.50
05/01/29	$	7,550,000.00	$	125,000.00	$	217,201.25		
11/01/29	$	7,425,000.00	$	-	$	214,107.50	$	556,308.75
05/01/30	$	7,425,000.00	$	130,000.00	$	214,107.50		
11/01/30	$	7,295,000.00	$	-	$	210,890.00	$	554,997.50
05/01/31	$	7,295,000.00	$	135,000.00	$	210,890.00		
11/01/31	$	7,160,000.00	$	-	$	207,548.75	$	553,438.75
05/01/32	$	7,160,000.00	$	145,000.00	$	207,548.75		
11/01/32	$	7,015,000.00	$	-	$	203,470.63	$	556,019.38
05/01/33	$	7,015,000.00	$	150,000.00	$	203,470.63		
11/01/33	$	6,865,000.00	$	-	$	199,251.88	$	552,722.50
05/01/34	$	6,865,000.00	$	160,000.00	$	199,251.88		
11/01/34	$	6,705,000.00	$	-	$	194,751.88	$	554,003.75
05/01/35	$	6,705,000.00	$	170,000.00	$	194,751.88		
11/01/35	$	6,535,000.00	$	-	$	189,970.63	$	554,722.50
05/01/36	$	6,535,000.00	$	180,000.00	$	189,970.63		
11/01/36	$	6,355,000.00	$	-	$	184,908.13	$	554,878.75
05/01/37	$	6,355,000.00	$	190,000.00	$	184,908.13		
11/01/37	$	6,165,000.00	$	-	$	179,564.38	$	554,472.50
05/01/38	$	6,165,000.00	$	200,000.00	$	179,564.38		
11/01/38	$	5,965,000.00	$	-	$	173,939.38	$	553,503.75
05/01/39	$	5,965,000.00	$	215,000.00	$	173,939.38		
11/01/39	$	5,750,000.00	$	-	$	167,892.50	$	556,831.88
05/01/40	$	5,750,000.00	$	225,000.00	$	167,892.50		
11/01/40	$	5,525,000.00	$	-	$	161,564.38	$	554,456.88
05/01/41	$	5,525,000.00	$	240,000.00	$	161,564.38		

Willowbrook

Community Development District

Series 2024 Special Assessment Bonds

Amortization Schedule

Date	Balance	Principal	Interest	Total
11/01/26	$ 7,780,000.00	$ -	$ 222,893.75	$ 222,893.75
11/01/41	$ 5,285,000.00	$ -	$ 154,814.38	$ 556,378.75
05/01/42	$ 5,285,000.00	$ 250,000.00	$ 154,814.38	
11/01/42	$ 5,035,000.00	$ -	$ 147,783.13	$ 552,597.50
05/01/43	$ 5,035,000.00	$ 265,000.00	$ 147,783.13	
11/01/43	$ 4,770,000.00	$ -	$ 140,330.00	$ 553,113.13
05/01/44	$ 4,770,000.00	$ 280,000.00	$ 140,330.00	
11/01/44	$ 4,490,000.00	$ -	$ 132,455.00	$ 552,785.00
05/01/45	$ 4,490,000.00	$ 300,000.00	$ 132,455.00	
11/01/45	$ 4,190,000.00	$ -	$ 123,605.00	$ 556,060.00
05/01/46	$ 4,190,000.00	$ 315,000.00	$ 123,605.00	
11/01/46	$ 3,875,000.00	$ -	$ 114,312.50	$ 552,917.50
05/01/47	$ 3,875,000.00	$ 335,000.00	$ 114,312.50	
11/01/47	$ 3,540,000.00	$ -	$ 104,430.00	$ 553,742.50
05/01/48	$ 3,540,000.00	$ 355,000.00	$ 104,430.00	
11/01/48	$ 3,185,000.00	$ -	$ 93,957.50	$ 553,387.50
05/01/49	$ 3,185,000.00	$ 380,000.00	$ 93,957.50	
11/01/49	$ 2,805,000.00	$ -	$ 82,747.50	$ 556,705.00
05/01/50	$ 2,805,000.00	$ 400,000.00	$ 82,747.50	
11/01/50	$ 2,405,000.00	$ -	$ 70,947.50	$ 553,695.00
05/01/51	$ 2,405,000.00	$ 425,000.00	$ 70,947.50	
11/01/51	$ 1,980,000.00	$ -	$ 58,410.00	$ 554,357.50
05/01/52	$ 1,980,000.00	$ 450,000.00	$ 58,410.00	
11/01/52	$ 1,530,000.00	$ -	$ 45,135.00	$ 553,545.00
05/01/53	$ 1,530,000.00	$ 480,000.00	$ 45,135.00	$ -
11/01/53	$ 1,050,000.00	$ -	$ 30,975.00	$ 556,110.00
05/01/54	$ 1,050,000.00	$ 510,000.00	$ 30,975.00	$ -
11/01/54	$ 540,000.00	$ -	$ 15,930.00	$ 556,905.00
05/01/55	$ 540,000.00	$ 540,000.00	$ 15,930.00	$ 555,930.00
		$ 7,780,000.00	**$ 8,527,917.50**	**$ 16,307,917.50**

Willowbrook
Community Development District
Proposed Budget
Series 2025 Debt Service Fund

Description	Adopted Budget FY2026	Actuals Thru 6/30/26	Projected Next 3 Months	Total Thru 9/30/26	Proposed Budget FY2027
Revenues					
Special Assessments	$ -	$ -	$ -	$ -	$ 698,068
Interest	$ -	$ 23,603	$ 1,967	$ 25,569	$ 12,785
Carry Forward	$ -	$ 686,990	$ -	$ 686,990	$ 8,488
Total Revenues	**$ -**	**$ 710,592**	**$ 1,967**	**$ 712,559**	**$ 719,341**
Expenditures					
Interest Expense - 11/1	$ -	$ 56,326	$ -	$ 56,326	$ 281,630
Principal Expense - 5/1	$ -	$ -	$ -	$ -	$ 135,000
Interest Expense - 5/1	$ -	$ 281,630	$ -	$ 281,630	$ 281,630
Total Expenditures	**$ -**	**$ 337,956**	**$ -**	**$ 337,956**	**$ 698,260**
Other Financing Sources/(Uses)					
Transfer In/(Out)	$ -	$ (366,115)	$ -	$ (366,115)	$ -
Total Other Financing Sources/(Uses)	**$ -**	**$ (366,115)**	**$ -**	**$ (366,115)**	**$ -**
Excess Revenues/(Expenditures)	$ -	$ 6,521	$ 1,967	$ 8,488	$ 21,081

Interest Expense 11/1/27	$ 278,846
Total	**$ 278,846**

Product	Assessable Units	Total Net Assessments	Net Assessment Per Unit	Gross Assessment Per Unit
Single Family - 50' - Phase 2 North	199	$ 446,674	$ 2,245	$ 2,414
Single Family - 50' - Phase 2 South	112	$ 251,394	$ 2,245	$ 2,414
	311	$ 698,068		

Willowbrook

Community Development District

Series 2025 Special Assessment Bonds

Amortization Schedule

Date		Balance		Principal		Interest		Total
11/01/26	$	9,900,000.00	$	-	$	281,630.00	$	281,630.00
05/01/27	$	9,900,000.00	$	135,000.00	$	281,630.00		
11/01/27	$	9,765,000.00	$	-	$	278,845.63	$	695,475.63
05/01/28	$	9,765,000.00	$	140,000.00	$	278,845.63		
11/01/28	$	9,625,000.00	$	-	$	275,958.13	$	694,803.75
05/01/29	$	9,625,000.00	$	145,000.00	$	275,958.13		
11/01/29	$	9,480,000.00	$	-	$	272,967.50	$	693,925.63
05/01/30	$	9,480,000.00	$	155,000.00	$	272,967.50		
11/01/30	$	9,325,000.00	$	-	$	269,770.63	$	697,738.13
05/01/31	$	9,325,000.00	$	160,000.00	$	269,770.63		
11/01/31	$	9,165,000.00	$	-	$	265,250.63	$	695,021.25
05/01/32	$	9,165,000.00	$	170,000.00	$	265,250.63		
11/01/32	$	8,995,000.00	$	-	$	260,448.13	$	695,698.75
05/01/33	$	8,995,000.00	$	180,000.00	$	260,448.13		
11/01/33	$	8,815,000.00	$	-	$	255,363.13	$	695,811.25
05/01/34	$	8,815,000.00	$	190,000.00	$	255,363.13		
11/01/34	$	8,625,000.00	$	-	$	249,995.63	$	695,358.75
05/01/35	$	8,625,000.00	$	200,000.00	$	249,995.63		
11/01/35	$	8,425,000.00	$	-	$	244,345.63	$	694,341.25
05/01/36	$	8,425,000.00	$	215,000.00	$	244,345.63		
11/01/36	$	8,210,000.00	$	-	$	238,271.88	$	697,617.50
05/01/37	$	8,210,000.00	$	225,000.00	$	238,271.88		
11/01/37	$	7,985,000.00	$	-	$	231,915.63	$	695,187.50
05/01/38	$	7,985,000.00	$	240,000.00	$	231,915.63		
11/01/38	$	7,745,000.00	$	-	$	225,135.63	$	697,051.25
05/01/39	$	7,745,000.00	$	255,000.00	$	225,135.63		
11/01/39	$	7,490,000.00	$	-	$	217,931.88	$	698,067.50
05/01/40	$	7,490,000.00	$	265,000.00	$	217,931.88		
11/01/40	$	7,225,000.00	$	-	$	210,445.63	$	693,377.50
05/01/41	$	7,225,000.00	$	285,000.00	$	210,445.63		
11/01/41	$	6,940,000.00	$	-	$	202,394.38	$	697,840.00
05/01/42	$	6,940,000.00	$	300,000.00	$	202,394.38		
11/01/42	$	6,640,000.00	$	-	$	193,919.38	$	696,313.75

Willowbrook

Community Development District

Series 2025 Special Assessment Bonds
Amortization Schedule

Date		Balance		Principal		Interest		Total
11/01/26	$	9,900,000.00	$	-	$	281,630.00	$	281,630.00
05/01/43	$	6,640,000.00	$	315,000.00	$	193,919.38		
11/01/43	$	6,325,000.00	$	-	$	185,020.63	$	693,940.00
05/01/44	$	6,325,000.00	$	335,000.00	$	185,020.63		
11/01/44	$	5,990,000.00	$	-	$	175,556.88	$	695,577.50
05/01/45	$	5,990,000.00	$	355,000.00	$	175,556.88		
11/01/45	$	5,635,000.00	$	-	$	165,528.13	$	696,085.00
05/01/46	$	5,635,000.00	$	375,000.00	$	165,528.13		
11/01/46	$	5,260,000.00	$	-	$	154,512.50	$	695,040.63
05/01/47	$	5,260,000.00	$	400,000.00	$	154,512.50		
11/01/47	$	4,860,000.00	$	-	$	142,762.50	$	697,275.00
05/01/48	$	4,860,000.00	$	420,000.00	$	142,762.50		
11/01/48	$	4,440,000.00	$	-	$	130,425.00	$	693,187.50
05/01/49	$	4,440,000.00	$	450,000.00	$	130,425.00		
11/01/49	$	3,990,000.00	$	-	$	117,206.25	$	697,631.25
05/01/50	$	3,990,000.00	$	475,000.00	$	117,206.25		
11/01/50	$	3,515,000.00	$	-	$	103,253.13	$	695,459.38
05/01/51	$	3,515,000.00	$	505,000.00	$	103,253.13		
11/01/51	$	3,010,000.00	$	-	$	88,418.75	$	696,671.88
05/01/52	$	3,010,000.00	$	535,000.00	$	88,418.75		
11/01/52	$	2,475,000.00	$	-	$	72,703.13	$	696,121.88
05/01/53	$	2,475,000.00	$	565,000.00	$	72,703.13	$	-
11/01/53	$	1,910,000.00	$	-	$	56,106.25	$	693,809.38
05/01/54	$	1,910,000.00	$	600,000.00	$	56,106.25	$	-
11/01/54	$	1,310,000.00	$	-	$	38,481.25	$	694,587.50
05/01/55	$	1,310,000.00	$	635,000.00	$	38,481.25	$	-
11/01/56	$	675,000.00	$	-	$	19,828.13	$	693,309.38
05/01/57	$	675,000.00	$	675,000.00	$	19,828.13	$	694,828.13
			$	**9,900,000.00**	**$**	**11,248,783.75**	**$**	**21,148,783.75**

Willowbrook CDD

FY 27 Assessment Roll

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262810530502000010	1	$979.47	$1,720.43		$3,613.88
262810530502000020	1	$979.47	$1,720.43		$3,613.88
262810530502000030	1	$979.47	$1,720.43		$3,613.88
262810530502000040	1	$979.47	$1,720.43		$3,613.88
262810530502000050	1	$979.47	$1,720.43		$3,613.88
262810530502000060	1	$979.47	$1,720.43		$3,613.88
262810530502000070	1	$979.47	$1,720.43		$3,613.88
262810530502000080	1	$979.47	$1,720.43		$3,613.88
262810530502000090	1	$979.47	$1,720.43		$3,613.88
262810530502000100	1	$979.47	$1,720.43		$3,613.88
262810530502000110	1	$979.47	$1,720.43		$3,613.88
262810530502000120	1	$979.47	$1,720.43		$3,613.88
262810530502000130	1	$979.47	$1,720.43		$3,613.88
262810530502000140	1	$979.47	$1,720.43		$3,613.88
262810530502000150	1	$979.47	$1,720.43		$3,613.88
262810530502000160	1	$979.47	$1,720.43		$3,613.88
262810530502000170	1	$979.47	$1,720.43		$3,613.88
262810530502000180	1	$979.47	$1,720.43		$3,613.88
262810530502000190	1	$979.47	$1,720.43		$3,613.88
262810530502000200	1	$979.47	$1,720.43		$3,613.88
262810530502000210	1	$979.47	$1,720.43		$3,613.88
262810530502000220	1	$979.47	$1,720.43		$3,613.88
262810530502000230	1	$979.47	$1,720.43		$3,613.88
262810530502000240	1	$979.47	$1,720.43		$3,613.88
262810530502000250	1	$979.47	$1,720.43		$3,613.88
262810530502000260	1	$979.47	$1,720.43		$3,613.88
262810530502000270	1	$979.47	$1,720.43		$3,613.88
262810530502000280	1	$979.47	$1,720.43		$3,613.88
262810530502000290	1	$979.47	$1,720.43		$3,613.88
262810530502000300	1	$979.47	$1,720.43		$3,613.88
262810530502000310	1	$979.47	$1,720.43		$3,613.88
262810530502000320	1	$979.47	$1,720.43		$3,613.88
262810530502000330	1	$979.47	$1,720.43		$3,613.88
262810530502000340	1	$979.47	$1,720.43		$3,613.88
262810530502000350	1	$979.47	$1,720.43		$3,613.88
262810530502000360	1	$979.47	$1,720.43		$3,613.88
262810530502000370	1	$979.47	$1,720.43		$3,613.88

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262810530502000380	1	$979.47	$1,720.43		$3,613.88
262810530502000390	1	$979.47	$1,720.43		$3,613.88
262810530502000400	1	$979.47	$1,720.43		$3,613.88
262810530502000410	1	$979.47	$1,720.43		$3,613.88
262810530502000420	1	$979.47	$1,720.43		$3,613.88
262810530502000430	1	$979.47	$1,720.43		$3,613.88
262810530502000440	1	$979.47	$1,720.43		$3,613.88
262810530502000450	1	$979.47	$1,720.43		$3,613.88
262810530502000460	1	$979.47	$1,720.43		$3,613.88
262810530502000470	1	$979.47	$1,720.43		$3,613.88
262810530502000480	1	$979.47	$1,720.43		$3,613.88
262810530502000490	1	$979.47	$1,720.43		$3,613.88
262810530502000500	1	$979.47	$1,720.43		$3,613.88
262810530502000510	1	$979.47	$1,720.43		$3,613.88
262810530502000520	1	$979.47	$1,720.43		$3,613.88
262810530502000530	1	$979.47	$1,720.43		$3,613.88
262810530502000540	1	$979.47	$1,720.43		$3,613.88
262810530502000550	1	$979.47	$1,720.43		$3,613.88
262810530502000560	1	$979.47	$1,720.43		$3,613.88
262810530502000570	1	$979.47	$1,720.43		$3,613.88
262810530502000580	1	$979.47	$1,720.43		$3,613.88
262810530502000590	1	$979.47	$1,720.43		$3,613.88
262810530502000600	1	$979.47	$1,720.43		$3,613.88
262810530502000610	1	$979.47	$1,720.43		$3,613.88
262810530502000620	1	$979.47	$1,720.43		$3,613.88
262810530502000630	1	$979.47	$1,720.43		$3,613.88
262810530502000640	1	$979.47	$1,720.43		$3,613.88
262810530502000650	1	$979.47	$1,720.43		$3,613.88
262810530502000660	1	$979.47	$1,720.43		$3,613.88
262810530502000670	1	$979.47	$1,720.43		$3,613.88
262810530502000680	1	$979.47	$1,720.43		$3,613.88
262810530502000690	1	$979.47	$1,720.43		$3,613.88
262810530502000700	1	$979.47	$1,720.43		$3,613.88
262810530502000710	1	$979.47	$1,720.43		$3,613.88
262810530502000720	1	$979.47	$1,720.43		$3,613.88
262810530502000730	1	$979.47	$1,720.43		$3,613.88
262810530502000740	1	$979.47	$1,720.43		$3,613.88
262810530502000750	1	$979.47	$1,720.43		$3,613.88
262810530502000760	1	$979.47	$1,720.43		$3,613.88
262810530502000770	1	$979.47	$1,720.43		$3,613.88
262810530502000780	1	$979.47	$1,720.43		$3,613.88

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262810530502000790	1	$979.47	$1,720.43		$3,613.88
262810530502000800	1	$979.47	$1,720.43		$3,613.88
262810530502000810	1	$979.47	$1,720.43		$3,613.88
262810530502000820	1	$979.47	$1,720.43		$3,613.88
262810530502000830	1	$979.47	$1,720.43		$3,613.88
262810530502000840	1	$979.47	$1,720.43		$3,613.88
262810530502000850	1	$979.47	$1,720.43		$3,613.88
262810530502000860	1	$979.47	$1,720.43		$3,613.88
262810530502000870	1	$979.47	$1,720.43		$3,613.88
262810530502000880	1	$979.47	$1,720.43		$3,613.88
262810530502000890	1	$979.47	$1,720.43		$3,613.88
262810530502000900	1	$979.47	$1,720.43		$3,613.88
262810530502000910	1	$979.47	$1,720.43		$3,613.88
262810530502000920	1	$979.47	$1,720.43		$3,613.88
262810530502000930	1	$979.47	$1,720.43		$3,613.88
262810530502000940	1	$979.47	$1,720.43		$3,613.88
262810530502000950	1	$979.47	$1,720.43		$3,613.88
262810530502000960	1	$979.47	$1,720.43		$3,613.88
262810530502000970	1	$979.47	$1,720.43		$3,613.88
262810530502000980	1	$979.47	$1,720.43		$3,613.88
262810530502000990	1	$979.47	$1,720.43		$3,613.88
262810530502001000	1	$979.47	$1,720.43		$3,613.88
262810530502001010	1	$979.47	$1,720.43		$3,613.88
262810530502001020	1	$979.47	$1,720.43		$3,613.88
262810530502001030	1	$979.47	$1,720.43		$3,613.88
262810530502001040	1	$979.47	$1,720.43		$3,613.88
262810530502001050	1	$979.47	$1,720.43		$3,613.88
262810530502001060	1	$979.47	$1,720.43		$3,613.88
262810530502001070	1	$979.47	$1,720.43		$3,613.88
262810530502001080	1	$979.47	$1,720.43		$3,613.88
262810530502001090	1	$979.47	$1,720.43		$3,613.88
262810530502001100	1	$979.47	$1,720.43		$3,613.88
262810530502001110	1	$979.47	$1,720.43		$3,613.88
262810530502001120	1	$979.47	$1,720.43		$3,613.88
262810530502001130	1	$979.47	$1,720.43		$3,613.88
262810530502001140	1	$979.47	$1,720.43		$3,613.88
262810530502001150	1	$979.47	$1,720.43		$3,613.88
262810530502001160	1	$979.47	$1,720.43		$3,613.88
262810530502001170	1	$979.47	$1,720.43		$3,613.88
262810530502001180	1	$979.47	$1,720.43		$3,613.88
262810530502001190	1	$979.47	$1,720.43		$3,613.88

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262810530502001200	1	$979.47	$1,720.43		$3,613.88
262810530502001210	1	$979.47	$1,720.43		$3,613.88
262810530502001220	1	$979.47	$1,720.43		$3,613.88
262810530502001230	1	$979.47	$1,720.43		$3,613.88
262810530502001240	1	$979.47	$1,720.43		$3,613.88
262810530502001250	1	$979.47	$1,720.43		$3,613.88
262810530502001260	1	$979.47	$1,720.43		$3,613.88
262810530502001270	1	$979.47	$1,720.43		$3,613.88
262810530502001280	1	$979.47	$1,720.43		$3,613.88
262810530502001290	1	$979.47	$1,720.43		$3,613.88
262810530502001300	1	$979.47	$1,720.43		$3,613.88
262810530502001310	1	$979.47	$1,720.43		$3,613.88
262810530502001320	1	$979.47	$1,720.43		$3,613.88
262810530502001330	1	$979.47	$1,720.43		$3,613.88
262810530502001340	1	$979.47	$1,720.43		$3,613.88
262810530502001350	1	$979.47	$1,720.43		$3,613.88
262810530502001360	1	$979.47	$1,720.43		$3,613.88
262810530502001370	1	$979.47	$1,720.43		$3,613.88
262810530502001380	1	$979.47	$1,720.43		$3,613.88
262810530502001390	1	$979.47	$1,720.43		$3,613.88
262810530502001400	1	$979.47	$1,720.43		$3,613.88
262810530502001410	1	$979.47	$1,720.43		$3,613.88
262810530502001420	1	$979.47	$1,720.43		$3,613.88
262810530502001430	1	$979.47	$1,720.43		$3,613.88
262810530502001440	1	$979.47	$1,720.43		$3,613.88
262810530502001450	1	$979.47	$1,720.43		$3,613.88
262810530502001460	1	$979.47	$1,720.43		$3,613.88
262810530502001470	1	$979.47	$1,720.43		$3,613.88
262810530502001480	1	$979.47	$1,720.43		$3,613.88
262810530502001490	1	$979.47	$1,720.43		$3,613.88
262810530502001500	1	$979.47	$1,720.43		$3,613.88
262810530502001510	1	$979.47	$1,720.43		$3,613.88
262810530502001520	1	$979.47	$1,720.43		$3,613.88
262810530502001530	1	$979.47	$1,720.43		$3,613.88
262810530502001540	1	$979.47	$1,720.43		$3,613.88
262810530502001550	1	$979.47	$1,720.43		$3,613.88
262810530502001560	1	$979.47	$1,720.43		$3,613.88
262810530502001570	1	$979.47	$1,720.43		$3,613.88
262810530502001580	1	$979.47	$1,720.43		$3,613.88
262810530502001590	1	$979.47	$1,720.43		$3,613.88
262810530502001600	1	$979.47	$1,720.43		$3,613.88

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262810530502001610	1	$979.47	$1,720.43		$3,613.88
262810530502001620	1	$979.47	$1,720.43		$3,613.88
262810530502001630	1	$979.47	$1,720.43		$3,613.88
262810530502001640	1	$979.47	$1,720.43		$3,613.88
262810530502001650	1	$979.47	$1,720.43		$3,613.88
262810530502001660	1	$979.47	$1,720.43		$3,613.88
262810530502001670	1	$979.47	$1,720.43		$3,613.88
262810530502001680	1	$979.47	$1,720.43		$3,613.88
262810530502001690	1	$979.47	$1,720.43		$3,613.88
262810530502001700	1	$979.47	$1,720.43		$3,613.88
262810530502001710	1	$979.47	$1,720.43		$3,613.88
262810530502001720	1	$979.47	$1,720.43		$3,613.88
262810530502001730	1	$979.47	$1,720.43		$3,613.88
262810530502001740	1	$979.47	$1,720.43		$3,613.88
262810530502001750	1	$979.47	$1,720.43		$3,613.88
262810530502001760	1	$979.47	$1,720.43		$3,613.88
262810530502001770	1	$979.47	$1,720.43		$3,613.88
262810530502001780	1	$979.47	$1,720.43		$3,613.88
262810530502001790	1	$979.47	$1,720.43		$3,613.88
262810530502001800	1	$979.47	$1,720.43		$3,613.88
262810530502001810	1	$979.47	$1,720.43		$3,613.88
262810530502001820	1	$979.47	$1,720.43		$3,613.88
262810530502001830	1	$979.47	$1,720.43		$3,613.88
262810530502001840	1	$979.47	$1,720.43		$3,613.88
262810530502001850	1	$979.47	$1,720.43		$3,613.88
262810530502001860	1	$979.47	$1,720.43		$3,613.88
262810530502001870	1	$979.47	$1,720.43		$3,613.88
262810530502001880	1	$979.47	$1,720.43		$3,613.88
262810530502001890	1	$979.47	$1,720.43		$3,613.88
262810530502001900	1	$979.47	$1,720.43		$3,613.88
262810530502001910	1	$979.47	$1,720.43		$3,613.88
262810530502001920	1	$979.47	$1,720.43		$3,613.88
262810530502001930	1	$979.47	$1,720.43		$3,613.88
262810530502001940	1	$979.47	$1,720.43		$3,613.88
262810530502001950	1	$979.47	$1,720.43		$3,613.88
262810530502001960	1	$979.47	$1,720.43		$3,613.88
262810530502001970	1	$979.47	$1,720.43		$3,613.88
262810530502001980	1	$979.47	$1,720.43		$3,613.88
262810530502001990	1	$979.47	$1,720.43		$3,613.88
262810530502002000	1	$979.47	$1,720.43		$3,613.88
262810530502002010	1	$979.47	$1,720.43		$3,613.88

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262810530502002020	1	$979.47	$1,720.43		$3,613.88
262810530502002030	1	$979.47	$1,720.43		$3,613.88
262810530502002040	1	$979.47	$1,720.43		$3,613.88
262810530502002050	1	$979.47	$1,720.43		$3,613.88
262810530502002060	1	$979.47	$1,720.43		$3,613.88
262810530502002070	1	$979.47	$1,720.43		$3,613.88
262810530502002080	1	$979.47	$1,720.43		$3,613.88
262810530502002090	1	$979.47	$1,720.43		$3,613.88
262810530502002100	1	$979.47	$1,720.43		$3,613.88
262810530502002110	1	$979.47	$1,720.43		$3,613.88
262810530502002120	1	$979.47	$1,720.43		$3,613.88
262810530502002130	1	$979.47	$1,720.43		$3,613.88
262810530502002140	1	$979.47	$1,720.43		$3,613.88
262810530502002150	1	$979.47	$1,720.43		$3,613.88
262810530502002160	1	$979.47	$1,720.43		$3,613.88
262810530502002170	1	$979.47	$1,720.43		$3,613.88
262810530502002180	1	$979.47	$1,720.43		$3,613.88
262810530502002190	1	$979.47	$1,720.43		$3,613.88
262810530502002200	1	$979.47	$1,720.43		$3,613.88
262810530502002210	1	$979.47	$1,720.43		$3,613.88
262810530502002220	1	$979.47	$1,720.43		$3,613.88
262810530502002230	1	$979.47	$1,720.43		$3,613.88
262810530502002240	1	$979.47	$1,720.43		$3,613.88
262810530502002250	1	$979.47	$1,720.43		$3,613.88
262810530502002260	1	$979.47	$1,720.43		$3,613.88
262810530502002270	1	$979.47	$1,720.43		$3,613.88
262810530502002280	1	$979.47	$1,720.43		$3,613.88
262810530502002290	1	$979.47	$1,720.43		$3,613.88
262810530502002300	1	$979.47	$1,720.43		$3,613.88
262810530502002310	1	$979.47	$1,720.43		$3,613.88
262810530502002320	1	$979.47	$1,720.43		$3,613.88
262810530502002330	1	$979.47	$1,720.43		$3,613.88
262810530502002340	1	$979.47	$1,720.43		$3,613.88
262810530502002350	1	$979.47	$1,720.43		$3,613.88
262810530502002360	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002370	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002380	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002390	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002400	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002410	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002420	1	$913.98	$0.00	$2,413.54	$3,530.21

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262810530502002430	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002440	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002450	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002460	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002470	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002480	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002490	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002500	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002510	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002520	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002530	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002540	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002550	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002560	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002570	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002580	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002590	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002600	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002610	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002620	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002630	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002640	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002650	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002660	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002670	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002680	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002690	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002700	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002710	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002720	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002730	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002740	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002750	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002760	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002770	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002780	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002790	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002800	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002810	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002820	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002830	1	$913.98	$0.00	$2,413.54	$3,530.21

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262810530502002840	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002850	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002860	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002870	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002880	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002890	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002900	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002910	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002920	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002930	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002940	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002950	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002960	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002970	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002980	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002990	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003000	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003010	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003020	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003030	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003040	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003050	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003060	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003070	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003080	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003090	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003100	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003110	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003120	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003130	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003140	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003150	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003160	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003170	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003180	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003190	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003200	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003210	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003220	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003230	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003240	1	$913.98	$0.00	$2,413.54	$3,530.21

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262810530502003250	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003260	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003270	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003280	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003290	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003300	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003310	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003320	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003330	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003340	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003350	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003360	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003370	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003380	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003390	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003400	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003410	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003420	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003430	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003440	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003450	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003460	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003470	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003480	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003490	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003500	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003510	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003520	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003530	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003540	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003550	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003560	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003570	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003580	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003590	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003600	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003610	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003620	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003630	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003640	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003650	1	$913.98	$0.00	$2,413.54	$3,530.21

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262810530502003660	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003670	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003680	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003690	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003700	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003710	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003720	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003730	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003740	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003750	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003760	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003770	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003780	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003790	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003800	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003810	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003820	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003830	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003840	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003850	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003860	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003870	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003880	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003890	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003900	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003910	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003920	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003930	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003940	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003950	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003960	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003970	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003980	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003990	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004000	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004010	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004020	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004030	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004040	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004050	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004060	1	$913.98	$0.00	$2,413.54	$3,530.21

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262810530502004070	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004080	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004090	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004100	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004110	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004120	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004130	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004140	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004150	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004160	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004170	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004180	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004190	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004200	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004210	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004220	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004230	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004240	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004250	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004260	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004270	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004280	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004290	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004300	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004310	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004320	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004330	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004340	1	$913.98	$0.00	$2,413.54	$3,530.21
262815537006000010	1	$979.47	$1,612.90		$3,560.11
262815537006000020	1	$979.47	$1,612.90		$3,560.11
262815537006000030	1	$979.47	$1,612.90		$3,560.11
262815537006000040	1	$979.47	$1,612.90		$3,560.11
262815537006000050	1	$979.47	$1,612.90		$3,560.11
262815537006000060	1	$979.47	$1,612.90		$3,560.11
262815537006000070	1	$979.47	$1,612.90		$3,560.11
262815537006000080	1	$979.47	$1,612.90		$3,560.11
262815537006000090	1	$979.47	$1,612.90		$3,560.11
262815537006000100	1	$979.47	$1,612.90		$3,560.11
262815537006000110	1	$979.47	$1,612.90		$3,560.11
262815537006000120	1	$979.47	$1,612.90		$3,560.11
262815537006000130	1	$979.47	$1,612.90		$3,560.11

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262815537006000140	1	$979.47	$1,612.90		$3,560.11
262815537006000150	1	$979.47	$1,612.90		$3,560.11
262815537006000160	1	$979.47	$1,612.90		$3,560.11
262815537006000170	1	$979.47	$1,612.90		$3,560.11
262815537006000180	1	$979.47	$1,612.90		$3,560.11
262815537006000190	1	$979.47	$1,612.90		$3,560.11
262815537006000200	1	$979.47	$1,612.90		$3,560.11
262815537006000210	1	$979.47	$1,612.90		$3,560.11
262815537006000220	1	$979.47	$1,612.90		$3,560.11
262815537006000230	1	$979.47	$1,612.90		$3,560.11
262815537006000240	1	$979.47	$1,612.90		$3,560.11
262815537006000250	1	$979.47	$1,612.90		$3,560.11
262815537006000260	1	$979.47	$1,612.90		$3,560.11
262815537006000270	1	$979.47	$1,612.90		$3,560.11
262815537006000290	1	$979.47	$1,612.90		$3,560.11
262815537006000300	1	$979.47	$1,612.90		$3,560.11
262815537006000310	1	$979.47	$1,612.90		$3,560.11
262815537006000320	1	$979.47	$1,612.90		$3,560.11
262815537006000330	1	$979.47	$1,612.90		$3,560.11
262815537006000340	1	$979.47	$1,612.90		$3,560.11
262815537006000350	1	$979.47	$1,612.90		$3,560.11
262815537006000360	1	$979.47	$1,612.90		$3,560.11
262815537006000370	1	$979.47	$1,612.90		$3,560.11
262815537006000380	1	$979.47	$1,612.90		$3,560.11
262815537006000390	1	$979.47	$1,612.90		$3,560.11
262815537006000400	1	$979.47	$1,612.90		$3,560.11
262815537006000410	1	$979.47	$1,612.90		$3,560.11
262815537006000420	1	$979.47	$1,612.90		$3,560.11
262815537006000430	1	$979.47	$1,612.90		$3,560.11
262815537006000440	1	$979.47	$1,612.90		$3,560.11
262815537006000450	1	$979.47	$1,612.90		$3,560.11
262815537006000460	1	$979.47	$1,612.90		$3,560.11
262815537006000470	1	$979.47	$1,612.90		$3,560.11
262815537006000480	1	$979.47	$1,612.90		$3,560.11
262815537006000490	1	$979.47	$1,612.90		$3,560.11
262815537006000500	1	$979.47	$1,612.90		$3,560.11
262815537006000510	1	$979.47	$1,612.90		$3,560.11
262815537006000520	1	$979.47	$1,612.90		$3,560.11
262815537006000530	1	$979.47	$1,612.90		$3,560.11
262815537006000540	1	$979.47	$1,612.90		$3,560.11
262815537006000550	1	$979.47	$1,612.90		$3,560.11

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262815537006000560	1	$979.47	$1,612.90		$3,560.11
262815537006000570	1	$979.47	$1,612.90		$3,560.11
262815537006000580	1	$979.47	$1,612.90		$3,560.11
262815537006000590	1	$979.47	$1,612.90		$3,560.11
262815537006000600	1	$979.47	$1,612.90		$3,560.11
262815537006000610	1	$979.47	$1,612.90		$3,560.11
262815537006000620	1	$979.47	$1,612.90		$3,560.11
262815537006000630	1	$979.47	$1,612.90		$3,560.11
262815537006000640	1	$979.47	$1,612.90		$3,560.11
262815537006000650	1	$979.47	$1,612.90		$3,560.11
262815537006000660	1	$979.47	$1,612.90		$3,560.11
262815537006000670	1	$979.47	$1,612.90		$3,560.11
262815537006000680	1	$979.47	$1,612.90		$3,560.11
262815537006000690	1	$979.47	$1,612.90		$3,560.11
262815537006000700	1	$979.47	$1,612.90		$3,560.11
262815537006000710	1	$979.47	$1,612.90		$3,560.11
262815537006000720	1	$979.47	$1,612.90		$3,560.11
262815537006000730	1	$979.47	$1,612.90		$3,560.11
262815537006000740	1	$979.47	$1,612.90		$3,560.11
262815537006000750	1	$979.47	$1,612.90		$3,560.11
262815537006000760	1	$979.47	$1,612.90		$3,560.11
262815537006000770	1	$979.47	$1,612.90		$3,560.11
262815537006000780	1	$979.47	$1,612.90		$3,560.11
262815537006000790	1	$979.47	$1,612.90		$3,560.11
262815537006000800	1	$979.47	$1,612.90		$3,560.11
262815537006000810	1	$979.47	$1,612.90		$3,560.11
262815537006000820	1	$979.47	$1,612.90		$3,560.11
262815537006000830	1	$979.47	$1,612.90		$3,560.11
262815537006000840	1	$979.47	$1,612.90		$3,560.11
262815537006000850	1	$979.47	$1,612.90		$3,560.11
262815537006000860	1	$979.47	$1,612.90		$3,560.11
262815537006000870	1	$979.47	$1,612.90		$3,560.11
262815537006000880	1	$979.47	$1,612.90		$3,560.11
262815537006000890	1	$979.47	$1,612.90		$3,560.11
262815537006000900	1	$979.47	$1,612.90		$3,560.11
262815537006000910	1	$979.47	$1,612.90		$3,560.11
262815537006000920	1	$979.47	$1,612.90		$3,560.11
262815537006000930	1	$979.47	$1,612.90		$3,560.11
262815537006000940	1	$979.47	$1,612.90		$3,560.11
262815537006000950	1	$979.47	$1,612.90		$3,560.11
262815537006000960	1	$979.47	$1,612.90		$3,560.11

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262815537006000970	1	$979.47	$1,612.90		$3,560.11
262815537006000980	1	$979.47	$1,612.90		$3,560.11
262815537006000990	1	$979.47	$1,612.90		$3,560.11
262815537006001000	1	$979.47	$1,612.90		$3,560.11
262815537006001010	1	$979.47	$1,612.90		$3,560.11
262815537006001020	1	$979.47	$1,612.90		$3,560.11
262815537006001030	1	$979.47	$1,612.90		$3,560.11
262815537006001040	1	$979.47	$1,612.90		$3,560.11
262815537006001050	1	$979.47	$1,612.90		$3,560.11
262815537006001060	1	$979.47	$1,612.90		$3,560.11
262815537006001070	1	$979.47	$1,612.90		$3,560.11
262815537006001080	1	$979.47	$1,612.90		$3,560.11
262815537006001090	1	$979.47	$1,612.90		$3,560.11
262815537006001100	1	$979.47	$1,612.90		$3,560.11
262815537006001110	1	$979.47	$1,612.90		$3,560.11
262815537006001120	1	$979.47	$1,612.90		$3,560.11
262815537006001130	1	$979.47	$1,612.90		$3,560.11
262815537006001140	1	$979.47	$1,612.90		$3,560.11
262815537006001150	1	$979.47	$1,612.90		$3,560.11
262815537006001160	1	$979.47	$1,612.90		$3,560.11
262815537006001170	1	$979.47	$1,612.90		$3,560.11
262815537006001180	1	$979.47	$1,612.90		$3,560.11
262815537006001190	1	$979.47	$1,612.90		$3,560.11
262815537006001200	1	$979.47	$1,612.90		$3,560.11
262815537006001210	1	$979.47	$1,612.90		$3,560.11
262815537006001220	1	$979.47	$1,612.90		$3,560.11
262815537006001230	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001240	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001250	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001260	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001270	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001280	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001290	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001300	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001310	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001320	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001330	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001340	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001350	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001360	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001370	1	$967.74	$0.00	$2,413.54	$3,583.97

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262815537006001380	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001390	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001400	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001410	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001420	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001430	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001440	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001450	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001460	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001470	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001480	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001490	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001500	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001510	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001520	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001530	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001540	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001550	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001560	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001570	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001580	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001590	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001600	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001610	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001620	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001630	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001640	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001650	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001660	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001670	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001680	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001690	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001700	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001710	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001720	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001730	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001740	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001750	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001760	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001770	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001780	1	$967.74	$0.00	$2,413.54	$3,583.97

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262815537006001790	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001800	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001810	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001820	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001830	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001840	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001850	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001860	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001870	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001880	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001890	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001900	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001910	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001920	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001930	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001940	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001950	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001960	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001970	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001980	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001990	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002000	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002010	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002020	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002030	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002040	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002050	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002060	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002070	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002080	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002090	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002100	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002110	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002120	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002130	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002140	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002150	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002160	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002170	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002180	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002190	1	$967.74	$0.00	$2,413.54	$3,583.97

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262815537006002200	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002210	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002220	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002230	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002240	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002250	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002260	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002270	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002280	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002290	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002300	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002310	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002320	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002330	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002340	1	$967.74	$0.00	$2,413.54	$3,583.97
Total Gross Assessments	667				
		$638,960.22	$599,461.95	$750,610.94	$2,383,951.54

Total Net Assessments		$594,233.00	$557,499.61	$698,068.17	$2,217,074.93

EXHIBIT B
PROPERTY DESCRIPTION

Willowbrook CDD

PARCEL ID	NAME	SITE ADDRESS	SITE CITY	SITE ZIP
262810530502002360	KRPC WILLOWBROOK LLC	589 JACK DR	WINTER HAVEN	33881
262810530502002370	KRPC WILLOWBROOK LLC	593 JACK DR	WINTER HAVEN	33881
262810530502002380	KRPC WILLOWBROOK LLC	597 JACK DR	WINTER HAVEN	33881
262810530502002390	KRPC WILLOWBROOK LLC	601 JACK DR	WINTER HAVEN	33881
262810530502002400	KRPC WILLOWBROOK LLC	605 JACK DR	WINTER HAVEN	33881
262810530502002410	KRPC WILLOWBROOK LLC	609 JACK DR	WINTER HAVEN	33881
262810530502002420	KRPC WILLOWBROOK LLC	613 JACK DR	WINTER HAVEN	33881
262810530502002430	KRPC WILLOWBROOK LLC	617 JACK DR	WINTER HAVEN	33881
262810530502002440	KRPC WILLOWBROOK LLC	621 JACK DR	WINTER HAVEN	33881
262810530502002450	KRPC WILLOWBROOK LLC	625 JACK DR	WINTER HAVEN	33881
262810530502002460	KRPC WILLOWBROOK LLC	629 JACK DR	WINTER HAVEN	33881
262810530502002470	KRPC WILLOWBROOK LLC	633 JACK DR	WINTER HAVEN	33881
262810530502002480	KRPC WILLOWBROOK LLC	637 JACK DR	WINTER HAVEN	33881
262810530502002490	KRPC WILLOWBROOK LLC	641 JACK DR	WINTER HAVEN	33881
262810530502002500	KRPC WILLOWBROOK LLC	645 JACK DR	WINTER HAVEN	33881
262810530502002510	KRPC WILLOWBROOK LLC	649 JACK DR	WINTER HAVEN	33881
262810530502002520	KRPC WILLOWBROOK LLC	653 JACK DR	WINTER HAVEN	33881
262810530502002530	KRPC WILLOWBROOK LLC	657 JACK DR	WINTER HAVEN	33881
262810530502002540	KRPC WILLOWBROOK LLC	594 JACK DR	WINTER HAVEN	33881
262810530502002550	KRPC WILLOWBROOK LLC	598 JACK DR	WINTER HAVEN	33881
262810530502002560	KRPC WILLOWBROOK LLC	602 JACK DR	WINTER HAVEN	33881
262810530502002570	KRPC WILLOWBROOK LLC	606 JACK DR	WINTER HAVEN	33881
262810530502002580	KRPC WILLOWBROOK LLC	610 JACK DR	WINTER HAVEN	33881
262810530502002590	KRPC WILLOWBROOK LLC	614 JACK DR	WINTER HAVEN	33881
262810530502002600	KRPC WILLOWBROOK LLC	618 JACK DR	WINTER HAVEN	33881
262810530502002610	KRPC WILLOWBROOK LLC	622 JACK DR	WINTER HAVEN	33881
262810530502002620	KRPC WILLOWBROOK LLC	626 JACK DR	WINTER HAVEN	33881
262810530502002630	KRPC WILLOWBROOK LLC	630 JACK DR	WINTER HAVEN	33881
262810530502002640	KRPC WILLOWBROOK LLC	634 JACK DR	WINTER HAVEN	33881
262810530502002650	KRPC WILLOWBROOK LLC	638 JACK DR	WINTER HAVEN	33881
262810530502002660	KRPC WILLOWBROOK LLC	642 JACK DR	WINTER HAVEN	33881
262810530502002670	KRPC WILLOWBROOK LLC	646 JACK DR	WINTER HAVEN	33881
262810530502002680	KRPC WILLOWBROOK LLC	650 JACK DR	WINTER HAVEN	33881
262810530502002690	KRPC WILLOWBROOK LLC	654 JACK DR	WINTER HAVEN	33881
262810530502002700	KRPC WILLOWBROOK LLC	658 JACK DR	WINTER HAVEN	33881
262810530502002710	KRPC WILLOWBROOK LLC	662 JACK DR	WINTER HAVEN	33881
262810530502002720	KRPC WILLOWBROOK LLC	666 JACK DR	WINTER HAVEN	33881
262810530502002730	KRPC WILLOWBROOK LLC	670 JACK DR	WINTER HAVEN	33881
262810530502002740	KRPC WILLOWBROOK LLC	674 JACK DR	WINTER HAVEN	33881
262810530502002750	KRPC WILLOWBROOK LLC	678 JACK DR	WINTER HAVEN	33881
262810530502002760	KRPC WILLOWBROOK LLC	682 JACK DR	WINTER HAVEN	33881
262810530502002770	KRPC WILLOWBROOK LLC	686 JACK DR	WINTER HAVEN	33881
262810530502002780	KRPC WILLOWBROOK LLC	690 JACK DR	WINTER HAVEN	33881
262810530502002790	KRPC WILLOWBROOK LLC	694 JACK DR	WINTER HAVEN	33881

PARCEL ID	NAME	SITE ADDRESS	SITE CITY	SITE ZIP
262810530502002800	KRPC WILLOWBROOK LLC	1312 LUKE AVE	WINTER HAVEN	33881
262810530502002810	KRPC WILLOWBROOK LLC	1308 LUKE AVE	WINTER HAVEN	33881
262810530502002820	KRPC WILLOWBROOK LLC	1304 LUKE AVE	WINTER HAVEN	33881
262810530502002830	KRPC WILLOWBROOK LLC	1300 LUKE AVE	WINTER HAVEN	33881
262810530502002840	KRPC WILLOWBROOK LLC	1296 LUKE AVE	WINTER HAVEN	33881
262810530502002850	KRPC WILLOWBROOK LLC	1292 LUKE AVE	WINTER HAVEN	33881
262810530502002860	KRPC WILLOWBROOK LLC	1280 LUKE AVE	WINTER HAVEN	33881
262810530502002870	KRPC WILLOWBROOK LLC	1276 LUKE AVE	WINTER HAVEN	33881
262810530502002880	KRPC WILLOWBROOK LLC	1272 LUKE AVE	WINTER HAVEN	33881
262810530502002890	KRPC WILLOWBROOK LLC	1268 LUKE AVE	WINTER HAVEN	33881
262810530502002900	KRPC WILLOWBROOK LLC	1264 LUKE AVE	WINTER HAVEN	33881
262810530502002910	KRPC WILLOWBROOK LLC	1260 LUKE AVE	WINTER HAVEN	33881
262810530502002920	KRPC WILLOWBROOK LLC	1256 LUKE AVE	WINTER HAVEN	33881
262810530502002930	KRPC WILLOWBROOK LLC	1252 LUKE AVE	WINTER HAVEN	33881
262810530502002940	KRPC WILLOWBROOK LLC	1248 LUKE AVE	WINTER HAVEN	33881
262810530502002950	KRPC WILLOWBROOK LLC	1244 LUKE AVE	WINTER HAVEN	33881
262810530502002960	KRPC WILLOWBROOK LLC	1240 LUKE AVE	WINTER HAVEN	33881
262810530502002970	KRPC WILLOWBROOK LLC	1236 LUKE AVE	WINTER HAVEN	33881
262810530502002980	KRPC WILLOWBROOK LLC	1232 LUKE AVE	WINTER HAVEN	33881
262810530502002990	KRPC WILLOWBROOK LLC	1228 LUKE AVE	WINTER HAVEN	33881
262810530502003000	KRPC WILLOWBROOK LLC	1224 LUKE AVE	WINTER HAVEN	33881
262810530502003010	KRPC WILLOWBROOK LLC	1220 LUKE AVE	WINTER HAVEN	33881
262810530502003020	KRPC WILLOWBROOK LLC	1216 LUKE AVE	WINTER HAVEN	33881
262810530502003030	KRPC WILLOWBROOK LLC	1212 LUKE AVE	WINTER HAVEN	33881
262810530502003040	KRPC WILLOWBROOK LLC	1208 LUKE AVE	WINTER HAVEN	33881
262810530502003050	KRPC WILLOWBROOK LLC	1204 LUKE AVE	WINTER HAVEN	33881
262810530502003060	KRPC WILLOWBROOK LLC	1200 LUKE AVE	WINTER HAVEN	33881
262810530502003070	KRPC WILLOWBROOK LLC	1196 LUKE AVE	WINTER HAVEN	33881
262810530502003080	KRPC WILLOWBROOK LLC	1192 LUKE AVE	WINTER HAVEN	33881
262810530502003090	KRPC WILLOWBROOK LLC	1188 LUKE AVE	WINTER HAVEN	33881
262810530502003100	KRPC WILLOWBROOK LLC	1184 LUKE AVE	WINTER HAVEN	33881
262810530502003110	KRPC WILLOWBROOK LLC	1180 LUKE AVE	WINTER HAVEN	33881
262810530502003120	KRPC WILLOWBROOK LLC	1176 LUKE AVE	WINTER HAVEN	33881
262810530502003130	KRPC WILLOWBROOK LLC	1172 LUKE AVE	WINTER HAVEN	33881
262810530502003140	KRPC WILLOWBROOK LLC	1168 LUKE AVE	WINTER HAVEN	33881
262810530502003150	KRPC WILLOWBROOK LLC	1164 LUKE AVE	WINTER HAVEN	33881
262810530502003160	KRPC WILLOWBROOK LLC	1160 LUKE AVE	WINTER HAVEN	33881
262810530502003170	KRPC WILLOWBROOK LLC	1156 LUKE AVE	WINTER HAVEN	33881
262810530502003180	KRPC WILLOWBROOK LLC	1152 LUKE AVE	WINTER HAVEN	33881
262810530502003190	KRPC WILLOWBROOK LLC	1148 LUKE AVE	WINTER HAVEN	33881
262810530502003200	KRPC WILLOWBROOK LLC	1144 LUKE AVE	WINTER HAVEN	33881
262810530502003210	KRPC WILLOWBROOK LLC	1145 LUKE AVE	WINTER HAVEN	33881
262810530502003220	KRPC WILLOWBROOK LLC	1149 LUKE AVE	WINTER HAVEN	33881
262810530502003230	KRPC WILLOWBROOK LLC	1153 LUKE AVE	WINTER HAVEN	33881
262810530502003240	KRPC WILLOWBROOK LLC	1157 LUKE AVE	WINTER HAVEN	33881
262810530502003250	KRPC WILLOWBROOK LLC	1161 LUKE AVE	WINTER HAVEN	33881
262810530502003260	KRPC WILLOWBROOK LLC	1165 LUKE AVE	WINTER HAVEN	33881
262810530502003270	KRPC WILLOWBROOK LLC	1169 LUKE AVE	WINTER HAVEN	33881

PARCEL ID	NAME	SITE ADDRESS	SITE CITY	SITE ZIP
262810530502003280	KRPC WILLOWBROOK LLC	1173 LUKE AVE	WINTER HAVEN	33881
262810530502003290	KRPC WILLOWBROOK LLC	1179 LUKE AVE	WINTER HAVEN	33881
262810530502003300	KRPC WILLOWBROOK LLC	1181 LUKE AVE	WINTER HAVEN	33881
262810530502003310	KRPC WILLOWBROOK LLC	1185 LUKE AVE	WINTER HAVEN	33881
262810530502003320	KRPC WILLOWBROOK LLC	1189 LUKE AVE	WINTER HAVEN	33881
262810530502003330	KRPC WILLOWBROOK LLC	1193 LUKE AVE	WINTER HAVEN	33881
262810530502003340	KRPC WILLOWBROOK LLC	1197 LUKE AVE	WINTER HAVEN	33881
262810530502003350	KRPC WILLOWBROOK LLC	1201 LUKE AVE	WINTER HAVEN	33881
262810530502003360	KRPC WILLOWBROOK LLC	1205 LUKE AVE	WINTER HAVEN	33881
262810530502003370	KRPC WILLOWBROOK LLC	1209 LUKE AVE	WINTER HAVEN	33881
262810530502003380	KRPC WILLOWBROOK LLC	1213 LUKE AVE	WINTER HAVEN	33881
262810530502003390	KRPC WILLOWBROOK LLC	718 JACK DR	WINTER HAVEN	33881
262810530502003400	KRPC WILLOWBROOK LLC	714 JACK DR	WINTER HAVEN	33881
262810530502003410	KRPC WILLOWBROOK LLC	710 JACK DR	WINTER HAVEN	33881
262810530502003420	KRPC WILLOWBROOK LLC	706 JACK DR	WINTER HAVEN	33881
262810530502003430	KRPC WILLOWBROOK LLC	702 JACK DR	WINTER HAVEN	33881
262810530502003440	KRPC WILLOWBROOK LLC	698 JACK DR	WINTER HAVEN	33881
262810530502003450	KRPC WILLOWBROOK LLC	1423 MELVIN DR	WINTER HAVEN	33881
262810530502003460	KRPC WILLOWBROOK LLC	1419 MELVIN DR	WINTER HAVEN	33881
262810530502003470	KRPC WILLOWBROOK LLC	1415 MELVIN DR	WINTER HAVEN	33881
262810530502003480	KRPC WILLOWBROOK LLC	1411 MELVIN DR	WINTER HAVEN	33881
262810530502003490	KRPC WILLOWBROOK LLC	1407 MELVIN DR	WINTER HAVEN	33881
262810530502003500	KRPC WILLOWBROOK LLC	1403 MELVIN DR	WINTER HAVEN	33881
262810530502003510	KRPC WILLOWBROOK LLC	1402 MELVIN DR	WINTER HAVEN	33881
262810530502003520	KRPC WILLOWBROOK LLC	1406 MELVIN DR	WINTER HAVEN	33881
262810530502003530	KRPC WILLOWBROOK LLC	1410 MELVIN DR	WINTER HAVEN	33881
262810530502003540	KRPC WILLOWBROOK LLC	1414 MELVIN DR	WINTER HAVEN	33881
262810530502003550	KRPC WILLOWBROOK LLC	1418 MELVIN DR	WINTER HAVEN	33881
262810530502003560	KRPC WILLOWBROOK LLC	1422 MELVIN DR	WINTER HAVEN	33881
262810530502003570	KRPC WILLOWBROOK LLC	1281 LUKE AVE	WINTER HAVEN	33881
262810530502003580	KRPC WILLOWBROOK LLC	1277 LUKE AVE	WINTER HAVEN	33881
262810530502003590	KRPC WILLOWBROOK LLC	1273 LUKE AVE	WINTER HAVEN	33881
262810530502003600	KRPC WILLOWBROOK LLC	1269 LUKE AVE	WINTER HAVEN	33881
262810530502003610	KRPC WILLOWBROOK LLC	1265 LUKE AVE	WINTER HAVEN	33881
262810530502003620	KRPC WILLOWBROOK LLC	1261 LUKE AVE	WINTER HAVEN	33881
262810530502003630	KRPC WILLOWBROOK LLC	969 ANDREW ST	WINTER HAVEN	33881
262810530502003640	KRPC WILLOWBROOK LLC	965 ANDREW ST	WINTER HAVEN	33881
262810530502003650	KRPC WILLOWBROOK LLC	961 ANDREW ST	WINTER HAVEN	33881
262810530502003660	KRPC WILLOWBROOK LLC	957 ANDREW ST	WINTER HAVEN	33881
262810530502003670	KRPC WILLOWBROOK LLC	953 ANDREW ST	WINTER HAVEN	33881
262810530502003680	KRPC WILLOWBROOK LLC	949 ANDREW ST	WINTER HAVEN	33881
262810530502003690	KRPC WILLOWBROOK LLC	945 ANDREW ST	WINTER HAVEN	33881
262810530502003700	KRPC WILLOWBROOK LLC	941 ANDREW ST	WINTER HAVEN	33881
262810530502003710	KRPC WILLOWBROOK LLC	937 ANDREW ST	WINTER HAVEN	33881
262810530502003720	KRPC WILLOWBROOK LLC	933 ANDREW ST	WINTER HAVEN	33881
262810530502003730	KRPC WILLOWBROOK LLC	929 ANDREW ST	WINTER HAVEN	33881
262810530502003740	KRPC WILLOWBROOK LLC	925 ANDREW ST	WINTER HAVEN	33881
262810530502003750	KRPC WILLOWBROOK LLC	921 ANDREW ST	WINTER HAVEN	33881

PARCEL ID	NAME	SITE ADDRESS	SITE CITY	SITE ZIP
262810530502003760	KRPC WILLOWBROOK LLC	917 ANDREW ST	WINTER HAVEN	33881
262810530502003770	KRPC WILLOWBROOK LLC	913 ANDREW ST	WINTER HAVEN	33881
262810530502003780	KRPC WILLOWBROOK LLC	909 ANDREW ST	WINTER HAVEN	33881
262810530502003790	KRPC WILLOWBROOK LLC	905 ANDREW ST	WINTER HAVEN	33881
262810530502003800	KRPC WILLOWBROOK LLC	901 ANDREW ST	WINTER HAVEN	33881
262810530502003810	KRPC WILLOWBROOK LLC	904 ANDREW ST	WINTER HAVEN	33881
262810530502003820	KRPC WILLOWBROOK LLC	908 ANDREW ST	WINTER HAVEN	33881
262810530502003830	KRPC WILLOWBROOK LLC	912 ANDREW ST	WINTER HAVEN	33881
262810530502003840	KRPC WILLOWBROOK LLC	916 ANDREW ST	WINTER HAVEN	33881
262810530502003850	KRPC WILLOWBROOK LLC	920 ANDREW ST	WINTER HAVEN	33881
262810530502003860	KRPC WILLOWBROOK LLC	924 ANDREW ST	WINTER HAVEN	33881
262810530502003870	KRPC WILLOWBROOK LLC	928 ANDREW ST	WINTER HAVEN	33881
262810530502003880	KRPC WILLOWBROOK LLC	932 ANDREW ST	WINTER HAVEN	33881
262810530502003890	KRPC WILLOWBROOK LLC	936 ANDREW ST	WINTER HAVEN	33881
262810530502003900	KRPC WILLOWBROOK LLC	940 ANDREW ST	WINTER HAVEN	33881
262810530502003910	KRPC WILLOWBROOK LLC	944 ANDREW ST	WINTER HAVEN	33881
262810530502003920	KRPC WILLOWBROOK LLC	948 ANDREW ST	WINTER HAVEN	33881
262810530502003930	KRPC WILLOWBROOK LLC	952 ANDREW ST	WINTER HAVEN	33881
262810530502003940	KRPC WILLOWBROOK LLC	956 ANDREW ST	WINTER HAVEN	33881
262810530502003950	KRPC WILLOWBROOK LLC	960 ANDREW ST	WINTER HAVEN	33881
262810530502003960	KRPC WILLOWBROOK LLC	964 ANDREW ST	WINTER HAVEN	33881
262810530502003970	KRPC WILLOWBROOK LLC	968 ANDREW ST	WINTER HAVEN	33881
262810530502003980	KRPC WILLOWBROOK LLC	972 ANDREW ST	WINTER HAVEN	33881
262810530502003990	KRPC WILLOWBROOK LLC	489 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004000	KRPC WILLOWBROOK LLC	485 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004010	KRPC WILLOWBROOK LLC	481 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004020	KRPC WILLOWBROOK LLC	477 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004030	KRPC WILLOWBROOK LLC	473 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004040	KRPC WILLOWBROOK LLC	469 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004050	KRPC WILLOWBROOK LLC	465 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004060	KRPC WILLOWBROOK LLC	461 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004070	KRPC WILLOWBROOK LLC	457 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004080	KRPC WILLOWBROOK LLC	453 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004090	KRPC WILLOWBROOK LLC	449 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004100	KRPC WILLOWBROOK LLC	445 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004110	KRPC WILLOWBROOK LLC	441 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004120	KRPC WILLOWBROOK LLC	437 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004130	KRPC WILLOWBROOK LLC	433 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004140	KRPC WILLOWBROOK LLC	429 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004150	KRPC WILLOWBROOK LLC	425 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004160	KRPC WILLOWBROOK LLC	421 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004170	KRPC WILLOWBROOK LLC	420 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004180	KRPC WILLOWBROOK LLC	424 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004190	KRPC WILLOWBROOK LLC	428 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004200	KRPC WILLOWBROOK LLC	432 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004210	KRPC WILLOWBROOK LLC	436 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004220	KRPC WILLOWBROOK LLC	440 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004230	KRPC WILLOWBROOK LLC	444 MEREDITH BLVD	WINTER HAVEN	33881

PARCEL ID	NAME	SITE ADDRESS	SITE CITY	SITE ZIP
262810530502004240	KRPC WILLOWBROOK LLC	448 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004250	KRPC WILLOWBROOK LLC	452 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004260	KRPC WILLOWBROOK LLC	456 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004270	KRPC WILLOWBROOK LLC	460 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004280	KRPC WILLOWBROOK LLC	464 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004290	KRPC WILLOWBROOK LLC	468 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004300	KRPC WILLOWBROOK LLC	472 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004310	KRPC WILLOWBROOK LLC	476 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004320	KRPC WILLOWBROOK LLC	480 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004330	KRPC WILLOWBROOK LLC	484 MEREDITH BLVD	WINTER HAVEN	33881
262810530502004340	KRPC WILLOWBROOK LLC	488 MEREDITH BLVD	WINTER HAVEN	33881
262815537006001230	KRPC WILLOWBROOK LLC	3323 ISADORA WAY	WINTER HAVEN	33881
262815537006001240	KRPC WILLOWBROOK LLC	3327 ISADORA WAY	WINTER HAVEN	33881
262815537006001250	KRPC WILLOWBROOK LLC	3331 ISADORA WAY	WINTER HAVEN	33881
262815537006001260	KRPC WILLOWBROOK LLC	3335 ISADORA WAY	WINTER HAVEN	33881
262815537006001270	KRPC WILLOWBROOK LLC	3339 ISADORA WAY	WINTER HAVEN	33881
262815537006001280	KRPC WILLOWBROOK LLC	3343 ISADORA WAY	WINTER HAVEN	33881
262815537006001290	KRPC WILLOWBROOK LLC	3347 ISADORA WAY	WINTER HAVEN	33881
262815537006001300	KRPC WILLOWBROOK LLC	3351 ISADORA WAY	WINTER HAVEN	33881
262815537006001310	KRPC WILLOWBROOK LLC	3355 ISADORA WAY	WINTER HAVEN	33881
262815537006001320	KRPC WILLOWBROOK LLC	3359 ISADORA WAY	WINTER HAVEN	33881
262815537006001330	KRPC WILLOWBROOK LLC	3363 ISADORA WAY	WINTER HAVEN	33881
262815537006001340	KRPC WILLOWBROOK LLC	3367 ISADORA WAY	WINTER HAVEN	33881
262815537006001350	KRPC WILLOWBROOK LLC	3371 ISADORA WAY	WINTER HAVEN	33881
262815537006001360	KRPC WILLOWBROOK LLC	3375 ISADORA WAY	WINTER HAVEN	33881
262815537006001370	KRPC WILLOWBROOK LLC	3379 ISADORA WAY	WINTER HAVEN	33881
262815537006001380	KRPC WILLOWBROOK LLC	3383 ISADORA WAY	WINTER HAVEN	33881
262815537006001390	KRPC WILLOWBROOK LLC	3387 ISADORA WAY	WINTER HAVEN	33881
262815537006001400	KRPC WILLOWBROOK LLC	3391 ISADORA WAY	WINTER HAVEN	33881
262815537006001410	KRPC WILLOWBROOK LLC	3395 ISADORA WAY	WINTER HAVEN	33881
262815537006001420	KRPC WILLOWBROOK LLC	3399 ISADORA WAY	WINTER HAVEN	33881
262815537006001430	KRPC WILLOWBROOK LLC	3403 ISADORA WAY	WINTER HAVEN	33881
262815537006001440	KRPC WILLOWBROOK LLC	3407 ISADORA WAY	WINTER HAVEN	33881
262815537006001450	KRPC WILLOWBROOK LLC	3411 ISADORA WAY	WINTER HAVEN	33881
262815537006001460	KRPC WILLOWBROOK LLC	3415 ISADORA WAY	WINTER HAVEN	33881
262815537006001470	KRPC WILLOWBROOK LLC	3214 AMALIE ST	WINTER HAVEN	33881
262815537006001480	KRPC WILLOWBROOK LLC	3210 AMALIE ST	WINTER HAVEN	33881
262815537006001490	KRPC WILLOWBROOK LLC	3206 AMALIE ST	WINTER HAVEN	33881
262815537006001500	KRPC WILLOWBROOK LLC	3202 AMALIE ST	WINTER HAVEN	33881
262815537006001510	KRPC WILLOWBROOK LLC	3198 AMALIE ST	WINTER HAVEN	33881
262815537006001520	KRPC WILLOWBROOK LLC	3194 AMALIE ST	WINTER HAVEN	33881
262815537006001530	KRPC WILLOWBROOK LLC	3190 AMALIE ST	WINTER HAVEN	33881
262815537006001540	KRPC WILLOWBROOK LLC	3414 ISADORA WAY	WINTER HAVEN	33881
262815537006001550	KRPC WILLOWBROOK LLC	3410 ISADORA WAY	WINTER HAVEN	33881
262815537006001560	KRPC WILLOWBROOK LLC	3406 ISADORA WAY	WINTER HAVEN	33881
262815537006001570	KRPC WILLOWBROOK LLC	3402 ISADORA WAY	WINTER HAVEN	33881
262815537006001580	KRPC WILLOWBROOK LLC	3398 ISADORA WAY	WINTER HAVEN	33881
262815537006001590	KRPC WILLOWBROOK LLC	3394 ISADORA WAY	WINTER HAVEN	33881

PARCEL ID	NAME	SITE ADDRESS	SITE CITY	SITE ZIP
262815537006001600	KRPC WILLOWBROOK LLC	3390 ISADORA WAY	WINTER HAVEN	33881
262815537006001610	KRPC WILLOWBROOK LLC	3386 ISADORA WAY	WINTER HAVEN	33881
262815537006001620	KRPC WILLOWBROOK LLC	3382 ISADORA WAY	WINTER HAVEN	33881
262815537006001630	KRPC WILLOWBROOK LLC	3378 ISADORA WAY	WINTER HAVEN	33881
262815537006001640	KRPC WILLOWBROOK LLC	3374 ISADORA WAY	WINTER HAVEN	33881
262815537006001650	KRPC WILLOWBROOK LLC	3370 ISADORA WAY	WINTER HAVEN	33881
262815537006001660	KRPC WILLOWBROOK LLC	3366 ISADORA WAY	WINTER HAVEN	33881
262815537006001670	KRPC WILLOWBROOK LLC	3362 ISADORA WAY	WINTER HAVEN	33881
262815537006001680	KRPC WILLOWBROOK LLC	3358 ISADORA WAY	WINTER HAVEN	33881
262815537006001690	KRPC WILLOWBROOK LLC	3354 ISADORA WAY	WINTER HAVEN	33881
262815537006001700	KRPC WILLOWBROOK LLC	3350 ISADORA WAY	WINTER HAVEN	33881
262815537006001710	KRPC WILLOWBROOK LLC	3125 AMALIE ST	WINTER HAVEN	33881
262815537006001720	KRPC WILLOWBROOK LLC	3129 AMALIE ST	WINTER HAVEN	33881
262815537006001730	KRPC WILLOWBROOK LLC	3133 AMALIE ST	WINTER HAVEN	33881
262815537006001740	KRPC WILLOWBROOK LLC	3137 AMALIE ST	WINTER HAVEN	33881
262815537006001750	KRPC WILLOWBROOK LLC	3141 AMALIE ST	WINTER HAVEN	33881
262815537006001760	KRPC WILLOWBROOK LLC	3145 AMALIE ST	WINTER HAVEN	33881
262815537006001770	KRPC WILLOWBROOK LLC	3149 AMALIE ST	WINTER HAVEN	33881
262815537006001780	KRPC WILLOWBROOK LLC	3153 AMALIE ST	WINTER HAVEN	33881
262815537006001790	KRPC WILLOWBROOK LLC	3157 AMALIE ST	WINTER HAVEN	33881
262815537006001800	KRPC WILLOWBROOK LLC	3161 AMALIE ST	WINTER HAVEN	33881
262815537006001810	KRPC WILLOWBROOK LLC	3165 AMALIE ST	WINTER HAVEN	33881
262815537006001820	KRPC WILLOWBROOK LLC	3169 AMALIE ST	WINTER HAVEN	33881
262815537006001830	KRPC WILLOWBROOK LLC	3173 AMALIE ST	WINTER HAVEN	33881
262815537006001840	KRPC WILLOWBROOK LLC	3177 AMALIE ST	WINTER HAVEN	33881
262815537006001850	KRPC WILLOWBROOK LLC	3181 AMALIE ST	WINTER HAVEN	33881
262815537006001860	KRPC WILLOWBROOK LLC	3185 AMALIE ST	WINTER HAVEN	33881
262815537006001870	KRPC WILLOWBROOK LLC	3189 AMALIE ST	WINTER HAVEN	33881
262815537006001880	KRPC WILLOWBROOK LLC	3003 MICHAIAH WAY	WINTER HAVEN	33881
262815537006001890	KRPC WILLOWBROOK LLC	3007 MICHAIAH WAY	WINTER HAVEN	33881
262815537006001900	KRPC WILLOWBROOK LLC	3011 MICHAIAH WAY	WINTER HAVEN	33881
262815537006001910	KRPC WILLOWBROOK LLC	3015 MICHAIAH WAY	WINTER HAVEN	33881
262815537006001920	KRPC WILLOWBROOK LLC	3019 MICHAIAH WAY	WINTER HAVEN	33881
262815537006001930	KRPC WILLOWBROOK LLC	3023 MICHAIAH WAY	WINTER HAVEN	33881
262815537006001940	KRPC WILLOWBROOK LLC	3172 AMALIE ST	WINTER HAVEN	33881
262815537006001950	KRPC WILLOWBROOK LLC	3168 AMALIE ST	WINTER HAVEN	33881
262815537006001960	KRPC WILLOWBROOK LLC	3164 AMALIE ST	WINTER HAVEN	33881
262815537006001970	KRPC WILLOWBROOK LLC	3160 AMALIE ST	WINTER HAVEN	33881
262815537006001980	KRPC WILLOWBROOK LLC	3156 AMALIE ST	WINTER HAVEN	33881
262815537006001990	KRPC WILLOWBROOK LLC	3152 AMALIE ST	WINTER HAVEN	33881
262815537006002000	KRPC WILLOWBROOK LLC	3148 AMALIE ST	WINTER HAVEN	33881
262815537006002010	KRPC WILLOWBROOK LLC	3144 AMALIE ST	WINTER HAVEN	33881
262815537006002020	KRPC WILLOWBROOK LLC	3140 AMALIE ST	WINTER HAVEN	33881
262815537006002030	KRPC WILLOWBROOK LLC	3136 AMALIE ST	WINTER HAVEN	33881
262815537006002040	KRPC WILLOWBROOK LLC	2904 DAWN AVE	WINTER HAVEN	33881
262815537006002050	KRPC WILLOWBROOK LLC	2908 DAWN AVE	WINTER HAVEN	33881
262815537006002060	KRPC WILLOWBROOK LLC	2912 DAWN AVE	WINTER HAVEN	33881
262815537006002070	KRPC WILLOWBROOK LLC	2916 DAWN AVE	WINTER HAVEN	33881

PARCEL ID	NAME	SITE ADDRESS	SITE CITY	SITE ZIP
262815537006002080	KRPC WILLOWBROOK LLC	2920 DAWN AVE	WINTER HAVEN	33881
262815537006002090	KRPC WILLOWBROOK LLC	2924 DAWN AVE	WINTER HAVEN	33881
262815537006002100	KRPC WILLOWBROOK LLC	2928 DAWN AVE	WINTER HAVEN	33881
262815537006002110	KRPC WILLOWBROOK LLC	2932 DAWN AVE	WINTER HAVEN	33881
262815537006002120	KRPC WILLOWBROOK LLC	2936 DAWN AVE	WINTER HAVEN	33881
262815537006002130	KRPC WILLOWBROOK LLC	2940 DAWN AVE	WINTER HAVEN	33881
262815537006002140	KRPC WILLOWBROOK LLC	2939 DAWN AVE	WINTER HAVEN	33881
262815537006002150	KRPC WILLOWBROOK LLC	2935 DAWN AVE	WINTER HAVEN	33881
262815537006002160	KRPC WILLOWBROOK LLC	2931 DAWN AVE	WINTER HAVEN	33881
262815537006002170	KRPC WILLOWBROOK LLC	2927 DAWN AVE	WINTER HAVEN	33881
262815537006002180	KRPC WILLOWBROOK LLC	2923 DAWN AVE	WINTER HAVEN	33881
262815537006002190	KRPC WILLOWBROOK LLC	2919 DAWN AVE	WINTER HAVEN	33881
262815537006002200	KRPC WILLOWBROOK LLC	3132 AMALIE ST	WINTER HAVEN	33881
262815537006002210	KRPC WILLOWBROOK LLC	3128 AMALIE ST	WINTER HAVEN	33881
262815537006002220	KRPC WILLOWBROOK LLC	3124 AMALIE ST	WINTER HAVEN	33881
262815537006002230	KRPC WILLOWBROOK LLC	3120 AMALIE ST	WINTER HAVEN	33881
262815537006002240	KRPC WILLOWBROOK LLC	3116 AMALIE ST	WINTER HAVEN	33881
262815537006002250	KRPC WILLOWBROOK LLC	3112 AMALIE ST	WINTER HAVEN	33881
262815537006002260	KRPC WILLOWBROOK LLC	3108 AMALIE ST	WINTER HAVEN	33881
262815537006002270	KRPC WILLOWBROOK LLC	3104 AMALIE ST	WINTER HAVEN	33881
262815537006002280	KRPC WILLOWBROOK LLC	3334 ISADORA WAY	WINTER HAVEN	33881
262815537006002290	KRPC WILLOWBROOK LLC	3330 ISADORA WAY	WINTER HAVEN	33881
262815537006002300	KRPC WILLOWBROOK LLC	3320 ISADORA WAY	WINTER HAVEN	33881
262815537006002310	KRPC WILLOWBROOK LLC	3316 ISADORA WAY	WINTER HAVEN	33881
262815537006002320	KRPC WILLOWBROOK LLC	3312 ISADORA WAY	WINTER HAVEN	33881
262815537006002330	KRPC WILLOWBROOK LLC	3308 ISADORA WAY	WINTER HAVEN	33881
262815537006002340	KRPC WILLOWBROOK LLC	3304 ISADORA WAY	WINTER HAVEN	33881

SECTION B

SECTION 1

RESOLUTION 2026-10

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE WILLOWBROOK COMMUNITY DEVELOPMENT DISTRICT MAKING A DETERMINATION OF BENEFIT AND IMPOSING SPECIAL ASSESSMENTS FOR FISCAL YEAR 2027; PROVIDING FOR THE COLLECTION AND ENFORCEMENT OF SPECIAL ASSESSMENTS, INCLUDING BUT NOT LIMITED TO PENALTIES AND INTEREST THEREON; CERTIFYING AN ASSESSMENT ROLL; PROVIDING FOR AMENDMENTS TO THE ASSESSMENT ROLL; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Willowbrook Community Development District ("**District**") is a local unit of special-purpose government established pursuant to Chapter 190, *Florida Statutes*, for the purpose of providing, operating and maintaining infrastructure improvements, facilities and services to the lands within the District; and

WHEREAS, the District is located in Polk County, Florida ("**County**"); and

WHEREAS, the District has constructed or acquired various infrastructure improvements and provides certain services in accordance with the District's adopted capital improvement plan and Chapter 190, *Florida Statutes*; and

WHEREAS, the Board of Supervisors ("**Board**") of the District hereby determines to undertake various operations and maintenance and other activities described in the District's budget ("**Adopted Budget**") for the Fiscal Year beginning October 1, 2026, and ending September 30, 2027 ("**Fiscal Year 2027**"), attached hereto as **Exhibit A**; and

WHEREAS, the District must obtain sufficient funds to provide for the operation and maintenance of the services and facilities provided by the District as described in the Adopted Budget; and

WHEREAS, the provision of such services, facilities, and operations is a benefit to lands within the District; and

WHEREAS, Chapter 190, *Florida Statutes*, provides that the District may impose special assessments on benefitted lands within the District; and

WHEREAS, it is in the best interests of the District to proceed with the imposition of the special assessments for operations and maintenance in the amount set forth in the Adopted Budget; and

WHEREAS, the District has previously levied an assessment for debt service, which the District desires to collect for Fiscal Year 2027; and

WHEREAS, Chapter 197, *Florida Statutes*, provides a mechanism pursuant to which such special assessments may be placed on the tax roll and collected by the local tax collector ("**Uniform Method**"), and the District has previously authorized the use of the Uniform Method by, among other things, entering into agreements with the Property Appraiser and Tax Collector of the County for that purpose; and

WHEREAS, it is in the best interests of the District to adopt the assessment roll ("**Assessment Roll**") attached to this Resolution as **Exhibit B**, and to certify the portion of the Assessment Roll related to certain developed property ("**Tax Roll Property**") to the County Tax Collector pursuant to the Uniform Method and to directly collect the portion of the Assessment Roll relating to the remaining property for the operation and maintenance assessments ("**Direct Collect Property**"), all as set forth in **Exhibit B**; and

WHEREAS, it is in the best interests of the District to permit the District Manager to amend the Assessment Roll adopted herein, including that portion certified to the County Tax Collector by this Resolution, as the Property Appraiser updates the property roll for the County, for such time as authorized by Florida law.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE WILLOWBROOK COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. BENEFIT & ALLOCATION FINDINGS. The provision of the services, facilities, and operations as described in **Exhibit A** confers a special and peculiar benefit to the lands within the District, which benefit exceeds or equals the cost of the assessments. The allocation of the assessments to the specially benefitted lands is shown in **Exhibits A** and **B** and is hereby found to be fair and reasonable.

SECTION 2. ASSESSMENT IMPOSITION. Pursuant to Chapters 170, 190 and 197, *Florida Statutes*, and using the procedures authorized by Florida law for the levy and collection of special assessments, a special assessment for operation and maintenance is hereby imposed and levied on benefitted lands within the District and in accordance with **Exhibits A** and **B**. The lien of the special assessments for operations and maintenance imposed and levied by this Resolution shall be effective upon passage of this Resolution. Moreover, pursuant to Section 197.3632(4), *Florida Statutes*, the lien amount shall serve as the "maximum rate" authorized by law for operation and maintenance assessments.

SECTION 3. COLLECTION AND ENFORCEMENT; PENALTIES; INTEREST.

A. **Tax Roll Assessments.** The operations and maintenance special assessments for the Tax Roll Property and previously levied debt service special assessments imposed on the Tax Roll Property shall be collected at the same time and in the same manner as County taxes in accordance with the Uniform Method, as set forth in **Exhibits A** and **B**.

B. **Direct Bill Assessments.** The operations and maintenance special assessments imposed on the Direct Collect Property shall be collected directly by the District in accordance with Florida law, as set forth in **Exhibits A** and **B**. Assessments directly collected by the District are due in full on December 1, 2026; provided, however, that, to the extent permitted by law, the assessments due may be paid in several partial, deferred payments and according to the following schedule: 50% due no later than October 1, 2026, 25% due no later than February 1, 2027 and 25% due no later than May 1, 2027. In the event that an assessment payment is not made in accordance with the schedule stated above, the whole assessment – including any remaining partial, deferred payments for Fiscal Year 2027, shall immediately become due and payable; shall accrue interest, penalties in the amount of one percent (1%) per month, and all costs of collection and enforcement; and shall either be enforced pursuant to a foreclosure action, or, at the District's sole discretion, collected pursuant to the Uniform Method on a future tax bill, which amount may include penalties, interest, and costs of collection and enforcement. Any prejudgment interest on delinquent assessments shall accrue at the rate of any bonds secured by the assessments, or at the statutory prejudgment interest rate, as applicable. In the event an assessment subject to direct collection by the District shall be delinquent, the District Manager and District Counsel, without further authorization by the Board, may initiate foreclosure proceedings pursuant to Chapter 170, *Florida Statutes,* or other applicable law to collect and enforce the whole assessment, as set forth herein.

C. **Future Collection Methods.** The decision to collect special assessments by any particular method – e.g., on the tax roll or by direct bill – does not mean that such method will be used to collect special assessments in future years, and the District reserves the right in its sole discretion to select collection methods in any given year, regardless of past practices.

SECTION 4. ASSESSMENT ROLL. The Assessment Roll, attached to this Resolution as **Exhibit B**, is hereby certified for collection. That portion of the Assessment Roll which includes the Tax Roll Property is hereby certified to the County Tax Collector and shall be collected by the County Tax Collector in the same manner and time as County taxes. The proceeds therefrom shall be paid to the District.

SECTION 5. ASSESSMENT ROLL AMENDMENT. The District Manager shall keep apprised of all updates made to the County property roll by the Property Appraiser after the date of this Resolution and shall amend the Assessment Roll in accordance with any such updates, for such time as authorized by Florida law, to the County property roll. After any amendment of the Assessment Roll, the District Manager shall file the updates in the District records.

SECTION 6. SEVERABILITY. The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.

SECTION 7. EFFECTIVE DATE. This Resolution shall take effect upon the passage and adoption of this Resolution by the Board.

PASSED AND ADOPTED THIS 28TH DAY OF JULY 2026.

ATTEST:	**WILLOWBROOK COMMUNITY DEVELOPMENT DISTRICT**
______________________________	By:______________________________
Secretary/Assistant Secretary	Its:______________________________

Exhibit A: Adopted Budget for Fiscal Year 2027
Exhibit B: Assessment Roll (Uniform Method)
Assessment Roll (Direct Collect)

Willowbrook

Community Development District

Proposed Budget

FY2027

Table of Contents

Willowbrook

Community Development District

Proposed Budget

General Fund

Description	Adopted Budget FY2026	Actuals Thru 6/30/26	Projected Next 3 Months	Projected Thru 9/30/26	Proposed Budget FY2027
Revenues					
Assessments	$ 367,275	$ 374,224	$ -	$ 374,224	$ 594,234
Developer Contributions	$ 38,530	$ 37,626	$ 1,618	$ 39,244	$ 13,343
Miscellaneous Revenue	$ -	$ 406	$ -	$ 406	$ -
Interest Income	$ -	$ 2,034	$ 300	$ 2,334	$ -
Total Revenues	**$ 405,805**	**$ 414,290**	**$ 1,918**	**$ 416,208**	**$ 607,577**
Expenditures					
Administrative					
Supervisor Fees	$ 12,000	$ 2,800	$ 3,000	$ 5,800	$ 12,000
FICA Expenses	$ 918	$ -	$ -	$ -	$ 918
Engineering	$ 7,500	$ -	$ 3,750	$ 3,750	$ 7,500
Attorney	$ 20,000	$ 17,328	$ 6,600	$ 23,928	$ 25,000
Annual Audit	$ 2,950	$ 4,450	$ -	$ 4,450	$ 4,600
Assessment Administration	$ 6,180	$ 6,180	$ -	$ 6,180	$ 6,489
Arbitrage	$ 900	$ 450	$ 450	$ 900	$ 900
Reamortization	$ -	$ 600	$ -	$ 600	$ 500
Dissemination	$ 6,150	$ 4,529	$ 1,538	$ 6,067	$ 6,458
Disclosure Software	$ 2,500	$ 1,500	$ -	$ 1,500	$ 2,500
Trustee Fees	$ 8,890	$ 3,281	$ 5,609	$ 8,890	$ 8,890
Management Fees	$ 41,200	$ 30,900	$ 10,300	$ 41,200	$ 43,260
Information Technology	$ 1,947	$ 1,460	$ 487	$ 1,947	$ 2,044
Website Maintenance	$ 1,298	$ 974	$ 325	$ 1,298	$ 1,363
Postage & Delivery	$ 500	$ 291	$ 150	$ 441	$ 650
Insurance	$ 5,000	$ 5,300	$ -	$ 5,300	$ 5,831
Printing & Binding	$ 500	$ 10	$ 125	$ 135	$ 500
Legal Advertising	$ 5,000	$ 1,351	$ 1,250	$ 2,601	$ 5,000
Contingency	$ 1,500	$ 458	$ 375	$ 833	$ 1,500
Office Supplies	$ 625	$ 15	$ 50	$ 65	$ 625
Dues, Licenses & Subscriptions	$ 175	$ 175	$ -	$ 175	$ 175
Total Administrative	**$ 125,733**	**$ 82,051**	**$ 34,008**	**$ 116,060**	**$ 136,703**

Willowbrook

Community Development District

Proposed Budget

General Fund

Description	Adopted Budget FY2026	Actuals Thru 6/30/26	Projected Next 3 Months	Projected Thru 9/30/26	Proposed Budget FY2027
Operations & Maintenance					
Property Insurance	$ 7,500	$ 7,839	$ -	$ 7,839	$ 7,385
Field Management	$ 15,000	$ 10,000	$ 3,750	$ 13,750	$ 15,750
Landscape Maintenance	$ 65,182	$ 52,094	$ 16,361	$ 68,455	$ 78,350
Landscape Replacement	$ 12,500	$ -	$ 6,250	$ 6,250	$ 15,000
Streetlights	$ 27,566	$ 45,622	$ 15,300	$ 60,922	$ 68,000
Electric	$ 5,000	$ 2,053	$ 1,800	$ 3,853	$ 5,000
Water & Sewer	$ 35,000	$ 52,165	$ 7,500	$ 59,665	$ 65,000
Aquatic Maintenance	$ 6,500	$ 14,200	$ 7,100	$ 21,300	$ 21,720
Irrigation Repairs	$ 7,500	$ 3,328	$ 1,875	$ 5,203	$ 7,500
General Repairs and Maintenance	$ 15,000	$ 719	$ 3,750	$ 4,469	$ 15,000
Field Contingency	$ 7,500	$ 7,652	$ -	$ 7,652	$ 12,500
Subtotal Field Expenditures	**$ 204,248**	**$ 195,673**	**$ 63,686**	**$ 259,358**	**$ 311,205**
Amenity Expenditures					
Amenity - Electric	$ 8,228	$ -	$ 1,371	$ 1,371	$ 14,400
Amenity - Water	$ 7,472	$ -	$ 1,245	$ 1,245	$ 15,000
Playground Expenses	$ 23,749	$ 17,812	$ 7,787	$ 25,599	$ 31,150
Internet	$ 833	$ -	$ 139	$ 139	$ 1,000
Pest Control	$ 240	$ 225	$ 345	$ 570	$ 1,320
Janitorial Service	$ 4,902	$ -	$ 817	$ 817	$ 15,800
Amenity Management	$ 4,167	$ 4,041	$ 1,888	$ 5,929	$ 10,000
Security Services	$ 12,500	$ -	$ 2,083	$ 2,083	$ 33,000
Pool Maintenance	$ 7,900	$ -	$ 1,317	$ 1,317	$ 18,000
Amenity Repairs & Maintenance	$ 3,333	$ -	$ 556	$ 556	$ 10,000
Contingency	$ 2,500	$ 330	$ 833	$ 1,163	$ 10,000
Subtotal Amenity Expenditures	**$ 75,824**	**$ 22,408**	**$ 18,382**	**$ 40,790**	**$ 159,670**
Total Operations & Maintenance	**$ 280,072**	**$ 218,081**	**$ 82,068**	**$ 300,149**	**$ 470,874**
Total Expenditures	**$ 405,805**	**$ 300,132**	**$ 116,076**	**$ 416,208**	**$ 607,577**
Excess Revenues/(Expenditures)	$ -	$ 114,158	$ (114,158)	$ -	$ -

Product Type	Units	Net Assessments	Net Per Unit	Less: Developer Contribution	Total Net Assessments	Total Net Per Unit	Total Gross Per Unit
Phase 1 North	235	$214,063.92	$910.91	$0.00	$214,063.92	$910.91	$979.47
Phase 2 North	199	$181,271.15	$910.91	$12,121.15	$169,150.00	$850.00	$913.98
Phase 1 South	121	$110,220.15	$910.91	$0.00	$110,220.15	$910.91	$979.47
Phase 2 South	112	$102,021.96	$910.91	$1,221.96	$100,800.00	$900.00	$967.74
	667	**$607,577.18**		**$13,343.11**	**$ 594,234.07**		

<u>Revenues:</u>

<u>Assessments</u>

The District will levy a non-ad valorem assessment on all the assessable property within the District to pay for operating expenditures during the fiscal year.

<u>Expenditures:</u>

<u>General & Administrative:</u>

<u>Supervisor Fees</u>

Chapter 190, Florida Statutes, allows for each Board member to receive $200 per meeting, not to exceed $4,800 per year paid to each Supervisor for the time devoted to District business and meetings.

<u>Employer FICA Expense</u>

Represents the Employer's share of Social Security and Medicare taxes withheld from Board of Supervisor compensation.

<u>Engineering</u>

Represents the cost of general engineering services provided by Sloan Engineering Group, Inc., including but not limited to attendance and preparation for monthly Board meetings, review of invoices and requisitions, preparation and review of contract specifications and bid documents, and support for various projects as directed by the Board of Supervisors and the District Manager.

<u>Attorney</u>

Represents general legal services provided by Kilinski Van Wyk PPLC, including but not limited to attendance and preparation for monthly meetings, preparation and review of agreements and resolutions, and other legal matters as directed by the Board of Supervisors and the District Manager.

<u>Annual Audit</u>

Represents the cost associated with the District's annual independent audit of its financial records, as required by Florida Statutes. These services are provided by DiBartolomeo, McBee, Hartley & Barnes, P.A., an independent certified public accountant.

<u>Assessment Administration</u>

Represents costs associated with the levy and administration of non-ad valorem assessments on all assessable property within the District. These services are provided by Governmental Management Services – Central Florida, LLC.

<u>Arbitrage</u>

Represents the cost of arbitrage rebate calculation services provided by American Municipal Tax-Exempt Compliance (AMTEC) for the District's Series 2024 & Series 2025 Special Assessment Revenue Bonds in accordance with federal requirements.

Reamortization

Represents costs associated with the reamortization of the District's outstanding debt, including recalculation of debt service schedules and related administrative expenses.

Dissemination

Represents costs associated with continuing disclosure and reporting requirements in accordance with Securities and Exchange Commission (SEC) Rule 15c2-12(b)(5) for the District's Series 2024 and Series 2025 Bonds.

Disclosure Software

The District has contracted with Disclosure Technology Services, LLC to provide software platform for filing various reports required in accordance with the Continuing Disclosure Agreements for the various bond issue(s).

Trustee Fees

Represents costs associated with trustee services for the District's Series 2024 and Series 2025 bond issuances, including the administration of bond funds, processing of payments, and compliance with trust indenture requirements.

Management Fees

The District receives Management, Accounting and Administrative services as part of a Management Agreement with Governmental Management Services-Central Florida, LLC. The services include but are not limited to, recording and transcription of board meetings, administrative services, budget preparation, all financial reports, annual audits, etc.

Information Technology

Represents costs associated with information technology services provided by Governmental Management Services – Central Florida, LLC, including video conferencing, cloud storage, cybersecurity, accounting software, and other systems supporting District operations.

Website Maintenance

Represents costs associated with monitoring and maintaining the District's website in accordance with Chapter 189, Florida Statutes, including hosting, security, updates, and document management, provided by Governmental Management Services – Central Florida, LLC.

Postage & Delivery

The District incurs charges for mailing of Board meeting agenda packages, overnight deliveries, correspondence, etc.

Insurance

Represents costs associated with the District's general liability and public officials' liability insurance coverage provided by the Florida Insurance Alliance (FIA).

Printing & Binding

Represents costs for printing and binding agenda packages for board meetings, printing of computerized checks, stationary, envelopes, etc.

Legal Advertising

The District is required to advertise various notices for monthly Board meetings, public hearings, etc. in a newspaper of general circulation.

Contingency

Bank charges and any other miscellaneous expenses incurred during the year.

Office Supplies

Any supplies that may need to be purchased during the fiscal year, e.g., paper, minute books, file folders, labels, paper clips, etc.

Dues, Licenses & Subscriptions

The District is required to pay an annual fee to the Florida Department of Commerce for $175. This is the only expense under this category for the District.

Operations & Maintenance:

Field Expenditures

Property Insurance

The District's property insurance coverage is provided by the Florida Insurance Alliance (FIA). FIA specializes in providing insurance coverage to governmental agencies.

Field Management

Represents the costs of contracting services that provide onsite field management of contracts for the District such as landscape and lake maintenance. Services can include onsite inspections, meetings with contractors, monitoring of utility accounts, attend Board meetings and receive and respond to property owner phone calls and emails. Governmental Management Services-Central Florida, LLC, provides these services.

Landscape Maintenance

Represents costs associated with the maintenance of landscaping within the District's common areas, provided by BrightView Landscape Services, Inc.

Landscape Replacement

Represents the estimated cost of replacing landscaping within the common areas of the District.

Streetlights

Represents costs associated with maintaining streetlights within the District boundaries, including streetlights currently installed and those anticipated during the fiscal year, provided by Tampa Electric Company (TECO).

Electric

Represents current and estimated electric utility costs for common areas throughout the District, provided by Tampa Electric Company (TECO).

Water & Sewer

Represents current and estimated costs for water and refuse services for common areas throughout the District, provided by the Winter Haven Water Department.

Aquatic Maintenance

Represents costs associated with the care and maintenance of the District's aquatic areas, including shoreline grass, brush, and vegetation control, provided by Aquatic Weed Management, Inc.

Irrigation Repairs

Represents the cost of maintaining and repairing the irrigation system. This includes the sprinklers, and irrigation wells.

General Repairs & Maintenance

Represents estimated costs for general repairs and maintenance of the District's common areas. These can include pressure washing, and repairs to fences, monuments, lighting, and other assets.

Field Contingency

Represents funds allocated to expenses that the District could incur throughout the fiscal year that do not fit into any field category.

Amenity Expenditures

Amenity - Electric

Represents estimated electric utility costs for the District's amenity facilities, to be provided by Tampa Electric Company (TECO).

Amenity – Water

Represents estimated costs for water and refuse services for the District's amenity facilities, provided by the Winter Haven Water Department.

Playground Expenses

Represents costs associated with a leasing agreement for playground equipment within the District, contracted with Navitas Credit Corp.

Internet

Represents estimated costs for internet service provided to the District's amenity facilities.

Pest Control

Represents estimated costs for pest control services at the District's amenity facilities.

Janitorial Services

Represents the estimated costs to provide janitorial services weekly and supplies for the District's amenity facilities.

Amenity Management

Represents costs associated with amenity management services provided by Governmental Management Services – Central Florida, LLC, including access card issuance, resident verification, keycard support, monitoring of amenity facilities, enforcement of amenity policies, and communication with residents.

Security Services

Represents the estimated cost of contracting a monthly security service for the District's amenity facilities.

Pool Maintenance

Represents estimated costs associated with routine maintenance, cleaning, and chemical treatment of the District's pool facilities.

Amenity Repairs & Maintenance

Represents estimated costs for repairs and maintenance of the District's amenity facilities.

Contingency

Represents funds allocated to expenses that the District could incur throughout the fiscal year that do not fit into any amenity category.

Willowbrook

Community Development District

Proposed Budget

Series 2024 Debt Service Fund

Description	Adopted Budget FY2026	Actuals Thru 6/30/26	Projected Next 3 Months	Total Thru 9/30/26	Proposed Budget FY2027
Revenues					
Special Assessments	$ 628,550	$ 570,054	$ -	$ 570,054	$ 557,500
Interest	$ 20,813	$ 24,383	$ 2,032	$ 26,415	$ 13,207
Carry Forward	$ 371,608	$ 1,549,729	$ -	$ 1,549,729	$ 318,687
Total Revenues	**$ 1,020,971**	**$ 2,144,165**	**$ 2,032**	**$ 2,146,197**	**$ 889,394**
Expenditures					
Interest Expense - 11/1	$ 254,509	$ 253,079	$ -	$ 253,079	$ 222,894
Special Call Expense - 11/1	$ -	$ 960,000	$ -	$ 960,000	$ -
Special Call Expense - 2/1	$ -	$ 5,000	$ -	$ 5,000	$ -
Interest Expense - 2/1	$ -	$ 70	$ -	$ 70	$ -
Principal Expense - 5/1	$ 120,000	$ 105,000	$ -	$ 105,000	$ 110,000
Interest Expense - 5/1	$ 254,509	$ 225,493	$ -	$ 225,493	$ 222,894
Total Expenditures	**$ 629,019**	**$ 1,548,642**	**$ -**	**$ 1,548,642**	**$ 555,788**
Other Financing Sources/(Uses)					
Transfer In/(Out)	$ -	$ (278,869)	$ -	$ (278,869)	$ -
Total Other Financing Sources/(Uses)	**$ -**	**$ (278,869)**	**$ -**	**$ (278,869)**	**$ -**
Excess Revenues/(Expenditures)	$ 391,952	$ 316,655	$ 2,032	$ 318,687	$ 333,606

Interest Expense 11/1/27	$ 220,171
Total	**$ 220,171**

Phase	Assessable Units	Total Net Assessments	Net Assessment Per Unit	Gross Assessment Per Unit
Phase 1 South	121	$ 181,500	$ 1,500	$ 1,613
Phase 2 North	235	$ 376,000	$ 1,600	$ 1,720
	356	$ 557,500		

Willowbrook

Community Development District

Series 2024 Special Assessment Bonds

Amortization Schedule

Date		Balance		Principal		Interest		Total
11/01/26	$	7,780,000.00	$	-	$	222,893.75	$	222,893.75
05/01/27	$	7,780,000.00	$	110,000.00	$	222,893.75		
11/01/27	$	7,670,000.00	$	-	$	220,171.25	$	553,065.00
05/01/28	$	7,670,000.00	$	120,000.00	$	220,171.25		
11/01/28	$	7,550,000.00	$	-	$	217,201.25	$	557,372.50
05/01/29	$	7,550,000.00	$	125,000.00	$	217,201.25		
11/01/29	$	7,425,000.00	$	-	$	214,107.50	$	556,308.75
05/01/30	$	7,425,000.00	$	130,000.00	$	214,107.50		
11/01/30	$	7,295,000.00	$	-	$	210,890.00	$	554,997.50
05/01/31	$	7,295,000.00	$	135,000.00	$	210,890.00		
11/01/31	$	7,160,000.00	$	-	$	207,548.75	$	553,438.75
05/01/32	$	7,160,000.00	$	145,000.00	$	207,548.75		
11/01/32	$	7,015,000.00	$	-	$	203,470.63	$	556,019.38
05/01/33	$	7,015,000.00	$	150,000.00	$	203,470.63		
11/01/33	$	6,865,000.00	$	-	$	199,251.88	$	552,722.50
05/01/34	$	6,865,000.00	$	160,000.00	$	199,251.88		
11/01/34	$	6,705,000.00	$	-	$	194,751.88	$	554,003.75
05/01/35	$	6,705,000.00	$	170,000.00	$	194,751.88		
11/01/35	$	6,535,000.00	$	-	$	189,970.63	$	554,722.50
05/01/36	$	6,535,000.00	$	180,000.00	$	189,970.63		
11/01/36	$	6,355,000.00	$	-	$	184,908.13	$	554,878.75
05/01/37	$	6,355,000.00	$	190,000.00	$	184,908.13		
11/01/37	$	6,165,000.00	$	-	$	179,564.38	$	554,472.50
05/01/38	$	6,165,000.00	$	200,000.00	$	179,564.38		
11/01/38	$	5,965,000.00	$	-	$	173,939.38	$	553,503.75
05/01/39	$	5,965,000.00	$	215,000.00	$	173,939.38		
11/01/39	$	5,750,000.00	$	-	$	167,892.50	$	556,831.88
05/01/40	$	5,750,000.00	$	225,000.00	$	167,892.50		
11/01/40	$	5,525,000.00	$	-	$	161,564.38	$	554,456.88
05/01/41	$	5,525,000.00	$	240,000.00	$	161,564.38		

Willowbrook

Community Development District

Series 2024 Special Assessment Bonds

Amortization Schedule

Date		Balance		Principal		Interest		Total
11/01/26	$	7,780,000.00	$	-	$	222,893.75	$	222,893.75
11/01/41	$	5,285,000.00	$	-	$	154,814.38	$	556,378.75
05/01/42	$	5,285,000.00	$	250,000.00	$	154,814.38		
11/01/42	$	5,035,000.00	$	-	$	147,783.13	$	552,597.50
05/01/43	$	5,035,000.00	$	265,000.00	$	147,783.13		
11/01/43	$	4,770,000.00	$	-	$	140,330.00	$	553,113.13
05/01/44	$	4,770,000.00	$	280,000.00	$	140,330.00		
11/01/44	$	4,490,000.00	$	-	$	132,455.00	$	552,785.00
05/01/45	$	4,490,000.00	$	300,000.00	$	132,455.00		
11/01/45	$	4,190,000.00	$	-	$	123,605.00	$	556,060.00
05/01/46	$	4,190,000.00	$	315,000.00	$	123,605.00		
11/01/46	$	3,875,000.00	$	-	$	114,312.50	$	552,917.50
05/01/47	$	3,875,000.00	$	335,000.00	$	114,312.50		
11/01/47	$	3,540,000.00	$	-	$	104,430.00	$	553,742.50
05/01/48	$	3,540,000.00	$	355,000.00	$	104,430.00		
11/01/48	$	3,185,000.00	$	-	$	93,957.50	$	553,387.50
05/01/49	$	3,185,000.00	$	380,000.00	$	93,957.50		
11/01/49	$	2,805,000.00	$	-	$	82,747.50	$	556,705.00
05/01/50	$	2,805,000.00	$	400,000.00	$	82,747.50		
11/01/50	$	2,405,000.00	$	-	$	70,947.50	$	553,695.00
05/01/51	$	2,405,000.00	$	425,000.00	$	70,947.50		
11/01/51	$	1,980,000.00	$	-	$	58,410.00	$	554,357.50
05/01/52	$	1,980,000.00	$	450,000.00	$	58,410.00		
11/01/52	$	1,530,000.00	$	-	$	45,135.00	$	553,545.00
05/01/53	$	1,530,000.00	$	480,000.00	$	45,135.00	$	-
11/01/53	$	1,050,000.00	$	-	$	30,975.00	$	556,110.00
05/01/54	$	1,050,000.00	$	510,000.00	$	30,975.00	$	-
11/01/54	$	540,000.00	$	-	$	15,930.00	$	556,905.00
05/01/55	$	540,000.00	$	540,000.00	$	15,930.00	$	555,930.00
			$	**7,780,000.00**	**$**	**8,527,917.50**	**$**	**16,307,917.50**

Willowbrook
Community Development District
Proposed Budget
Series 2025 Debt Service Fund

Description	Adopted Budget FY2026	Actuals Thru 6/30/26	Projected Next 3 Months	Total Thru 9/30/26	Proposed Budget FY2027
Revenues					
Special Assessments	$ -	$ -	$ -	$ -	$ 698,068
Interest	$ -	$ 23,603	$ 1,967	$ 25,569	$ 12,785
Carry Forward	$ -	$ 686,990	$ -	$ 686,990	$ 8,488
Total Revenues	**$ -**	**$ 710,592**	**$ 1,967**	**$ 712,559**	**$ 719,341**
Expenditures					
Interest Expense - 11/1	$ -	$ 56,326	$ -	$ 56,326	$ 281,630
Principal Expense - 5/1	$ -	$ -	$ -	$ -	$ 135,000
Interest Expense - 5/1	$ -	$ 281,630	$ -	$ 281,630	$ 281,630
Total Expenditures	**$ -**	**$ 337,956**	**$ -**	**$ 337,956**	**$ 698,260**
Other Financing Sources/(Uses)					
Transfer In/(Out)	$ -	$ (366,115)	$ -	$ (366,115)	$ -
Total Other Financing Sources/(Uses)	**$ -**	**$ (366,115)**	**$ -**	**$ (366,115)**	**$ -**
Excess Revenues/(Expenditures)	$ -	$ 6,521	$ 1,967	$ 8,488	$ 21,081

Interest Expense 11/1/27	$ 278,846
Total	**$ 278,846**

Product	Assessable Units	Total Net Assessments	Net Assessment Per Unit	Gross Assessment Per Unit
Single Family - 50' - Phase 2 North	199	$ 446,674	$ 2,245	$ 2,414
Single Family - 50' - Phase 2 South	112	$ 251,394	$ 2,245	$ 2,414
	311	$ 698,068		

Willowbrook

Community Development District

Series 2025 Special Assessment Bonds

Amortization Schedule

Date		Balance		Principal		Interest		Total
11/01/26	$	9,900,000.00	$	-	$	281,630.00	$	281,630.00
05/01/27	$	9,900,000.00	$	135,000.00	$	281,630.00		
11/01/27	$	9,765,000.00	$	-	$	278,845.63	$	695,475.63
05/01/28	$	9,765,000.00	$	140,000.00	$	278,845.63		
11/01/28	$	9,625,000.00	$	-	$	275,958.13	$	694,803.75
05/01/29	$	9,625,000.00	$	145,000.00	$	275,958.13		
11/01/29	$	9,480,000.00	$	-	$	272,967.50	$	693,925.63
05/01/30	$	9,480,000.00	$	155,000.00	$	272,967.50		
11/01/30	$	9,325,000.00	$	-	$	269,770.63	$	697,738.13
05/01/31	$	9,325,000.00	$	160,000.00	$	269,770.63		
11/01/31	$	9,165,000.00	$	-	$	265,250.63	$	695,021.25
05/01/32	$	9,165,000.00	$	170,000.00	$	265,250.63		
11/01/32	$	8,995,000.00	$	-	$	260,448.13	$	695,698.75
05/01/33	$	8,995,000.00	$	180,000.00	$	260,448.13		
11/01/33	$	8,815,000.00	$	-	$	255,363.13	$	695,811.25
05/01/34	$	8,815,000.00	$	190,000.00	$	255,363.13		
11/01/34	$	8,625,000.00	$	-	$	249,995.63	$	695,358.75
05/01/35	$	8,625,000.00	$	200,000.00	$	249,995.63		
11/01/35	$	8,425,000.00	$	-	$	244,345.63	$	694,341.25
05/01/36	$	8,425,000.00	$	215,000.00	$	244,345.63		
11/01/36	$	8,210,000.00	$	-	$	238,271.88	$	697,617.50
05/01/37	$	8,210,000.00	$	225,000.00	$	238,271.88		
11/01/37	$	7,985,000.00	$	-	$	231,915.63	$	695,187.50
05/01/38	$	7,985,000.00	$	240,000.00	$	231,915.63		
11/01/38	$	7,745,000.00	$	-	$	225,135.63	$	697,051.25
05/01/39	$	7,745,000.00	$	255,000.00	$	225,135.63		
11/01/39	$	7,490,000.00	$	-	$	217,931.88	$	698,067.50
05/01/40	$	7,490,000.00	$	265,000.00	$	217,931.88		
11/01/40	$	7,225,000.00	$	-	$	210,445.63	$	693,377.50
05/01/41	$	7,225,000.00	$	285,000.00	$	210,445.63		
11/01/41	$	6,940,000.00	$	-	$	202,394.38	$	697,840.00
05/01/42	$	6,940,000.00	$	300,000.00	$	202,394.38		
11/01/42	$	6,640,000.00	$	-	$	193,919.38	$	696,313.75

Willowbrook

Community Development District

Series 2025 Special Assessment Bonds

Amortization Schedule

Date	Balance	Principal	Interest	Total
11/01/26	$ 9,900,000.00	$ -	$ 281,630.00	$ 281,630.00
05/01/43	$ 6,640,000.00	$ 315,000.00	$ 193,919.38	
11/01/43	$ 6,325,000.00	$ -	$ 185,020.63	$ 693,940.00
05/01/44	$ 6,325,000.00	$ 335,000.00	$ 185,020.63	
11/01/44	$ 5,990,000.00	$ -	$ 175,556.88	$ 695,577.50
05/01/45	$ 5,990,000.00	$ 355,000.00	$ 175,556.88	
11/01/45	$ 5,635,000.00	$ -	$ 165,528.13	$ 696,085.00
05/01/46	$ 5,635,000.00	$ 375,000.00	$ 165,528.13	
11/01/46	$ 5,260,000.00	$ -	$ 154,512.50	$ 695,040.63
05/01/47	$ 5,260,000.00	$ 400,000.00	$ 154,512.50	
11/01/47	$ 4,860,000.00	$ -	$ 142,762.50	$ 697,275.00
05/01/48	$ 4,860,000.00	$ 420,000.00	$ 142,762.50	
11/01/48	$ 4,440,000.00	$ -	$ 130,425.00	$ 693,187.50
05/01/49	$ 4,440,000.00	$ 450,000.00	$ 130,425.00	
11/01/49	$ 3,990,000.00	$ -	$ 117,206.25	$ 697,631.25
05/01/50	$ 3,990,000.00	$ 475,000.00	$ 117,206.25	
11/01/50	$ 3,515,000.00	$ -	$ 103,253.13	$ 695,459.38
05/01/51	$ 3,515,000.00	$ 505,000.00	$ 103,253.13	
11/01/51	$ 3,010,000.00	$ -	$ 88,418.75	$ 696,671.88
05/01/52	$ 3,010,000.00	$ 535,000.00	$ 88,418.75	
11/01/52	$ 2,475,000.00	$ -	$ 72,703.13	$ 696,121.88
05/01/53	$ 2,475,000.00	$ 565,000.00	$ 72,703.13	$ -
11/01/53	$ 1,910,000.00	$ -	$ 56,106.25	$ 693,809.38
05/01/54	$ 1,910,000.00	$ 600,000.00	$ 56,106.25	$ -
11/01/54	$ 1,310,000.00	$ -	$ 38,481.25	$ 694,587.50
05/01/55	$ 1,310,000.00	$ 635,000.00	$ 38,481.25	$ -
11/01/56	$ 675,000.00	$ -	$ 19,828.13	$ 693,309.38
05/01/57	$ 675,000.00	$ 675,000.00	$ 19,828.13	$ 694,828.13
		$ 9,900,000.00	**$ 11,248,783.75**	**$ 21,148,783.75**

Willowbrook CDD

FY 27 Assessment Roll

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262810530502000010	1	$979.47	$1,720.43		$3,613.88
262810530502000020	1	$979.47	$1,720.43		$3,613.88
262810530502000030	1	$979.47	$1,720.43		$3,613.88
262810530502000040	1	$979.47	$1,720.43		$3,613.88
262810530502000050	1	$979.47	$1,720.43		$3,613.88
262810530502000060	1	$979.47	$1,720.43		$3,613.88
262810530502000070	1	$979.47	$1,720.43		$3,613.88
262810530502000080	1	$979.47	$1,720.43		$3,613.88
262810530502000090	1	$979.47	$1,720.43		$3,613.88
262810530502000100	1	$979.47	$1,720.43		$3,613.88
262810530502000110	1	$979.47	$1,720.43		$3,613.88
262810530502000120	1	$979.47	$1,720.43		$3,613.88
262810530502000130	1	$979.47	$1,720.43		$3,613.88
262810530502000140	1	$979.47	$1,720.43		$3,613.88
262810530502000150	1	$979.47	$1,720.43		$3,613.88
262810530502000160	1	$979.47	$1,720.43		$3,613.88
262810530502000170	1	$979.47	$1,720.43		$3,613.88
262810530502000180	1	$979.47	$1,720.43		$3,613.88
262810530502000190	1	$979.47	$1,720.43		$3,613.88
262810530502000200	1	$979.47	$1,720.43		$3,613.88
262810530502000210	1	$979.47	$1,720.43		$3,613.88
262810530502000220	1	$979.47	$1,720.43		$3,613.88
262810530502000230	1	$979.47	$1,720.43		$3,613.88
262810530502000240	1	$979.47	$1,720.43		$3,613.88
262810530502000250	1	$979.47	$1,720.43		$3,613.88
262810530502000260	1	$979.47	$1,720.43		$3,613.88
262810530502000270	1	$979.47	$1,720.43		$3,613.88
262810530502000280	1	$979.47	$1,720.43		$3,613.88
262810530502000290	1	$979.47	$1,720.43		$3,613.88
262810530502000300	1	$979.47	$1,720.43		$3,613.88
262810530502000310	1	$979.47	$1,720.43		$3,613.88
262810530502000320	1	$979.47	$1,720.43		$3,613.88
262810530502000330	1	$979.47	$1,720.43		$3,613.88
262810530502000340	1	$979.47	$1,720.43		$3,613.88
262810530502000350	1	$979.47	$1,720.43		$3,613.88
262810530502000360	1	$979.47	$1,720.43		$3,613.88
262810530502000370	1	$979.47	$1,720.43		$3,613.88

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262810530502000380	1	$979.47	$1,720.43		$3,613.88
262810530502000390	1	$979.47	$1,720.43		$3,613.88
262810530502000400	1	$979.47	$1,720.43		$3,613.88
262810530502000410	1	$979.47	$1,720.43		$3,613.88
262810530502000420	1	$979.47	$1,720.43		$3,613.88
262810530502000430	1	$979.47	$1,720.43		$3,613.88
262810530502000440	1	$979.47	$1,720.43		$3,613.88
262810530502000450	1	$979.47	$1,720.43		$3,613.88
262810530502000460	1	$979.47	$1,720.43		$3,613.88
262810530502000470	1	$979.47	$1,720.43		$3,613.88
262810530502000480	1	$979.47	$1,720.43		$3,613.88
262810530502000490	1	$979.47	$1,720.43		$3,613.88
262810530502000500	1	$979.47	$1,720.43		$3,613.88
262810530502000510	1	$979.47	$1,720.43		$3,613.88
262810530502000520	1	$979.47	$1,720.43		$3,613.88
262810530502000530	1	$979.47	$1,720.43		$3,613.88
262810530502000540	1	$979.47	$1,720.43		$3,613.88
262810530502000550	1	$979.47	$1,720.43		$3,613.88
262810530502000560	1	$979.47	$1,720.43		$3,613.88
262810530502000570	1	$979.47	$1,720.43		$3,613.88
262810530502000580	1	$979.47	$1,720.43		$3,613.88
262810530502000590	1	$979.47	$1,720.43		$3,613.88
262810530502000600	1	$979.47	$1,720.43		$3,613.88
262810530502000610	1	$979.47	$1,720.43		$3,613.88
262810530502000620	1	$979.47	$1,720.43		$3,613.88
262810530502000630	1	$979.47	$1,720.43		$3,613.88
262810530502000640	1	$979.47	$1,720.43		$3,613.88
262810530502000650	1	$979.47	$1,720.43		$3,613.88
262810530502000660	1	$979.47	$1,720.43		$3,613.88
262810530502000670	1	$979.47	$1,720.43		$3,613.88
262810530502000680	1	$979.47	$1,720.43		$3,613.88
262810530502000690	1	$979.47	$1,720.43		$3,613.88
262810530502000700	1	$979.47	$1,720.43		$3,613.88
262810530502000710	1	$979.47	$1,720.43		$3,613.88
262810530502000720	1	$979.47	$1,720.43		$3,613.88
262810530502000730	1	$979.47	$1,720.43		$3,613.88
262810530502000740	1	$979.47	$1,720.43		$3,613.88
262810530502000750	1	$979.47	$1,720.43		$3,613.88
262810530502000760	1	$979.47	$1,720.43		$3,613.88
262810530502000770	1	$979.47	$1,720.43		$3,613.88
262810530502000780	1	$979.47	$1,720.43		$3,613.88

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262810530502000790	1	$979.47	$1,720.43		$3,613.88
262810530502000800	1	$979.47	$1,720.43		$3,613.88
262810530502000810	1	$979.47	$1,720.43		$3,613.88
262810530502000820	1	$979.47	$1,720.43		$3,613.88
262810530502000830	1	$979.47	$1,720.43		$3,613.88
262810530502000840	1	$979.47	$1,720.43		$3,613.88
262810530502000850	1	$979.47	$1,720.43		$3,613.88
262810530502000860	1	$979.47	$1,720.43		$3,613.88
262810530502000870	1	$979.47	$1,720.43		$3,613.88
262810530502000880	1	$979.47	$1,720.43		$3,613.88
262810530502000890	1	$979.47	$1,720.43		$3,613.88
262810530502000900	1	$979.47	$1,720.43		$3,613.88
262810530502000910	1	$979.47	$1,720.43		$3,613.88
262810530502000920	1	$979.47	$1,720.43		$3,613.88
262810530502000930	1	$979.47	$1,720.43		$3,613.88
262810530502000940	1	$979.47	$1,720.43		$3,613.88
262810530502000950	1	$979.47	$1,720.43		$3,613.88
262810530502000960	1	$979.47	$1,720.43		$3,613.88
262810530502000970	1	$979.47	$1,720.43		$3,613.88
262810530502000980	1	$979.47	$1,720.43		$3,613.88
262810530502000990	1	$979.47	$1,720.43		$3,613.88
262810530502001000	1	$979.47	$1,720.43		$3,613.88
262810530502001010	1	$979.47	$1,720.43		$3,613.88
262810530502001020	1	$979.47	$1,720.43		$3,613.88
262810530502001030	1	$979.47	$1,720.43		$3,613.88
262810530502001040	1	$979.47	$1,720.43		$3,613.88
262810530502001050	1	$979.47	$1,720.43		$3,613.88
262810530502001060	1	$979.47	$1,720.43		$3,613.88
262810530502001070	1	$979.47	$1,720.43		$3,613.88
262810530502001080	1	$979.47	$1,720.43		$3,613.88
262810530502001090	1	$979.47	$1,720.43		$3,613.88
262810530502001100	1	$979.47	$1,720.43		$3,613.88
262810530502001110	1	$979.47	$1,720.43		$3,613.88
262810530502001120	1	$979.47	$1,720.43		$3,613.88
262810530502001130	1	$979.47	$1,720.43		$3,613.88
262810530502001140	1	$979.47	$1,720.43		$3,613.88
262810530502001150	1	$979.47	$1,720.43		$3,613.88
262810530502001160	1	$979.47	$1,720.43		$3,613.88
262810530502001170	1	$979.47	$1,720.43		$3,613.88
262810530502001180	1	$979.47	$1,720.43		$3,613.88
262810530502001190	1	$979.47	$1,720.43		$3,613.88

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262810530502001200	1	$979.47	$1,720.43		$3,613.88
262810530502001210	1	$979.47	$1,720.43		$3,613.88
262810530502001220	1	$979.47	$1,720.43		$3,613.88
262810530502001230	1	$979.47	$1,720.43		$3,613.88
262810530502001240	1	$979.47	$1,720.43		$3,613.88
262810530502001250	1	$979.47	$1,720.43		$3,613.88
262810530502001260	1	$979.47	$1,720.43		$3,613.88
262810530502001270	1	$979.47	$1,720.43		$3,613.88
262810530502001280	1	$979.47	$1,720.43		$3,613.88
262810530502001290	1	$979.47	$1,720.43		$3,613.88
262810530502001300	1	$979.47	$1,720.43		$3,613.88
262810530502001310	1	$979.47	$1,720.43		$3,613.88
262810530502001320	1	$979.47	$1,720.43		$3,613.88
262810530502001330	1	$979.47	$1,720.43		$3,613.88
262810530502001340	1	$979.47	$1,720.43		$3,613.88
262810530502001350	1	$979.47	$1,720.43		$3,613.88
262810530502001360	1	$979.47	$1,720.43		$3,613.88
262810530502001370	1	$979.47	$1,720.43		$3,613.88
262810530502001380	1	$979.47	$1,720.43		$3,613.88
262810530502001390	1	$979.47	$1,720.43		$3,613.88
262810530502001400	1	$979.47	$1,720.43		$3,613.88
262810530502001410	1	$979.47	$1,720.43		$3,613.88
262810530502001420	1	$979.47	$1,720.43		$3,613.88
262810530502001430	1	$979.47	$1,720.43		$3,613.88
262810530502001440	1	$979.47	$1,720.43		$3,613.88
262810530502001450	1	$979.47	$1,720.43		$3,613.88
262810530502001460	1	$979.47	$1,720.43		$3,613.88
262810530502001470	1	$979.47	$1,720.43		$3,613.88
262810530502001480	1	$979.47	$1,720.43		$3,613.88
262810530502001490	1	$979.47	$1,720.43		$3,613.88
262810530502001500	1	$979.47	$1,720.43		$3,613.88
262810530502001510	1	$979.47	$1,720.43		$3,613.88
262810530502001520	1	$979.47	$1,720.43		$3,613.88
262810530502001530	1	$979.47	$1,720.43		$3,613.88
262810530502001540	1	$979.47	$1,720.43		$3,613.88
262810530502001550	1	$979.47	$1,720.43		$3,613.88
262810530502001560	1	$979.47	$1,720.43		$3,613.88
262810530502001570	1	$979.47	$1,720.43		$3,613.88
262810530502001580	1	$979.47	$1,720.43		$3,613.88
262810530502001590	1	$979.47	$1,720.43		$3,613.88
262810530502001600	1	$979.47	$1,720.43		$3,613.88

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262810530502001610	1	$979.47	$1,720.43		$3,613.88
262810530502001620	1	$979.47	$1,720.43		$3,613.88
262810530502001630	1	$979.47	$1,720.43		$3,613.88
262810530502001640	1	$979.47	$1,720.43		$3,613.88
262810530502001650	1	$979.47	$1,720.43		$3,613.88
262810530502001660	1	$979.47	$1,720.43		$3,613.88
262810530502001670	1	$979.47	$1,720.43		$3,613.88
262810530502001680	1	$979.47	$1,720.43		$3,613.88
262810530502001690	1	$979.47	$1,720.43		$3,613.88
262810530502001700	1	$979.47	$1,720.43		$3,613.88
262810530502001710	1	$979.47	$1,720.43		$3,613.88
262810530502001720	1	$979.47	$1,720.43		$3,613.88
262810530502001730	1	$979.47	$1,720.43		$3,613.88
262810530502001740	1	$979.47	$1,720.43		$3,613.88
262810530502001750	1	$979.47	$1,720.43		$3,613.88
262810530502001760	1	$979.47	$1,720.43		$3,613.88
262810530502001770	1	$979.47	$1,720.43		$3,613.88
262810530502001780	1	$979.47	$1,720.43		$3,613.88
262810530502001790	1	$979.47	$1,720.43		$3,613.88
262810530502001800	1	$979.47	$1,720.43		$3,613.88
262810530502001810	1	$979.47	$1,720.43		$3,613.88
262810530502001820	1	$979.47	$1,720.43		$3,613.88
262810530502001830	1	$979.47	$1,720.43		$3,613.88
262810530502001840	1	$979.47	$1,720.43		$3,613.88
262810530502001850	1	$979.47	$1,720.43		$3,613.88
262810530502001860	1	$979.47	$1,720.43		$3,613.88
262810530502001870	1	$979.47	$1,720.43		$3,613.88
262810530502001880	1	$979.47	$1,720.43		$3,613.88
262810530502001890	1	$979.47	$1,720.43		$3,613.88
262810530502001900	1	$979.47	$1,720.43		$3,613.88
262810530502001910	1	$979.47	$1,720.43		$3,613.88
262810530502001920	1	$979.47	$1,720.43		$3,613.88
262810530502001930	1	$979.47	$1,720.43		$3,613.88
262810530502001940	1	$979.47	$1,720.43		$3,613.88
262810530502001950	1	$979.47	$1,720.43		$3,613.88
262810530502001960	1	$979.47	$1,720.43		$3,613.88
262810530502001970	1	$979.47	$1,720.43		$3,613.88
262810530502001980	1	$979.47	$1,720.43		$3,613.88
262810530502001990	1	$979.47	$1,720.43		$3,613.88
262810530502002000	1	$979.47	$1,720.43		$3,613.88
262810530502002010	1	$979.47	$1,720.43		$3,613.88

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262810530502002020	1	$979.47	$1,720.43		$3,613.88
262810530502002030	1	$979.47	$1,720.43		$3,613.88
262810530502002040	1	$979.47	$1,720.43		$3,613.88
262810530502002050	1	$979.47	$1,720.43		$3,613.88
262810530502002060	1	$979.47	$1,720.43		$3,613.88
262810530502002070	1	$979.47	$1,720.43		$3,613.88
262810530502002080	1	$979.47	$1,720.43		$3,613.88
262810530502002090	1	$979.47	$1,720.43		$3,613.88
262810530502002100	1	$979.47	$1,720.43		$3,613.88
262810530502002110	1	$979.47	$1,720.43		$3,613.88
262810530502002120	1	$979.47	$1,720.43		$3,613.88
262810530502002130	1	$979.47	$1,720.43		$3,613.88
262810530502002140	1	$979.47	$1,720.43		$3,613.88
262810530502002150	1	$979.47	$1,720.43		$3,613.88
262810530502002160	1	$979.47	$1,720.43		$3,613.88
262810530502002170	1	$979.47	$1,720.43		$3,613.88
262810530502002180	1	$979.47	$1,720.43		$3,613.88
262810530502002190	1	$979.47	$1,720.43		$3,613.88
262810530502002200	1	$979.47	$1,720.43		$3,613.88
262810530502002210	1	$979.47	$1,720.43		$3,613.88
262810530502002220	1	$979.47	$1,720.43		$3,613.88
262810530502002230	1	$979.47	$1,720.43		$3,613.88
262810530502002240	1	$979.47	$1,720.43		$3,613.88
262810530502002250	1	$979.47	$1,720.43		$3,613.88
262810530502002260	1	$979.47	$1,720.43		$3,613.88
262810530502002270	1	$979.47	$1,720.43		$3,613.88
262810530502002280	1	$979.47	$1,720.43		$3,613.88
262810530502002290	1	$979.47	$1,720.43		$3,613.88
262810530502002300	1	$979.47	$1,720.43		$3,613.88
262810530502002310	1	$979.47	$1,720.43		$3,613.88
262810530502002320	1	$979.47	$1,720.43		$3,613.88
262810530502002330	1	$979.47	$1,720.43		$3,613.88
262810530502002340	1	$979.47	$1,720.43		$3,613.88
262810530502002350	1	$979.47	$1,720.43		$3,613.88
262810530502002360	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002370	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002380	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002390	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002400	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002410	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002420	1	$913.98	$0.00	$2,413.54	$3,530.21

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262810530502002430	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002440	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002450	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002460	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002470	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002480	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002490	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002500	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002510	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002520	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002530	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002540	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002550	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002560	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002570	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002580	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002590	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002600	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002610	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002620	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002630	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002640	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002650	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002660	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002670	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002680	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002690	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002700	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002710	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002720	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002730	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002740	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002750	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002760	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002770	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002780	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002790	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002800	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002810	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002820	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002830	1	$913.98	$0.00	$2,413.54	$3,530.21

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262810530502002840	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002850	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002860	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002870	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002880	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002890	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002900	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002910	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002920	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002930	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002940	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002950	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002960	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002970	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002980	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502002990	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003000	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003010	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003020	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003030	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003040	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003050	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003060	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003070	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003080	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003090	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003100	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003110	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003120	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003130	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003140	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003150	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003160	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003170	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003180	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003190	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003200	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003210	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003220	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003230	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003240	1	$913.98	$0.00	$2,413.54	$3,530.21

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262810530502003250	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003260	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003270	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003280	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003290	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003300	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003310	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003320	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003330	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003340	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003350	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003360	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003370	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003380	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003390	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003400	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003410	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003420	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003430	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003440	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003450	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003460	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003470	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003480	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003490	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003500	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003510	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003520	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003530	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003540	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003550	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003560	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003570	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003580	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003590	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003600	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003610	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003620	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003630	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003640	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003650	1	$913.98	$0.00	$2,413.54	$3,530.21

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262810530502003660	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003670	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003680	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003690	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003700	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003710	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003720	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003730	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003740	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003750	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003760	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003770	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003780	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003790	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003800	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003810	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003820	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003830	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003840	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003850	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003860	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003870	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003880	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003890	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003900	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003910	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003920	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003930	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003940	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003950	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003960	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003970	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003980	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502003990	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004000	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004010	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004020	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004030	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004040	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004050	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004060	1	$913.98	$0.00	$2,413.54	$3,530.21

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262810530502004070	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004080	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004090	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004100	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004110	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004120	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004130	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004140	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004150	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004160	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004170	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004180	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004190	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004200	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004210	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004220	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004230	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004240	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004250	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004260	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004270	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004280	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004290	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004300	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004310	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004320	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004330	1	$913.98	$0.00	$2,413.54	$3,530.21
262810530502004340	1	$913.98	$0.00	$2,413.54	$3,530.21
262815537006000010	1	$979.47	$1,612.90		$3,560.11
262815537006000020	1	$979.47	$1,612.90		$3,560.11
262815537006000030	1	$979.47	$1,612.90		$3,560.11
262815537006000040	1	$979.47	$1,612.90		$3,560.11
262815537006000050	1	$979.47	$1,612.90		$3,560.11
262815537006000060	1	$979.47	$1,612.90		$3,560.11
262815537006000070	1	$979.47	$1,612.90		$3,560.11
262815537006000080	1	$979.47	$1,612.90		$3,560.11
262815537006000090	1	$979.47	$1,612.90		$3,560.11
262815537006000100	1	$979.47	$1,612.90		$3,560.11
262815537006000110	1	$979.47	$1,612.90		$3,560.11
262815537006000120	1	$979.47	$1,612.90		$3,560.11
262815537006000130	1	$979.47	$1,612.90		$3,560.11

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262815537006000140	1	$979.47	$1,612.90		$3,560.11
262815537006000150	1	$979.47	$1,612.90		$3,560.11
262815537006000160	1	$979.47	$1,612.90		$3,560.11
262815537006000170	1	$979.47	$1,612.90		$3,560.11
262815537006000180	1	$979.47	$1,612.90		$3,560.11
262815537006000190	1	$979.47	$1,612.90		$3,560.11
262815537006000200	1	$979.47	$1,612.90		$3,560.11
262815537006000210	1	$979.47	$1,612.90		$3,560.11
262815537006000220	1	$979.47	$1,612.90		$3,560.11
262815537006000230	1	$979.47	$1,612.90		$3,560.11
262815537006000240	1	$979.47	$1,612.90		$3,560.11
262815537006000250	1	$979.47	$1,612.90		$3,560.11
262815537006000260	1	$979.47	$1,612.90		$3,560.11
262815537006000270	1	$979.47	$1,612.90		$3,560.11
262815537006000290	1	$979.47	$1,612.90		$3,560.11
262815537006000300	1	$979.47	$1,612.90		$3,560.11
262815537006000310	1	$979.47	$1,612.90		$3,560.11
262815537006000320	1	$979.47	$1,612.90		$3,560.11
262815537006000330	1	$979.47	$1,612.90		$3,560.11
262815537006000340	1	$979.47	$1,612.90		$3,560.11
262815537006000350	1	$979.47	$1,612.90		$3,560.11
262815537006000360	1	$979.47	$1,612.90		$3,560.11
262815537006000370	1	$979.47	$1,612.90		$3,560.11
262815537006000380	1	$979.47	$1,612.90		$3,560.11
262815537006000390	1	$979.47	$1,612.90		$3,560.11
262815537006000400	1	$979.47	$1,612.90		$3,560.11
262815537006000410	1	$979.47	$1,612.90		$3,560.11
262815537006000420	1	$979.47	$1,612.90		$3,560.11
262815537006000430	1	$979.47	$1,612.90		$3,560.11
262815537006000440	1	$979.47	$1,612.90		$3,560.11
262815537006000450	1	$979.47	$1,612.90		$3,560.11
262815537006000460	1	$979.47	$1,612.90		$3,560.11
262815537006000470	1	$979.47	$1,612.90		$3,560.11
262815537006000480	1	$979.47	$1,612.90		$3,560.11
262815537006000490	1	$979.47	$1,612.90		$3,560.11
262815537006000500	1	$979.47	$1,612.90		$3,560.11
262815537006000510	1	$979.47	$1,612.90		$3,560.11
262815537006000520	1	$979.47	$1,612.90		$3,560.11
262815537006000530	1	$979.47	$1,612.90		$3,560.11
262815537006000540	1	$979.47	$1,612.90		$3,560.11
262815537006000550	1	$979.47	$1,612.90		$3,560.11

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262815537006000560	1	$979.47	$1,612.90		$3,560.11
262815537006000570	1	$979.47	$1,612.90		$3,560.11
262815537006000580	1	$979.47	$1,612.90		$3,560.11
262815537006000590	1	$979.47	$1,612.90		$3,560.11
262815537006000600	1	$979.47	$1,612.90		$3,560.11
262815537006000610	1	$979.47	$1,612.90		$3,560.11
262815537006000620	1	$979.47	$1,612.90		$3,560.11
262815537006000630	1	$979.47	$1,612.90		$3,560.11
262815537006000640	1	$979.47	$1,612.90		$3,560.11
262815537006000650	1	$979.47	$1,612.90		$3,560.11
262815537006000660	1	$979.47	$1,612.90		$3,560.11
262815537006000670	1	$979.47	$1,612.90		$3,560.11
262815537006000680	1	$979.47	$1,612.90		$3,560.11
262815537006000690	1	$979.47	$1,612.90		$3,560.11
262815537006000700	1	$979.47	$1,612.90		$3,560.11
262815537006000710	1	$979.47	$1,612.90		$3,560.11
262815537006000720	1	$979.47	$1,612.90		$3,560.11
262815537006000730	1	$979.47	$1,612.90		$3,560.11
262815537006000740	1	$979.47	$1,612.90		$3,560.11
262815537006000750	1	$979.47	$1,612.90		$3,560.11
262815537006000760	1	$979.47	$1,612.90		$3,560.11
262815537006000770	1	$979.47	$1,612.90		$3,560.11
262815537006000780	1	$979.47	$1,612.90		$3,560.11
262815537006000790	1	$979.47	$1,612.90		$3,560.11
262815537006000800	1	$979.47	$1,612.90		$3,560.11
262815537006000810	1	$979.47	$1,612.90		$3,560.11
262815537006000820	1	$979.47	$1,612.90		$3,560.11
262815537006000830	1	$979.47	$1,612.90		$3,560.11
262815537006000840	1	$979.47	$1,612.90		$3,560.11
262815537006000850	1	$979.47	$1,612.90		$3,560.11
262815537006000860	1	$979.47	$1,612.90		$3,560.11
262815537006000870	1	$979.47	$1,612.90		$3,560.11
262815537006000880	1	$979.47	$1,612.90		$3,560.11
262815537006000890	1	$979.47	$1,612.90		$3,560.11
262815537006000900	1	$979.47	$1,612.90		$3,560.11
262815537006000910	1	$979.47	$1,612.90		$3,560.11
262815537006000920	1	$979.47	$1,612.90		$3,560.11
262815537006000930	1	$979.47	$1,612.90		$3,560.11
262815537006000940	1	$979.47	$1,612.90		$3,560.11
262815537006000950	1	$979.47	$1,612.90		$3,560.11
262815537006000960	1	$979.47	$1,612.90		$3,560.11

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262815537006000970	1	$979.47	$1,612.90		$3,560.11
262815537006000980	1	$979.47	$1,612.90		$3,560.11
262815537006000990	1	$979.47	$1,612.90		$3,560.11
262815537006001000	1	$979.47	$1,612.90		$3,560.11
262815537006001010	1	$979.47	$1,612.90		$3,560.11
262815537006001020	1	$979.47	$1,612.90		$3,560.11
262815537006001030	1	$979.47	$1,612.90		$3,560.11
262815537006001040	1	$979.47	$1,612.90		$3,560.11
262815537006001050	1	$979.47	$1,612.90		$3,560.11
262815537006001060	1	$979.47	$1,612.90		$3,560.11
262815537006001070	1	$979.47	$1,612.90		$3,560.11
262815537006001080	1	$979.47	$1,612.90		$3,560.11
262815537006001090	1	$979.47	$1,612.90		$3,560.11
262815537006001100	1	$979.47	$1,612.90		$3,560.11
262815537006001110	1	$979.47	$1,612.90		$3,560.11
262815537006001120	1	$979.47	$1,612.90		$3,560.11
262815537006001130	1	$979.47	$1,612.90		$3,560.11
262815537006001140	1	$979.47	$1,612.90		$3,560.11
262815537006001150	1	$979.47	$1,612.90		$3,560.11
262815537006001160	1	$979.47	$1,612.90		$3,560.11
262815537006001170	1	$979.47	$1,612.90		$3,560.11
262815537006001180	1	$979.47	$1,612.90		$3,560.11
262815537006001190	1	$979.47	$1,612.90		$3,560.11
262815537006001200	1	$979.47	$1,612.90		$3,560.11
262815537006001210	1	$979.47	$1,612.90		$3,560.11
262815537006001220	1	$979.47	$1,612.90		$3,560.11
262815537006001230	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001240	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001250	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001260	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001270	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001280	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001290	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001300	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001310	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001320	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001330	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001340	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001350	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001360	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001370	1	$967.74	$0.00	$2,413.54	$3,583.97

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262815537006001380	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001390	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001400	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001410	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001420	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001430	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001440	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001450	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001460	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001470	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001480	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001490	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001500	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001510	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001520	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001530	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001540	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001550	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001560	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001570	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001580	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001590	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001600	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001610	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001620	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001630	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001640	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001650	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001660	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001670	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001680	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001690	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001700	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001710	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001720	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001730	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001740	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001750	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001760	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001770	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001780	1	$967.74	$0.00	$2,413.54	$3,583.97

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262815537006001790	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001800	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001810	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001820	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001830	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001840	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001850	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001860	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001870	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001880	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001890	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001900	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001910	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001920	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001930	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001940	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001950	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001960	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001970	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001980	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006001990	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002000	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002010	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002020	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002030	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002040	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002050	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002060	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002070	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002080	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002090	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002100	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002110	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002120	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002130	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002140	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002150	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002160	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002170	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002180	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002190	1	$967.74	$0.00	$2,413.54	$3,583.97

PARCEL ID	UNITS	FY 27 O&M	SERIES 2024 DEBT	SERIES 2025 DEBT	TOTAL
262815537006002200	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002210	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002220	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002230	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002240	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002250	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002260	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002270	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002280	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002290	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002300	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002310	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002320	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002330	1	$967.74	$0.00	$2,413.54	$3,583.97
262815537006002340	1	$967.74	$0.00	$2,413.54	$3,583.97
Total Gross Assessments	667				
		$638,960.22	$599,461.95	$750,610.94	$2,383,951.54

Total Net Assessments		$594,233.00	$557,499.61	$698,068.17	$2,217,074.93

SECTION VI

RESOLUTION 2026-11

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE WILLOWBROOK COMMUNITY DEVELOPMENT DISTRICT ADOPTING THE ANNUAL MEETING SCHEDULE FOR FISCAL YEAR 2027; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Willowbrook Community Development District ("District") is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*, being situated entirely within the City of Winter Haven, Florida; and

WHEREAS, the District is required by Section 189.015, *Florida Statutes*, to file quarterly, semi-annually, or annually a schedule (including date, time, and location) of its regular meetings with local governing authorities; and

WHEREAS, further, in accordance with the above-referenced statute, the District shall also publish quarterly, semi-annually, or annually the District's regular meeting schedule in a newspaper of general paid circulation in the county in which the District is located; and

WHEREAS, the Board desires to adopt an annual meeting schedule for the fiscal year beginning October 1, 2026, and ending September 30, 2027 ("Fiscal Year 2027"), attached as **Exhibit A**.

NOW THEREFORE BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE WILLOWBROOK COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. The Fiscal Year 2027 annual meeting schedule attached hereto and incorporated by reference herein as **Exhibit A** is hereby approved and shall be published in accordance with the requirements of Florida law and also provided to applicable governing authorities.

SECTION 2. This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED this 28th day of July 2026.

ATTEST:	**WILLOWBROOK COMMUNITY DEVELOPMENT DISTRICT**
______________________________	______________________________
Secretary / Assistant Secretary	Chairperson, Board of Supervisors

Exhibit A: Fiscal Year 2027 Annual Meeting Schedule

Exhibit A:

WILLOWBROOK COMMUNITY DEVELOPMENT DISTRICT
NOTICE OF MEETINGS FOR FISCAL YEAR 2027

The Board of Supervisors ("Board") of the Willowbrook Community Development District ("District") will hold their regular meetings for Fiscal Year 2027 at the Lake Alfred Public Library, 245 N. Seminole Avenue, Lake Alfred, Florida 33850, at 9:30 a.m., unless otherwise indicate, on the following dates:

October 27, 2026
Tuesday, November 3, 2026 @ 2:15 PM (Landowners' Meeting Only)
November 17, 2026 (3rd Tuesday)
December 15, 2026 (3rd Tuesday)
January 25, 2027
February 23, 2027
March 23, 2027
April 27, 2027
May 24, 2027
June 22, 2027
July 27, 2027
August 24, 2027
September 28, 2027

The meetings are open to the public and will be conducted in accordance with the provision of Florida law for community development districts. The meetings may be continued in progress without additional notice to a date, time, and place to be specified on the record at the meeting. A copy of the agenda for these meetings may be obtained by contacting the District Manager c/o Governmental Management Services – Central Florida, LLC, 219 East Livingston Street, Orlando, Florida 32801; Phone: (407) 841-5524 ("District Manager's Office"), or may be obtained on the District's website at https://willowbrookcdd.com/.

There may be occasions when one or more Board Supervisors or District staff will participate by telephone. Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Manager's Office at least three (3) business days prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

A person who decides to appeal any decision made at the meeting with respect to any matter considered at the meeting is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

District Manager

SECTION VII

RESOLUTION 2026-12

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE WILLOWBROOK COMMUNITY DEVELOPMENT DISTRICT DESIGNATING A DATE, TIME, AND LOCATION FOR A LANDOWNERS' MEETING AND ELECTION; PROVIDING FOR PUBLICATION; ESTABLISHING FORMS FOR LANDOWNER ELECTION; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Willowbrook Community Development District ("**District**") is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*, being situated entirely within the City of Winter Haven, Florida; and

WHEREAS, pursuant to Section 190.006(1), *Florida Statutes*, the District's Board of Supervisors ("**Board**") "shall exercise the powers granted to the district pursuant to Chapter 190, *Florida Statutes*," and the Board shall consist of five (5) members; and

WHEREAS, the District is statutorily required to hold its meeting of the landowners of the District for the purpose of electing Supervisors for the District on the first Tuesday in November, which shall be noticed pursuant to Section 190.006(2), *Florida Statutes*.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE WILLOWBROOK COMMUNITY DEVELOPMENT DISTRICT:

1. EXISTING BOARD SUPERVISORS; SEATS SUBJECT TO ELECTIONS. The Board is currently made up of the following individuals:

Seat Number	Supervisor	Term Expiration Date
1	McKinzie Terrill	November 2028
2	Steve Rosser	November 2028
3	Henry Chirinos	November 2026
4	Hyzens Marc	November 2026
5	Scott Shapiro	November 2026

This year, Seats 3, 4, and 5 are subject to election by landowners in November 2026. The two candidates receiving the highest number of votes shall be elected for terms of four (4) years. The remaining candidate shall be elected for a term of two (2) years. The term of office for each successful candidate shall commence upon election.

2. LANDOWNERS' ELECTION. In accordance with Section 190.006(2), *Florida Statutes*, the meeting of the landowners to elect Board Supervisor(s) of the District shall be held on the following date, time and location:

DATE: Tuesday, November 3, 2026
TIME: 2:15 p.m.

LOCATION: Lake Alfred Public Library
245 N. Seminole Avenue
Lake Alfred, Florida 33850

3. PUBLICATION. The District's Secretary is hereby directed to publish notice of the landowners' meeting and election in accordance with the requirements of Section 190.006(2), *Florida Statutes*.

4. FORMS. Pursuant to Section 190.006(2)(b), *Florida Statutes*, the landowners' meeting and election have been announced by the Board at its July 28, 2026, meeting. A sample notice of landowners' meeting and election, proxy, ballot form and instructions were presented at such meeting and are attached hereto as **Composite Exhibit A**. Such documents are available for review and copying during normal business hours at the office of the District Manager, Governmental Management Services – Central Florida, LLC, 219 East Livingston Street, Orlando, Florida 32801; (407) 841-5524.

5. SEVERABILITY. The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.

6. EFFECTIVE DATE. This Resolution shall become effective upon its passage.

PASSED AND ADOPTED THIS 28TH DAY OF JULY 2026.

ATTEST:	**WILLOWBROOK COMMUNITY DEVELOPMENT DISTRICT**
______________________________	______________________________
Secretary/Assistant Secretary	Chairperson/Vice Chairperson, Board of Supervisors

Composite Exhibit A: Sample Notice of Landowners' Meeting and Election, Instructions, Proxy, and Ballot Form

NOTICE OF LANDOWNERS' MEETING AND ELECTION OF THE WILLOWBROOK COMMUNITY DEVELOPMENT DISTRICT

Notice is hereby given to the public and all landowners within Willowbrook Community Development District ("**District**") the location of which is generally described as comprising a parcel or parcels of land containing approximately 284.905 acres, more or less, and generally located south of Lucerne Park Road and north of Martin Luther King Jr. Boulevard between Lake Fannie and Lake Smart, in the City of Winter Haven, Florida, advising that a meeting of landowners will be held for the purpose of electing three (3) people to the District's Board of Supervisors ("**Board**", and each member individually, "**Supervisor**").

DATE:	Tuesday, November 3, 2026
TIME:	2:15 p.m..
LOCATION:	Lake Alfred Public Library 245 N. Seminole Avenue Lake Alfred, Florida 33850

Each landowner may vote in person or by written proxy. Proxy forms may be obtained upon request at the office of the District Manager, c/o Governmental Management Services – Central Florida, LLC, 219 East Livingston Street, Orlando, Florida 38201; (407) 841-5524 ("**District Manager's Office**"). At said meeting each landowner or his or her proxy shall be entitled to nominate persons for the position of Supervisor and cast one (1) vote per acre of land, or fractional portion thereof, owned by him or her and located within the District for each person to be elected to the position of Supervisor. A fraction of an acre shall be treated as one (1) acre, entitling the landowner to one (1) vote with respect thereto. Platted lots shall be counted individually and rounded up to the nearest whole acre. The acreage of platted lots shall not be aggregated for determining the number of voting units held by a landowner or a landowner's proxy. At the landowners' meeting the landowners shall select a person to serve as the meeting chair and who shall conduct the meeting.

The landowners' meeting is open to the public and will be conducted in accordance with the provisions of Florida law. The meeting may be continued to a date, time, and place to be specified on the record at such meeting. A copy of the agenda for the meeting may be obtained from the District Manager's Office. There may be an occasion where one or more supervisors will participate by telephone.

Any person requiring special accommodations to participate in the meeting is asked to contact the District Manager's Office, at least three (3) business days before the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

A person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that such person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which the appeal is to be based.

District Manager
Run Date(s): __________ & _____________

PUBLISH: ONCE A WEEK FOR 2 CONSECUTIVE WEEKS, THE LAST DAY OF PUBLICATION TO BE NOT FEWER THAN 14 DAYS OR MORE THAN 28 DAYS BEFORE THE DATE OF ELECTION, IN A NEWSPAPER WHICH IS IN GENERAL CIRCULATION IN THE AREA OF THE DISTRICT

INSTRUCTIONS RELATING TO LANDOWNERS' MEETING OF THE WILLOWBROOK COMMUNITY DEVELOPMENT DISTRICT FOR THE ELECTION OF SUPERVISORS

DATE:	Tuesday, November 3, 2026
TIME:	2:15 p.m.
LOCATION:	Lake Alfred Public Library 245 N. Seminole Avenue Lake Alfred, Florida 33850

Pursuant to Chapter 190, Florida Statutes, and after a Community Development District ("**District**") has been established and the landowners have held their initial election, there shall be a subsequent landowners' meeting for the purpose of electing members of the Board of Supervisors ("**Board**") every two (2) years until the District qualifies to have its board members elected by the qualified electors of the District. The following instructions on how all landowners may participate in the election are intended to comply with Section 190.006(2)(b), *Florida Statutes*.

A landowner may vote in person at the landowners' meeting, or the landowner may nominate a proxy holder to vote at the meeting in place of the landowner. Whether in person or by proxy, each landowner shall be entitled to cast one (1) vote per acre of land owned by him or her and located within the District, for each position on the Board that is open for election for the upcoming term. A fraction of an acre shall be treated as one (1) acre, entitling the landowner to one vote with respect thereto. For purposes of determining voting interests, platted lots shall be counted individually and rounded up to the nearest whole acre. Moreover, please that a particular parcel of real property is entitled to only one (1) vote for each eligible acre of land or fraction thereof; therefore, two or more people who own real property in common, that is one (1) acre or less, are together entitled to only one (1) vote for that real property.

At the landowners' meeting, the first step is to elect a chair for the meeting, who may be any person present at the meeting. The landowners shall also elect a secretary for the meeting who may be any person present at the meeting. The secretary shall be responsible for the minutes of the meeting. The chair shall conduct the nominations and the voting. If the chair is a landowner or proxy holder of a landowner, he or she may nominate candidates and make and second motions. Candidates must be nominated and then shall be elected by a vote of the landowners. Nominees may be elected only to a position on the Board that is open for election for the upcoming term.

This year, three (3) seats on the Board will be up for election by landowners. The two (2) candidates receiving the highest number of votes shall be elected for terms of four (4) years. The remaining candidate shall be elected for a term of two (2) years. The terms of office for the successful candidates shall commence upon election.

A proxy is available upon request. To be valid, each proxy must be signed by one (1) of the legal owners of the property for which the vote is cast and must contain the typed or printed name of the individual who signed the proxy; the street address, legal description of the property or tax parcel identification number; and the number of authorized votes. If the proxy authorizes more than one vote, each property must be listed and the number of acres of each property must be included. The signature on a proxy does not need to be notarized.

LANDOWNER PROXY

WILLOWBROOK COMMUNITY DEVELOPMENT DISTRICT
LANDOWNERS' MEETING

KNOW ALL MEN BY THESE PRESENTS, that the undersigned, the fee simple owner of the lands described herein, hereby constitutes and appoints ________________________ ("**Proxy Holder**") for and on behalf of the undersigned, to vote as proxy at the meeting of the landowners of the District to be held at the **Lake Alfred Public Library, 245 N. Seminole Avenue, Lake Alfred, Florida 33850, on Tuesday, November 3, 2026, at 2:15 p.m.**, and at any adjournments thereof, according to the number of acres of unplatted land and/or platted lots owned by the undersigned landowner that the undersigned would be entitled to vote if then personally present, upon any question, proposition, or resolution or any other matter or thing that may be considered at said meeting including, but not limited to, the election of members of the Board of Supervisors. Said Proxy Holder may vote in accordance with his or her discretion on all matters not known or determined at the time of solicitation of this proxy, which may legally be considered at said meeting.

Any proxy heretofore given by the undersigned for said meeting is hereby revoked. This proxy is to continue in full force and effect from the date hereof until the conclusion of the landowners' meeting and any adjournment or adjournments thereof but may be revoked at any time by written notice of such revocation presented at the landowners' meeting prior to the Proxy Holder's exercising the voting rights conferred herein.

____
Printed Name of Legal Owner

____ ________________________________
Signature of Legal Owner Date

____

Parcel Description	**Acreage**	**Authorized Votes**
___________________________________	_______	_______
___________________________________	_______	_______
___________________________________	_______	_______

[Insert above the street address of each parcel, the legal description of each parcel, or the tax identification number of each parcel. If more space is needed, identification of parcels owned may be incorporated by reference to an attachment hereto.]

Total Number of Authorized Votes: ______________

NOTES: Pursuant to Section 190.006(2)(b), *Florida Statutes*, a fraction of an acre is treated as one (1) acre entitling the landowner to one vote with respect thereto. Moreover, two (2) or more persons who own real property in common that is one acre or less are together entitled to only one vote for that real property.

If the fee simple landowner is not an individual, and is instead a corporation, limited liability company, limited partnership or other entity, evidence that the individual signing on behalf of the entity has the authority to do so should be attached hereto (e.g., bylaws, corporate resolution, etc.).

OFFICIAL BALLOT
WILLOWBROOK COMMUNITY DEVELOPMENT DISTRICT
LANDOWNERS' MEETING – NOVEMBER 3, 2026

For Election (3 Supervisors): The two (2) candidates receiving the highest number of votes will serve four (4) year terms. The remaining candidate will serve a two (2) year term. All terms of office commence upon election.

The undersigned certifies that he/she/it is the fee simple owner of land, or the proxy holder for the fee simple owner of land, located within the District and described as follows:

Description   Acreage

____   ________
____   ________
____   ________

[Insert above the street address of each parcel, the legal description of each parcel, or the tax identification number of each parcel. If more space is needed, identification of parcels owned may be incorporated by reference to an attachment hereto.]

I, ____________________, as Landowner, or as the proxy holder of _________________ (Landowner) pursuant to the Landowner's Proxy attached hereto, do cast my votes as follows:

SEAT #	NAME OF CANDIDATE	NUMBER OF VOTES
3		
4		
5		

Date: ____________________________   Signed: ______________________________
                                                                  Printed Name: _________________________

SECTION VIII

Items will be provided to Board under separate cover for confidentiality purposes.

SECTION IX

SECTION A

INSTR # 2026153820
BK 14054 Pgs 0603-0607 PG(s)5
06/26/2026 02:30:16 PM
STACY M. BUTTERFIELD,
CLERK OF COURT POLK COUNTY
RECORDING FEES 44.00

Upon recording, please return to:
K. Grace Rinaldi, Esq.
Kilinski | Van Wyk PLLC
517 E. College Avenue
Tallahassee, Florida 32301

Above space left blank for recording purposes.

Notice of Termination

STATE OF FLORIDA
COUNTY OF POLK

THE UNDERSIGNED hereby gives notice of termination of the Notice of Commencement recorded on May 20, 2026, in Official Records Book 14005, Page 1625 et seq., of the Public Records of Polk County, Florida (the "Notice of Commencement").

In accordance with Section 713.132, *Florida Statutes*, the following information is provided:

1. Description of the Property released: This Notice of Termination applies to all the real property subject to the Notice of Commencement. See Exhibit A.

2. General description of the improvements: Earthwork/clearing, roadway improvements, drainage improvements, waterline and accessories, sewer system, irrigation and accessories, related miscellaneous work, and coordination efforts to support the development of Willowbrook North Phase 2 (the "Project").

3. Owner information
   a) Name and address: Willowbrook Community Development District
   c/o Governmental Management Services – Central Florida, LLC
   219 East Livingston Street
   Orlando, Florida 32801

   b) Interest in property: Owner.

   c) Name and address of fee simple titleholder (if other than owner): N/A.

4. Contractor (name and address): Jon M Hall Company, LLC, 1400 Martin Luther King Jr. Boulevard, Sanford, Florida 32711.

5. Surety
   a) Name and address: Philadelphia Indemnity Insurance Company
   One Bala Plaza, Suite 100
   Bala Cynwyd, Pennsylvania 19004

   b) Amount of bond: $3,846,723.33.

6. Lender (name and address): N/A

7. Person within the State of Florida designated by owner upon whom notices or other documents may be served.
Name and address: Jill Burns, Governmental Management Services – Central Florida, LLC, 219 East Livingston Street, Orlando, Florida 32801.

8. In addition, owner designates the following individual to receive a copy of any notices: Kilinski | Van Wyk PLLC, 517 East College Avenue, Tallahassee, Florida 32301.

9. The Notice of Commencement was recorded on May 20, 2026, in Official Records Book 14005, Pages 1625 et seq., of the Public Records of Polk County, Florida.

10. The Notice of Termination is effective thirty (30) days after recording hereof and covers all real property subject to the above-referenced Notice of Commencement.

11. All lienors have been paid in full pursuant to the Contractor's Final Payment Affidavit, which is on file with Owner and attached hereto at **Exhibit B**.

12. Owner has, prior to recording this Notice of Termination, served a copy of this Notice of Termination on each lienor who has a direct contract with Owner or who has timely served a notice to Owner, and will serve a copy of this Notice of Termination on each lienor who timely services a notice to Owner after this Notice of Termination has been recorded.

"OWNER"

WILLOWBROOK COMMUNITY DEVELOPMENT DISTRICT

____
Chairperson, Board of Supervisors

STATE OF FLORIDA
COUNTY OF ORANGE

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization this 24th day of June 2026, by McKinzie Terrill, as Chairperson of the Board of Supervisors of the Willowbrook Community Development District, who is ☒ personally known to me or ☐ produced ______________________ as identification.

MARCIA ANN BEXLEY
Notary Public - State of Florida
Commission # HH 397859
My Comm. Expires Aug 15, 2027
Bonded through National Notary Assn.

____
(Official Notary Signature & Seal)

Print Name: Marcia Ann Bexley
Notary Public, State of Florida

EXHIBIT A: Legal Description
EXHIBIT B: Contractor's Final Payment Affidavit

Stacy M. Butterfield POLK
CFN# 2026153820 OR BK 14054 PG 604 Pgs 0603-0607 06/26/2026 02:30:16 PM

EXHIBIT A:
LEGAL DESCRIPTION

THOSE LANDS CONTAINED IN WILLOWBROOK NORTH, ACCORDING TO PLAT THEREOF, RECORDED IN PLAT BOOK 214, PAGES 4 ET SEQ., OF THE OFFICIAL RECORDS OF POLK COUNTY, FLORIDA, LESS AND EXCEPT LOTS 236-434, AS DEPICTED ON THE PLAT OF WILLOWBROOK NORTH, RECORDED AT PLAT BOOK 214, PAGES 4 ET SEQ., OF THE OFFICIAL RECORDS OF POLK COUNTY, FLORIDA.

Stacy M. Butterfield POLK
CFN# 2026153820 OR BK 14054 PG 605 Pgs 0603-0607 06/26/2026 02:30:16 PM

EXHIBIT B:
CONTRACTOR'S FINAL PAYMENT AFFIDAVIT

[*Attached beginning at following page.*]

Stacy M. Butterfield POLK
CFN# 2026153820 OR BK 14054 PG 606 Pgs 0603-0607 06/26/2026 02:30:16 PM

CONTRACTOR'S FINAL PAYMENT AFFIDAVIT

STATE OF FLORIDA
COUNTY OF Seminole

BEFORE ME, the undersigned authority, personally appeared Joseph Webster, who, after being first duly sworn, deposes and says of his personal knowledge the following:

1. He is the Executive Vice President, of Jon M. Hall Company, LLC, a Florida limited liability company, which does business in the State of Florida, hereinafter referred to as the "Contractor."

2. Contractor, pursuant to a contract with Willowbrook Community Development District dated May 29, 2025, hereinafter referred to as the "Owner," has furnished or caused to be furnished labor, materials, and services for the construction of certain improvements to real property as more particularly set forth in said contract.

3. This affidavit is executed by the Contractor in accordance with section 713.06, *Florida Statutes* for the purposes of obtaining final payment from the Owner in the amount of $ 169,388.00 .

4. All work to be performed under the contract has been fully completed, and all lienors under the direct contract have been paid in full, except the following listed lienors:

NAME OF LIENOR	AMOUNT DUE
N/A	

Signed, sealed, and delivered this 22nd day of June 2026.

JON M. HALL COMPANY, LLC,
a Florida limited liability company

By: Joseph Webster
Its: Executive Vice President

STATE OF FLORIDA
COUNTY OF Seminole

SWORN AND SUBSCRIBED to before me by means of ☒ physical presence or ☐ online notarization this 22nd day of June 2026 by Joseph Webster, as Executive Vice President of Jon M. Hall Company, LLC, who ☒ is personally known to me or ☐ produced ____________________ as identification.

LISA SPALDING
MY COMMISSION # HH 416288
EXPIRES: October 29, 2027

[notary seal]

(Official Notary Signature)
Name: Lisa Spalding
My Commission Expires: 10/29/2027

Stacy M. Butterfield POLK
CFN# 2026153820 OR BK 14054 PG 607 Pgs 0603-0607 06/26/2026 02:30:16 PM

SECTION B

INSTR # 2026153819
BK 14054 Pgs 0598-0602 PG(s)5
06/26/2026 02:30:16 PM
STACY M. BUTTERFIELD,
CLERK OF COURT POLK COUNTY
RECORDING FEES 44.00

Upon recording, please return to:
K. Grace Rinaldi, Esq.
Kilinski | Van Wyk PLLC
517 E. College Avenue
Tallahassee, Florida 32301

Above space left blank for recording purposes.

Notice of Termination

STATE OF FLORIDA
COUNTY OF POLK

THE UNDERSIGNED hereby gives notice of termination of the Notice of Commencement recorded on May 20, 2026, in Official Records Book 14005, Page 1637 et seq., of the Public Records of Polk County, Florida (the "Notice of Commencement").

In accordance with Section 713.132, *Florida Statutes*, the following information is provided:

1. Description of the Property released: This Notice of Termination applies to all the real property subject to the Notice of Commencement. See Exhibit A.

2. General description of the improvements: Earthwork/clearing, roadway improvements, drainage improvements, waterline and accessories, sewer system, irrigation and accessories, related miscellaneous work, and coordination efforts to support the development of Willowbrook South Phase 2 (the "Project").

3. Owner information
   a) Name and address: Willowbrook Community Development District
   c/o Governmental Management Services – Central Florida, LLC
   219 East Livingston Street
   Orlando, Florida 32801

   b) Interest in property: Owner.

   c) Name and address of fee simple titleholder (if other than owner): N/A.

4. Contractor (name and address): Jon M Hall Company, LLC, 1400 Martin Luther King Jr. Boulevard, Sanford, Florida 32711.

5. Surety
   a) Name and address: Philadelphia Indemnity Insurance Company
   One Bala Plaza, Suite 100
   Bala Cynwyd, Pennsylvania 19004

   b) Amount of bond: $2,332,403.29.

6. Lender (name and address): N/A.

7. Person within the State of Florida designated by owner upon whom notices or other documents may be served.
   Name and address: Jill Burns, Governmental Management Services – Central Florida, LLC, 219 East Livingston Street, Orlando, Florida 32801.

8. In addition, owner designates the following individual to receive a copy of any notices: Kilinski | Van Wyk PLLC, 517 East College Avenue, Tallahassee, Florida 32301.

9. The Notice of Commencement was recorded on May 20, 2026, in Official Records Book 14005, Pages 1637 et seq., of the Public Records of Polk County, Florida.

10. This Notice of Termination is effective thirty (30) days after recording hereof and covers all real property subject to the above-referenced Notice of Commencement.

11. All lienors have been paid in full pursuant to the Contractor's Final Payment Affidavit, which is on file with Owner and attached hereto at **Exhibit B**.

12. Owner has, prior to recording this Notice of Termination, served a copy of this Notice of Termination on each lienor who has a direct contract with Owner or who has timely served a notice to Owner, and will serve a copy of this Notice of Termination on each lienor who timely services a notice to Owner after this Notice of Termination has been recorded.

"OWNER"

WILLOWBROOK COMMUNITY DEVELOPMENT DISTRICT

Chairperson, Board of Supervisors

STATE OF FLORIDA
COUNTY OF ORANGE

The foregoing instrument was acknowledged before me by means of ☑ physical presence or ☐ online notarization this 24th day of June 2026, by McKinzie Terrill, as Chairperson of the Board of Supervisors of the Willowbrook Community Development District, who is ☑ personally known to me or ☐ produced ____________________ as identification.

(Official Notary Signature & Seal)

MARCIA ANN BEXLEY
Notary Public - State of Florida
Commission # HH 397859
My Comm. Expires Aug 15, 2027
Bonded through National Notary Assn.

Print Name: MARCIA ANN BEXLEY
Notary Public, State of Florida

EXHIBIT A: Legal Description
EXHIBIT B: Contractor's Final Payment Affidavit

EXHIBIT A:
LEGAL DESCRIPTION

THOSE LANDS CONTAINED IN WILLOWBROOK SOUTH, ACCORDING TO PLAT THEREOF, RECORDED IN PLAT BOOK 211, PAGES 6 ET SEQ., OF THE OFFICIAL RECORDS OF POLK COUNTY, FLORIDA, LESS AND EXCEPT LOTS 123-234, AS DEPICTED ON THE PLAT OF WILLOWBROOK SOUTH, RECORDED AT PLAT BOOK 211, PAGES 6 ET SEQ., OF THE OFFICIAL RECORDS OF POLK COUNTY, FLORIDA.

EXHIBIT B:
CONTRACTOR'S FINAL PAYMENT AFFIDAVIT

[*Attached beginning at following page.*]

Stacy M. Butterfield POLK
CFN# 2026153819 OR BK 14054 PG 601 Pgs 0598-0602 06/26/2026 02:30:16 PM

CONTRACTOR'S FINAL PAYMENT AFFIDAVIT

STATE OF FLORIDA
COUNTY OF Seminole

BEFORE ME, the undersigned authority, personally appeared Joseph Webster, who, after being first duly sworn, deposes and says of his personal knowledge the following:

1. He is the Executive Vice President, of Jon M. Hall Company, LLC, a Florida limited liability company, which does business in the State of Florida, hereinafter referred to as the "Contractor."

2. Contractor, pursuant to a contract with Willowbrook Community Development District dated May 29, 2025, hereinafter referred to as the "Owner," has furnished or caused to be furnished labor, materials, and services for the construction of certain improvements to real property as more particularly set forth in said contract.

3. This affidavit is executed by the Contractor in accordance with section 713.06, *Florida Statutes* for the purposes of obtaining final payment from the Owner in the amount of $ 83,147.54.

4. All work to be performed under the contract has been fully completed, and all lienors under the direct contract have been paid in full, except the following listed lienors:

NAME OF LIENOR	AMOUNT DUE
N/A	

Signed, sealed, and delivered this 22nd day of June 2026.

JON M. HALL COMPANY, LLC,
a Florida limited liability company

By: Joseph Webster
Its: Executive Vice President

STATE OF FLORIDA
COUNTY OF Seminole

SWORN AND SUBSCRIBED to before me by means of ☒ physical presence or ☐ online notarization this 22nd day of June 2026 by Joseph Webster, as Executive Vice President of Jon M. Hall Company, LLC, who ☒ is personally known to me or ☐ produced ____________ as identification.

LISA SPALDING
MY COMMISSION # HH 416286
EXPIRES: October 29, 2027

[notary seal]

(Official Notary Signature)
Name: Lisa Spalding
My Commission Expires: 10/29/2027

SECTION X

Re: Signed documents for Willowbrook

McKinzie Terrill <mterrill@keewin.net>
To Amy Whipple
Cc Burns Jillian; Amy Whipple
Retention Policy 5 year delete-Expanding (5 years) Expires 7/5/2031
You replied to this message on 7/6/2026 3:35 PM.

Reply | Reply All | Forward

Mon 7/6/2026 3:30 PM

On Jul 6, 2026, at 3:20 PM, Amy Whipple <awhipple@navitascredit.com> wrote:

Hello McKinzie and Jillian,

I hope you had a Great 4th of July weekend!

I have good news and bad news.

Good news, your payment went down! So I have attached our "oneway" letter showing you the change to your contract (it shows the contract section with payment information and the cover letter showing the amount for the ACH). Your payment amount went from $635.15 to $616.71 per month. @McKinzie Terrill – Please just email me back your OK on this.

Bad news, @Jillian Burns -Please sign the new Purchase order form for me showing the corrected payment amount. I've attached it here. Just sign and email back to me and then I can get the vendor paid.

Let me know if you have any questions.

Thanks,

Amy

Amy Whipple
Senior Financing Specialist
Navitas Credit Corp.
p: (904) 543-2575 ext. 208
a: 203 fort Wade Road, Suite 300 Ponte Vedra, FL 32081
e: awhipple@navitascredit.com

07/6/2026

Willowbrook Community Development District
219 East Livingston Street
Orlando, FL 32801

Re: Contract dated 07/1/2026 and Numbered 41650618

Dear McKinzie,

In accordance with the terms of your agreement it has become necessary to amend your contract as follows:

Term in Months: 60	**First Payment:**	$616.71
Monthly Payments: 60 @ $616.71	**Last Payment:**	$616.71
	Security Deposit:	$0.00
	Other:	$0.00
Amount Financed:$26,051.49	**INITIAL AMOUNT DUE:**	$1,233.42

Other Documents: ACH is a requirement of your transaction. Please provide a Purchase Order to Navitas Credit Corp for the following: 60 payments of $616.71

Company check for monies due: For Initial Amount $1,233.42 plus any applicable tax.

We look forward to a continuing a mutually beneficial relationship with you as a customer of Navitas Credit Corp. If you have any questions regarding this matter, please feel free to contact us at: 866-956-2848 .

Very truly yours,

Navitas Credit Corp
Amy Whipple

Willowbrook Community Development District

219 East Livingston Street

Orlando, FL 32801

To: Navitas Credit Corp

Re: Contract 41650618

To whom it may concern,

We do not require purchase orders to make payments to creditors or vendors. We will make 60 payments @ $616.71 to Navitas Credit Corp.

Signature

Signed by:

Jillian Burns

A5E3EE433D19464

Title

District Manager

Date

7/7/2026

docusign

Certificate Of Completion

Envelope Id: 4DE79354-995A-8ADB-8345-A23460F1F506

Status: Completed

Subject: Please DocuSign this document from Navitas Credit Corp- PO for Willowbrook

Source Envelope:

Document Pages: 1

Signatures: 1

Envelope Originator:

Certificate Pages: 2

Initials: 0

Amy Whipple

AutoNav: Enabled

303 Fellowship rd

EnvelopeId Stamping: Enabled

Suite 310

Time Zone: (UTC-05:00) Eastern Time (US & Canada)

Mount Laurel,   08054

awhipple@navitascredit.com

IP Address: 2605:59c0:17e8:

Record Tracking

Status: Original 7/7/2026 8:52:03 AM	Holder: Amy Whipple awhipple@navitascredit.com	Location: DocuSign

Signer Events | Signature | Timestamp

Jillian Burns

jburns@gmscfl.com

District Manager

Security Level: Email, Account Authentication (None), Authentication

Signature Adoption: Pre-selected Style

Using IP Address: 47.207.74.13

Sent: 7/7/2026 8:55:03 AM

Viewed: 7/7/2026 9:45:11 AM

Signed: 7/7/2026 9:45:24 AM

Authentication Details

ID Check:

Transaction: 31046459281325

Result: passed

Vendor ID: LexisNexis

Type: iAuth

Recipient Name Provided by: Recipient

Information Provided for ID Check: Address, SSN4, DOB

Performed: 7/7/2026 9:45:05 AM

Question Details:

passed   property.association.single.real

passed   property.street.in.city.fake

passed   corporate.association.real

passed   property.street.in.city.real

passed   vehicle.color.real

passed   vehicle.historical.color.real

Electronic Record and Signature Disclosure:

Not Offered via Docusign

In Person Signer Events | Signature | Timestamp

Editor Delivery Events | Status | Timestamp

Amy Whipple

awhipple@navitascredit.com

Certified Financing Professional

Navitas Lease Corp.

Security Level: Email, Account Authentication (None), Logged in

VIEWED

Using IP Address: 143.105.23.84

Sent: 7/7/2026 9:45:25 AM

Viewed: 7/8/2026 12:27:33 PM

Completed: 7/8/2026 12:27:36 PM

Electronic Record and Signature Disclosure:

Not Offered via Docusign

Agent Delivery Events | Status | Timestamp

Intermediary Delivery Events | Status | Timestamp

Certified Delivery Events | Status | Timestamp

Carbon Copy Events | Status | Timestamp

Witness Events | Signature | Timestamp

Notary Events	Signature	Timestamp

Envelope Summary Events	Status	Timestamps
Envelope Sent	Hashed/Encrypted	7/7/2026 8:55:03 AM
Certified Delivered	Security Checked	7/8/2026 12:27:33 PM
Signing Complete	Security Checked	7/8/2026 12:27:36 PM
Completed	Security Checked	7/8/2026 12:27:36 PM

Payment Events	Status	Timestamps

NAVITAS CREDIT CORP.
A United Community Company

JUN 25,2026

Dear Willowbrook Community Development District,

Thank you for your business. I have attached the documents required to finalize your transaction with Navitas Credit Corp. Please have the documents executed as described below:

Equipment Lease, Rental or Finance Agreement: Please sign and date the lower left side of the lease or finance agreement with the appropriate title.

Corporate Guaranty: Please have the following individual(s) sign the Unconditional Guaranty Section:
Krpc Willowbrook, Llc

Other Documents: ACH is a requirement of your transaction. Please provide a Purchase Order to Navitas Credit Corp for the following: 60 payments of $635.13

Company check for monies due: For Initial Amount $1,270.26 plus any applicable tax.

[redacted]

[redacted]

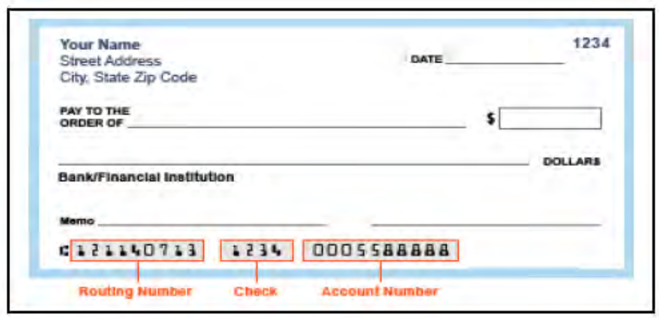
[redacted]

[redacted]

[redacted]

[redacted]

[redacted]



Signed by:
[redacted]
5F4ACABB4FEC437...

This is a onetime ACH for the current amount due under the Agreement.

We require you to have all future amounts due remitted via ACH to Navitas Credit Corp., or its assignee, please sign below:

Signature: Signed by: MCKINZIE Terrill **Date:** 7/1/2026

This document may be executed by facsimile, electronic or original signature and such a copy shall be treated as an original for all purposes.

Please supply a copy of a Voided Company Check for the business listed on this agreement which is financing the equipment

Should any of the information on the enclosed documents be incorrect, please notify me immediately at (866) 956-2848 so I can make the appropriate corrections.

Sincerely,

Have my Rep contact me for alternative method

Amy Whipple
Navitas Credit Corp.

info@navitascredit.com www.navitascredit.com

NAVITAS CREDIT CORP.
A United Community Company

Important Information About Procedures for Opening a New Account

To help the government fight the funding of terrorism and money laundering activities, Federal law requires all financial institutions to obtain, verify, and record information that identifies each person who opens an account.

What this means for you: When you open an account, we will ask for your name, address, date of birth, and other information that will allow us to identify you. We may also ask to see your driver's license or other identifying documents.

Docusign Envelope ID: B07D82A5-4DDA-8177-8126-7625E6AF73DE

EQUIPMENT FINANCE AGREEMENT

NAVITAS CREDIT CORP.
A United Community Company

BORROWER: Willowbrook Community Development District DBA: Federal Tax ID# 93-4668725
(hereinafter referred to as "you" or "your")
Address: 219 East Livingston Street City: Orlando State: FL Zip: 32801 Phone: (407) 645-4400
SECURED PARTY/ LENDER: **NAVITAS CREDIT CORP.** VENDOR: Patio Showcase AGREEMENT # 41650618
hereafter referred to as "We", "Us", or "Our"
(Vendor is not an agent of Secured Party nor is Vendor authorized to waive or alter any terms of this Agreement)

Equipment Description / Quantity / Serial # / VIN# *(1) Pool Furniture Per Invoice 46744* Initial	**Term in Months: 60** Initial	**First Payment:** $635.13
	Monthly Payments: 60 @ $635.13 Initial	**Last Payment:** $635.13 **Security Deposit:** $0.00 **Other:** $0.00
Equipment Location *(if different than above address)* *2818 Adeline Ave, Winter Haven, FL 32881*	**Amount Financed:$26,051.49** Initial	**INITIAL AMOUNT DUE:** $1,270.26 Initial

TERMS AND CONDITIONS (PAGE 1 OF 2) – PLEASE READ CAREFULLY BEFORE SIGNING

1. **AGREEMENT:** You want to acquire the above equipment ("Equipment") from a vendor selected by you ("Vendor") and have requested that we finance the purchase price for you. You unconditionally promise to pay us the sum of all of the monthly payments indicated above or on any schedule ("Payments") and you agree to all of the terms stated in this Agreement. You authorize us to insert any Equipment serial numbers and other identification data and any other omitted facts and to correct obvious errors. We may adjust the monthly payment amount to finance any taxes due at the inception of this Agreement or if the actual cost of the Equipment is less than 10% higher or lower than the amount that the Payment amount was based on. At our discretion we may apply any amounts received from you to any amount you owe under this Agreement.

2. **TERM:** This Agreement shall become effective and shall commence only after you direct us to make disbursements to your Vendor, we approve your Vendor's invoice, we sign this Agreement and we make the initial disbursement or any later date that we designate ("Commencement Date"). The term of this Agreement shall terminate upon the date that all of your payment and other obligations have been paid and satisfied in full ("Term"). The Initial Amount Due shall be due on the Commencement Date and subsequent monthly payments are due on the day we select, payable to a location to be designated by us. **YOUR OBLIGATION TO PAY ALL PAYMENTS AND OTHER OBLIGATIONS TO US IS UNCONDITIONAL AND NOT SUBJECT TO ANY REDUCTION, SET-OFF, DEFENSE OR COUNTERCLAIM. THIS AGREEMENT MAY NOT BE CANCELED FOR ANY REASON WHATSOEVER AFTER COMMENCEMENT EXCEPT BY YOUR PAYMENT AND SATISFACTION OF ALL OF YOUR OBLIGATIONS HEREUNDER.** We have the right, but not the obligation, to electronically withdraw funds from your bank account to pay for any unpaid Payments or other amounts due hereunder. You will provide us with any bank account information we request in order to process electronic payments.

3. **EQUIPMENT:** You agree that you are the owner of and have title to the Equipment, excluding any software. By signing the Pay Proceeds Direction at the end of this Agreement, you authorize us to pay your Vendor, either as a prepayment to your Vendor to initiate delivery or upon your acceptance of the Equipment when it is delivered. You hereby grant to us a first priority, purchase money security interest in the Equipment and all replacements, replacement parts, accessions and attachments now or hereafter made a part of the Equipment, and all cash and non-cash proceeds, and all general intangibles, accounts and chattel paper arising therefrom. You agree, at your expense, to protect and defend our interests in the Equipment. Further, you shall at all times keep the Equipment free from all legal process, liens and other encumbrances if asserted or made against you or the Equipment. You agree we have the right to inspect the Equipment upon reasonable notice to you.

4. **NO WARRANTIES; NO AGENCY: WE ARE FINANCING THE EQUIPMENT FOR YOU "AS IS". WE MAKE NO WARRANTIES, EXPRESS OR IMPLIED, INCLUDING WARRANTIES OF NON-INFRINGMENT, MERCHANTABILITY, OR FITNESS FOR A PARTICULAR PURPOSE OR ORDINARY USE IN CONNECTION WITH THIS AGREEMENT.** Neither the Vendor nor any other person is our agent, nor are they authorized to waive or change any term of this Agreement. No representation, guaranty or warranty by the Vendor or other person is binding on us. No breach by the Vendor will relieve or excuse your obligations to us. If you entered into a maintenance or service agreement the cost of which is included in the Payments, you acknowledge we are not a party to such agreements and are not responsible for any service, repairs, or maintenance of the Equipment. If you have a dispute with your Vendor about delivery, installation, service or any other matter, you must continue to perform all your obligations, hereunder. Navitas is not an agent or affiliate of the Vendor.

5. **SALE/ASSIGNMENT: YOU MAY NOT SELL, TRANSFER, ASSIGN OR LEASE THE EQUIPMENT OR YOUR OBLIGATIONS UNDER THIS AGREEMENT WITHOUT OUR PRIOR WRITTEN APPROVAL.** We may sell, assign or transfer this Agreement or any part of it and/or our interest in the Equipment without notifying you and you agree that if we do, (i) the new Secured Party will have the same rights and benefits that we now have but will not have to perform any of our obligations, (ii) the rights of the new Secured Party will not be subject to any claims, defenses or setoffs that you may have against us or the Vendor, and (iii) you will not assert any claims, defenses or setoffs whatsoever against us or the new Secured Party.

6. **SECURITY DEPOSIT:** As security for the performance of all your obligations hereunder, you have deposited with us the amount set forth in the section shown as "Security Deposit". We have the right, but are not obligated, to apply the security deposit at any time to any amount you owe. Provided you have fully performed all of the provisions of this Agreement, we will return to you any then remaining balance of the security deposit. We will not keep the security deposit separate from our general funds and you shall not be entitled to any interest thereon.

7. **CARE, USE AND LOCATION; LOSS:** You are responsible for installing and keeping the Equipment in good working order and repair. You will keep and use the Equipment only for business or commercial purposes and in compliance with all applicable laws, ordinances or regulations and only at your address shown on this Agreement unless we agree to another location. You will not make any alterations to the Equipment without our prior written consent, nor will you permanently attach the Equipment to any real estate. In the event the Equipment is lost, stolen or damaged, so long as you are not in default hereunder, you shall have the option within

TERMS AND CONDITIONS (PAGE 1 OF 2) – PLEASE READ CAREFULLY BEFORE SIGNING

By signing this Agreement you acknowledge that you have read and understand the terms and conditions on each page of this Agreement, and you warrant that the person signing this Agreement on your behalf has the authority to do so and to grant the power of attorney set forth in Section 13 of this Agreement.

I AM AUTHORIZED TO SIGN THIS AGREEMENT ON BEHALF OF BORROWER:

Signed by:
X: MCKINZIE Terrill Date Signed: 7/1/2026
(signature) ACAB84FEC437
Print Name & Title: MCKINZIE Terrill Chairperson

ACCEPTED BY SECURED PARTY: NAVITAS CREDIT CORP., at Columbia, South Carolina

By: Date Accepted:
(signature)
Print Name & Title:

UNCONDITIONAL GUARANTY:
For the purposes of this Guaranty, "you" and "your" refer to the person making the guaranty. "We", "us" and "our" refer to the Secured Party, our successors or assigns. You acknowledge that you have read and understood the Agreement and this Guaranty and that this is an irrevocable, joint, several and continuing guaranty. You agree that you have an interest in the Borrower's business, economic or otherwise, and that we would not enter into this Agreement without this Guaranty. You unconditionally guaranty that the Borrower will fully and promptly pay all its obligations under the Agreement and any future Agreements with us when they are due and will perform all its other obligations under the Agreement even if we modify or renew the Agreement, or if any payments made by the Borrower are rescinded or returned upon the insolvency, bankruptcy or reorganization of the Borrower, as if the payment had not been made. We do not have to notify you if the Borrower is in default under the Agreement. If the Borrower defaults, you will immediately pay and perform all obligations due under the Agreement. You agree that you will not be released or discharged if we: (i) fail to perfect a security interest in the Equipment or any other property which secures the obligations of Borrower or you to us ("Collateral"); (ii) fail to protect the Collateral; or (iii) abandon or release the Collateral or any obligor under the Agreement or this Guaranty. You agree that we do not have to proceed first against the Borrower or any Collateral. You hereby waive any right of exoneration, notice of acceptance of this Guaranty and of all other notices or demands of any kind in which you may be entitled to except for demand for payment. You will reimburse all expenses we incur in enforcing our rights against Borrower or you, including, without limitation, attorney's fees and costs. We may obtain information from and report to credit reporting agencies to enter into the Agreement or to enforce this Guaranty. You consent to personal jurisdiction, forum, choice of law and jury trial and transfer of venue waiver as stated in section 17. **YOU AND WE EACH WAIVE TRIAL BY JURY IN ANY ACTION RELATING TO THE AGREEMENT OR THIS GUARANTY.** This Guaranty may be executed by facsimile, electronic or original signature and such a copy shall be treated as an original for all purposes.

X: Date Signed:
(signature)
Print Name:

X: Date Signed:
(signature)
Print Name:

NCC06162016EFA

TERMS AND CONDITIONS (PAGE 2 OF 2) – PLEASE READ CAREFULLY BEFORE SIGNING

one week of such event to: (i) repair or replace the Equipment or (ii) pay to us the unpaid balance of the remaining Payments hereunder discounted to present value at the rate of three percent (3%) (or such greater amount that may be required by law) plus any other amounts due or to become due hereunder. **UNDER NO CIRCUMSTANCES ARE WE RESPONSIBLE FOR SERVICE OR MAINTENANCE ON THE EQUIPMENT**.

8. **TAXES:** You will pay when due to your appropriate taxing authority, all taxes, fines and penalties relating to this Agreement or the Equipment, and any applicable registration or titling fees or other governmental charges, that are now or in the future assessed or levied by any government authority or required for the lawful possession and use of the Equipment. ~~Sales taxes due upon the purchase of the Equipment and~~ any other such governmental charges, if included in the purchase price, may be financed hereunder.

9. **INDEMNITY:** We are not responsible for any injuries or losses to you or any other person or property caused by the installation, operation, maintenance, ownership, possession or use of the Equipment. You agree to reimburse us for, hold us harmless from, and defend us against any claims made against us, and for losses or injuries suffered by us, including, without limitation, those arising out of the negligence, tort, or strict liability claims. This indemnity shall continue even after the Term has expired.

10. **INSURANCE:** You agree to maintain comprehensive liability insurance acceptable to us. You also agree to maintain insurance against the loss of or damage to the Equipment for an amount not less than the replacement cost and name us and our assigns as loss payee. If you fail to timely provide such proof to us, we may, but are not obligated to, obtain property loss insurance to protect our interests in the Equipment. If we secure insurance in the form and amounts we deem reasonable:(i) you will reimburse the premium, which may be higher than a premium that you might pay if you obtained the insurance, (ii) the premium may include a profit to us and/or one of our affiliates through an investment in reinsurance or otherwise, and (iii) we will not name you as an insured party and your interests may not be fully protected. Any insurance proceeds received for the Equipment will be applied, at our option, to repair or replace the Equipment, or to the remaining payments due or that become due hereunder, discounted at three percent (3%) (or such greater amount that may be required by law).

11. **DEFAULT:** You will be in default if : (i) you do not pay any amount when due; (ii) you break any of your promises or representations hereunder or under any other agreement with us; (iii) you become insolvent, commence dissolution proceedings, assign your assets for the benefit of your creditors, or a trustee is appointed to take control of your assets; (iv) you or any guarantor enters (voluntarily or involuntarily) into a bankruptcy or other insolvency-related proceeding; (v) you default on any obligations to any of your other creditors; (vi) you have made any untrue or misleading representations to us; (vii) any guarantor dies; or (viii) you change your name, state of organization, chief executive office and/or place of residence without providing us with 30 days prior written notice of such change.

12. **REMEDIES:** In the event of a default by you, we can: (i) cancel this Agreement; (ii) declare you in default under any other agreement you have with us, and exercise any or all remedies provided to us thereunder; (iii) disable the Equipment or require that you ship the Equipment to us at your expense; (iv) accelerate and demand that you pay all the remaining Payments due under this Agreement discounted to present value at three percent (3%) (or such greater amount that may be required by law) together with any other amounts due hereunder; and/or (v) pursue any of the remedies available to us under the UCC or any other law, including repossession of the Equipment or other Collateral. Interest shall accrue on all amounts due us from the date of default until paid at the rate of the lesser of (i) one and one-half percent (1.5%) per month and (ii) the maximum rate permitted by law ("Remedy Interest Rate"). You agree to reimburse us for all charges, costs, expenses and attorney's fees that we have to pay to enforce this Agreement. If you return the Equipment pursuant to clause "(iii)" above or we take possession of the Equipment, you agree to pay the cost of repossession, storing, shipping, repairing and selling or leasing the Equipment. You agree that we do not have to notify you that we are selling or leasing the Equipment except as otherwise required by law. You also agree that we are entitled to abandon the Equipment if we believe it to be in our best interest.

13. **BORROWER REPRESENTATIONS AND OTHER AUTHORIZATIONS:** You hereby represent, warrant and promise to us that: (i) you have had an adequate opportunity to study this Agreement and consult your legal and other advisors before signing, and this Agreement is enforceable against you in accordance with its terms; (ii) you are not subject to any bankruptcy proceeding; and (iii) if this document was sent by you to us electronically, it has not been altered in any way and any alteration or revision to any part of this or any attached documents will make all such alterations or revisions non-binding and void. You hereby authorize us, and appoint us or our designee as your attorney-in-fact, to endorse insurance proceeds and to execute and file financing statements (naming you as "Debtor") and documents of title and registration (if applicable) on the Equipment or Collateral, and you agree to reimburse us for our out-of-pocket costs relating thereto.

14. **FEES AND CHARGES:** If any part of any Payment is not made by you when due, you agree to pay us fifteen percent (15%) of each past due amount (or the maximum amount permitted by law, if less than 15%). You agree to pay an administrative fee of fifty dollars ($50.00) if any check or ACH is dishonored or returned. **AS A MATERIAL INDUCEMENT TO US TO ENTER INTO THIS AGREEMENT AND FINANCE YOUR EQUIPMENT, YOU AGREE THAT IF ANY PAYMENT, CHARGE OR FEE BILLED OR COLLECTED BY US IS FOUND TO EXCEED THE MAXIMUM AMOUNT ALLOWED BY LAW, THEN (I) WE MAY MODIFY ANY SUCH EXCESSIVE AMOUNT BILLED SO AS TO MAKE IT NOT EXCESSIVE, (II) WE MAY REFUND TO YOU THE EXCESSIVE AMOUNT, TOGETHER WITH INTEREST AT THE "REMEDY INTEREST RATE" (AS DEFINED IN SECTION 12), AND (III) THE FOREGOING SHALL BE YOUR EXCLUSIVE REMEDY FOR THE BILLING OR COLLECTING OF THE EXCESSIVE AMOUNTS AND YOU WILL NOT RAISE ANY OTHER CLAIM, COMPLAINT OR OBJECTION WITH RESPECT THERETO.**

15. **ENTIRE AGREEMENT; CHANGES:** This Agreement contains the entire agreement between you and us relating to the financing of the Equipment, and it may not be terminated or otherwise changed except in writing by both of us. A limiting endorsement on a check or other form of payment will not be effective to modify your obligations or any of the other terms of this Agreement, and we may apply any payment received without being bound by such limiting endorsements.

16. **COMPLIANCE; NOTICES:** In the event you fail to comply with any terms of this Agreement, we can, but we do not have to, take any action necessary to effect your compliance upon ten (10) days prior written notice to you. If we are required to pay any amount to obtain your compliance, the amount we pay plus all of our expense in causing your compliance, shall become additional obligations and shall be paid by you together with the next due payment. This Agreement is for the benefit of and is binding upon you, your personal representatives, successors and assigns. Any notice required by this Agreement or the UCC shall be deemed to be delivered when a record properly directed to the intended recipient has been (i) deposited with the US Postal Service, (ii) transmitted by facsimile or through the Internet, provided there is reasonably sufficient proof that it was received by the intended recipient; or (iii) has been personally delivered.

17. **CHOICE OF LAW; JURISDICTION: THIS AGREEMENT SHALL NOT BE BINDING UNTIL IT IS ACCEPTED BY US IN WRITING, AND YOU HEREBY STIPULATE THAT OUR ACCEPTANCE AND SIGNING OF THIS AGREEMENT IN SOUTH CAROLINA FOLLOWING YOUR SIGNATURE MEANS THAT THIS AGREEMENT WAS MADE IN SOUTH CAROLINA. YOU HEREBY ACKNOWLEDGE THAT OUR ACCOUNT SERVICING OPERATIONS (INCLUDING THOSE SERVICING YOUR ACCOUNT) ARE LOCATED IN SOUTH CAROLINA. YOU HEREBY AGREE THAT THIS AGREEMENT SHALL BE GOVERNED BY THE LAWS OF THE STATE OF SOUTH CAROLINA, BUT WITHOUT GIVING EFFECT TO THE LAWS OF SOUTH CAROLINA GOVERNING CHOICE OF LAW. YOU CONSENT TO THE JURISDICTION OF THE STATE OR FEDERAL COURTS LOCATED IN THE STATE OF SOUTH CAROLINA FOR THE COUNTY OF LEXINGTON, AND AGREE THAT ANY ACTIONS OR PROCEEDINGS INITIATED BY YOU ARISING DIRECTLY OR INDIRECTLY OUT OF THIS AGREEMENT (WHETHER SOUNDING IN BREACH OF CONTRACT, TORT OR OTHERWISE) SHALL BE BROUGHT ONLY IN SUCH COUNTY IN SOUTH CAROLINA; PROVIDED HOWEVER, WE MAY BRING ACTION AGAINST YOU IN ANY STATE OR FEDERAL COURTS OUTSIDE SOUTH CAROLINA WE CHOOSE IN OUR SOLE DISCRETION, PROVIDED ONLY THAT SUCH COURT HAS PROPER JURISDICTION. IN THE EVENT THIS AGREEMENT IS ASSIGNED BY US, YOU CONSENT TO THE JURISDICTION OF THE STATE AND FEDERAL COURTS OF THE ASSIGNEE'S PRINCIPAL PLACE OF BUSINESS. YOU UNDERSTAND THAT YOUR AGREEMENT TO SOUTH CAROLINA LAW AND YOUR SUBMISSION TO PERSONAL JURISDICTION IN SOUTH CAROLINA DIRECTLY BENEFITS US AND IS A MATERIAL INDUCEMENT TO OUR ENTERING INTO THIS AGREEMENT AND FINANCING YOUR EQUIPMENT.YOU AND WE EACH HEREBY WAIVE TRIAL BY JURY IN ANY ACTION OR PROCEEDING, WHETHER BROUGHT IN CONTRACT OR TORT, OR AT LAW OR IN EQUITY, ARISING OUT OF OR IN ANY WAY RELATED TO THIS AGREEMENT.**

18. **MISCELLANEOUS:** No delay or failure by us to enforce our rights under this Agreement shall prevent us from enforcing any rights at a later time. If any part of this Agreement is determined to be unenforceable, all other parts will remain in full force and effect. Any Equipment discounts we may negotiate with Vendor accrue solely to our benefit. The original of this Agreement shall be that copy which bears your electronic, facsimile or original signature, and our electronic or original signature.

PAY PROCEEDS DIRECTION TO FINANCE AGREEMENT

You hereby irrevocably instruct us to pay the Vendor(s) listed below for the Equipment listed on Vendor(s) proposals approved by us. You hereby acknowledge that the Equipment has been delivered and is acceptable in all respects OR the Equipment has NOT been delivered but you hereby authorize us to make payment to the Vendor(s) in order to initiate delivery. Disbursement by us in accordance with the foregoing instructions shall constitute payment and delivery to and receipt by you of any and all such proceeds.

X Signed by: McKINZIE Terrill (signature) **Print Name & Title:** MCKINZIE Terrill Chairperson **Date Signed:** 7/1/2026

I hereby authorize, in my absence, Telephone # (321)231-0757 **,to verify my direction to disburse funds.**

Vendor: Patio Showcase **Vendor:** **Vendor:**

NAVITAS CREDIT CORP.
A United Community Company

CORRECTION ADDENDUM

Agreement # **41650618**

Lessor/Secured Party/Rentor: Navitas Credit Corp.
Lessee/Borrower/Rentee ("Customer"): Willowbrook Community Development District

The above referenced Lessor/Secured Party/Rentor and Customer have entered into the above referenced rental, lease, finance, or note and security Agreement ("Agreement") for the equipment/collateral under terms more fully described in said Agreement. In recognition of the inaccuracy of certain terms of such Agreement, the parties hereby wish to amend said Agreement as set forth below:

9. **INDEMNITY:** We are not responsible for any injuries or losses to you or any other person or property caused by the installation, operation, maintenance, ownership, possession or use of the Equipment. You agree to reimburse us for, hold us harmless from, and defend us against any claims made against us, and for losses or injuries suffered by us, including, without limitation, those arising out of the negligence, tort, or strict liability claims. This indemnity shall continue even after the Term has expired However, such indemnification, hold harmless, and defense obligations shall apply only up to the monetary limitations of liability set forth in section 768.28, Florida Statutes, or other law applicable to you. Nothing in this Agreement shall be construed as a waiver of any sovereign immunity or limitations of liability to which you would otherwise be entitled under Florida law, including but not limited to section 768.28, Florida Statutes, and nothing herein shall inure to the benefit of any third party for the purpose of allowing any claim which would otherwise be barred under such limitations of liability or by operation of law.

19. **PUBLIC RECORDS**. We acknowledge that all records related to this Agreement may be public records, and we agree to comply with Florida law governing public records, including but not limited to section 119.0701, Florida Statutes, the terms of which are incorporated herein by reference.

20. **E-VERIFY**. We shall comply with and perform all applicable provisions of section 448.095, Florida Statutes. Accordingly, to the extent required by law, we shall register with and use the United States Department of Homeland Security's E-Verify system to verify the work authorization status of all newly hired employees and shall comply with all requirements of section 448.095, Florida Statutes, as to the use of subcontractors. You may terminate this Agreement immediately for cause if there is a good faith belief that we have knowingly violated section 448.091, Florida Statutes. By entering into this Agreement, we represent that no public employer has terminated a contract with us under section 448.095(2)(c), Florida Statutes, within the year immediately preceding the date of this Agreement.

21. **FOREIGN INFLUENCE**. We understand that under section 286.101, Florida Statutes, that we must disclose any current or prior interest, any contract with, or any grant or gift from a foreign country of concern as that term is defined within the above referenced statute.

22. **PUBLIC ENTITY CRIMES**. We certify, by acceptance of this Agreement, that neither we nor our principals are presently debarred, suspended, proposed for debarment, declared ineligible or voluntarily excluded from participation in this transaction per the provision of section 287.133(2)(a), Florida Statutes.

23. **SCRUTINIZED COMPANIES**. In accordance with section 287.135, Florida Statutes, we represent that in entering into the Agreement, neither we nor any of our officers, directors, executives, partners, shareholders, members, or agents is on the Scrutinized Companies with Activities in Sudan List, the Scrutinized Companies with Activities in the Iran Terrorism Sectors List, or the Scrutinized Companies that Boycott Israel List created pursuant to sections 215.4725 and 215.473, Florida Statutes, and in the event such status changes, we shall immediately notify you. If we are found to have submitted a false statement, have been placed on the Scrutinized Companies with Activities in Sudan List, the Scrutinized Companies with Activities in the Iran Terrorism Sectors List, or have been engaged in business operations in Cuba or Syria, or are now or in the future on the Scrutinized Companies that Boycott Israel List, or engaged in a boycott of Israel, you may immediately terminate the Agreement.

24. **ANTI-HUMAN TRAFFICKING**. We certify, by acceptance of this Agreement, that neither we nor our principals utilize coercion for labor or services as defined in section 787.06, Florida Statutes. We agree to execute an affidavit, in a form acceptable to you, in compliance with section 787.06(13), Florida Statutes.

By signing this Addendum, Customer acknowledges the above changes to the Agreement and authorizes Lessor/Secured Party/Rentor to make such changes. The original of this Agreement shall be that copy which bears your electronic, facsimile or original signature, and our electronic or original signature.

Customer: **Willowbrook Community Development District**

Signed by: MCKINZIE Terrill	MCKINZIE Terrill	Chairperson	7/1/2026
Signature	Print Name	Title	Date

GUARANTOR'S ACKNOWLEDGEMENT

The undersigned Guarantor(s) acknowledges and consents to the terms and conditions of this Authorization and acknowledges that the undersigned's guaranty of the obligations evidenced by the Agreement and this Addendum remain in full force and effect.

Guarantor Signature	Print Name	Date
Guarantor Signature	Print Name	Date
Guarantor Signature	Print Name	Date

LESSOR/SECURED PARTY/RENTOR'S ACKNOWLEDGEMENT

Signature	Print Name	Title	Date

NAVITAS CREDIT CORP.
A United Community Company

Progress Payment Agreement

Lessee/Borrower/Rentee: Willowbrook Community Development District	**Agreement #*:* 41650618**

In reference to the Agreement # **41650618**, between Lessee/Borrower/Rentee and Navitas Credit Corp. as Lessor/Secured Party/Rentor:

You negotiated with your supplier, **Patio Showcase ("Supplier"),** to acquire the equipment described in the Agreement (the "Agreement"). Your Supplier requires the payment of all or a substantial portion of the total cost of the equipment (the "Equipment Advance") to be paid to Supplier prior to your receipt and acceptance of the equipment. At your request, we will advance the Equipment Advance to Supplier prior to your receipt and acceptance of the equipment when we receive an invoice acceptable to us, but only on the condition that you agree to the following terms:

To induce us to make the Equipment Advance to Supplier prior to your receipt and acceptance of the equipment, **YOU AGREE THAT YOUR OBLIGATIONS (INCLUDING YOUR PAYMENT OBLIGATIONS) UNDER THE AGREEMENT HEREBY IMMEDIATELY COMMENCE**. **YOU FURTHER AGREE THAT THE AGREEMENT IS NON-CANCELABLE AND THAT YOU WILL TIMELY PERFORM ALL OF YOUR OBLIGATIONS UNDER THE AGREEMENT, INCLUDING MAKING THE MONTHLY PAYMENTS, WITHOUT ANY CLAIM OF SET-OFF, EVEN IF: (a) SOME OR ALL OF THE EQUIPMENT IS NOT DELIVERED AND/OR INSTALLED; (b) THE EQUIPMENT IS UNTIMELY DELIVERED AND/OR UNTIMELY INSTALLED; AND/OR (c) THE EQUIPMENT DOES NOT, AT THE TIME OF DELIVERY OR THEREAFTER, OPERATE PROPERLY OR THERE IS ANY OTHER NONCONFORMANCE IN THE EQUIPMENT OR IN ANY SERVICE.**

You acknowledge that you understand and agree that in the event you are not satisfied with the delivery or installation of the equipment that you shall only look to persons other than Lessor/Secured Party/Rentor such as the manufacturer, installer, or Supplier and shall not assert against Lessor/Secured Party/Rentor any claim or defense you may have with reference to the equipment, its delivery or non-delivery, or its installation. Upon your signing below, you authorize and direct us to pay the Equipment Advance to your Supplier and your promises under the Agreement will be irrevocable and unconditional in all respects and payments shall begin immediately and shall be due continuously hereafter.

A facsimile, electronic, or original copy of your signature on this Agreement bearing our original or electronic authorized signature will be treated as an original.

NAVITAS CREDIT CORP.	Willowbrook Community Development District
Lessor/Secured Party/Rentor	Lessee/Borrower/Rentee
	Signed by: McKINZIE Terrill 5F4ACABB4FEC437...
Signature	Signature
	Chairperson
Title	Title
	7/1/2026
Date	Date

NAVITAS CREDIT CORP.
A United Community Company

NON-APPROPRIATION OF FUNDS ADDENDUM

This Addendum will become part of that certain Lease/Finance/Rental Agreement ("Agreement") # **41650618** dated 7/1/2026, between **Willowbrook Community Development District** as Lessee/Borrower/Rentee and Navitas Credit Corp. as Lessor/Secured Party/Rentor.

You hereby represent and warrant to Us that as of the date of the Agreement, and throughout the Agreement Term: (a) the individual who executed the Agreement had at the time of execution of the Agreement full power and authority to execute the agreement; and that all required procedures necessary to make the Agreement legal and binding obligation of the Agreement have been followed; (b) the Equipment is essential to the immediate performance of an authorized governmental or proprietary function and shall be used during the Agreement Term by You and only to perform such function; (c) that all payments due and payable for the current fiscal year are within the current budget and are within an available, unexhausted and unencumbered appropriation.

In the event You are not granted funds in future fiscal years for the Equipment subject to the Agreement or for equipment which is functionally similar to the Equipment and operating funds are not otherwise available to You to pay the payment and other payments due under the Agreement, and there is no other legal procedure or available funds by or with which payments can be made to Us, and the appropriation did not result from an act or omission by You, You shall have the right to return the Equipment in accordance with the terms of the Agreement and terminate the Agreement on the last day of the fiscal period for which appropriations were received. At least thirty (30) days prior to the end of Your fiscal year, Your legal counsel shall certify in writing that (a) funds have not been appropriated for the next fiscal year; (b) such non-appropriation did not result from any act or failure to act by You; and (c) You have exhausted all funds legally available for payment of rent. The original of this Agreement shall be that copy which bears your electronic, facsimile or original signature, and our electronic or original signature.

Navitas Credit Corp.	**Willowbrook Community Development District**
Lessor/Secured Party/Rentor:	Lessee/Borrower/Rentee:
	Signed by: McKinzie Terrill 5E4ACABB4FEC437...
Signature	X Signature
	Chairperson
Title	Title
	7/1/2026
Date	Date

NAVITAS CREDIT CORP.
A United Community Company

Corporate Guaranty

Lessee/Borrower/Rentee: Willowbrook Community Development District	**Agreement #:41650618**

To induce **NAVITAS CREDIT CORP.** ("Lessor/Secured Party/Rentor") to lease, rent, or finance equipment to the above named ("Lessee/Borrower/Rentee") pursuant to the terms of the Agreement, which is also referenced above:

1. The undersigned hereby absolutely and unconditionally Guarantees to Lessor/Secured Party/Rentor full and prompt payment and performance when due of each and every obligation of Lessee/Borrower/Rentee under the Agreement.
2. The undersigned hereby waives: (i) notice of the acceptance hereof by Lessor/Secured Party/Rentor and of the creation and existence of the Agreement, and (ii) any and all defenses otherwise available to a guarantor or accommodation party.
3. This Guaranty is absolute and unconditional, and the liability of the undersigned hereunder shall not be affected or impaired in any way by any of the following, each of which Lessor/Secured Party/Rentor may agree to without the consent of the undersigned: (a) any extension or renewal of the Agreement whether or not for longer than the original period; (b) any change in the terms of payment or other terms of the Agreement or any collateral therefore or any exchange, release of, or failure to obtain any collateral therefore; (c) any waiver of forbearance granted to Lessee/Borrower/Rentee or any other person liable with respect to the Agreement or any release of, compromise with, or failure to assert rights against Lessee/Borrower/Rentee or any such other person; and (d) the application or failure to apply in any particular manner any payments or credits on the Agreement or any other obligation Lessee/Borrower/Rentee may owe to Lessor/Secured Party/Rentor.
4. Lessor/Secured Party/Rentor shall not be required before exercising and enforcing its rights under the Guaranty first to resort for payment under the Agreement to Lessee/Borrower/Rentee or to any other person or to any collateral. The undersigned agrees not to obtain reimbursement or payment from Lessee/Borrower/Rentee or any other person obligated with respect to the Agreement or from any collateral for the Agreement until the obligations under the Agreement have been fully satisfied.
5. The undersigned shall be and remain liable for any deficiency following the initiation of bankruptcy or other insolvency actions affecting the Agreement or the Lessee/Borrower/Rentee, whether or not the liability of the Lessee/Borrower/Rentee is discharged in whole or in part by such action.
6. The undersigned authorizes Lessor/Secured Party/Rentor to execute and file a Uniform Commercial Code (UCC) financing statement evidencing your obligation hereunder, and agrees to pay all costs, expenses and attorney's fees paid or incurred by Lessor/Secured Party/Rentor in endeavoring to enforce the Agreement and this Guaranty.
7. If any payment from the Lessee/Borrower/Rentee or anyone else is applied to the Agreement and is thereafter set aside, recovered, rescinded, or required to be returned for any reason (including as a preference in the bankruptcy of Lessee/Borrower/Rentee), the obligations under the Agreement to which such payment was applied shall for purposes of this Guaranty be deemed to have continued in existence notwithstanding such application, and this Guaranty shall be enforceable as to such obligations as fully as if such application had never been made.
8. If more than one entity signs this Guaranty, then the liability of the undersigned hereunder shall be joint and several, and this Guaranty shall be enforceable in full against each of the undersigned.
9. This Guaranty shall be binding upon the estate, heirs, successors and assigns of the undersigned, and shall inure to the benefit of the successors and assigns of Lessor/Secured Party/Rentor.
10. **Consent to Law, Jurisdiction and Venue.** If the Lessor/Secured Party/Rentor assigns the Agreement to a third party, then any claim arising under or related to this Guaranty will be adjudicated in a state or federal court located within the county and state where the assignee is located. If the Agreement is not assigned, then the Guarantor agrees that this agreement will be governed by the laws of the State of South Carolina, where the Lessor/Secured Party/Rentor maintains offices and consents to adjudication in that state. Each party waives trial by jury. This Guaranty may be executed by facsimile, electronic or original signature and such a copy shall be treated as an original for all purposes.

Guarantor: Krpc Willowbrook, Llc
(Name of Corporation or Partnership)

Federal Tax ID Number: 924020415

Date: 7/1/2026

By: Signed by: MCKINZIE Terrill
(Authorized Signature)

MCKINZIE Terrill Chairperson
(Print Name & Title)

Phone Number: (321) 231-0757

NAVITAS CREDIT CORP.
A United Community Company

EQUIPMENT ACCEPTANCE AND CONTRACT ACTIVATION

COMPANY LEGAL NAME: Willowbrook Community Development District

Thank you for your business! This is the Equipment Acceptance and Contract Activation for your new lease, finance or rental agreement with Navitas Credit Corp. We would like to review a few things with you before we commence your contract and pay your vendor. For your protection, please provide us the following information:

- Please provide your Federal Tax ID Number 934668725

VENDOR AND EQUIPMENT INFORMATION:
Vendor Name: Patio Showcase
Equipment being financed: (1) Pool Furniture Per Invoice 46744
Equipment Location: 2818 Adeline Ave Winter Haven FL 32881

- Is the above Equipment Location correct? Yes, location shown is correct

  If no, enter the Equipment Location address here:

  Please confirm your Company's billing address: 219 E Livingston Street, Orlando, FL 32801

- As per your executed Progress Payment Agreement, at your request, we will advance funds to your vendor prior to the receipt and acceptance of the equipment. Upon your authorization we will advance 100% of the transaction immediately.

- Do you authorize us to release funds to your vendor? Yes- Release Funds

  If you are withholding authorization, please state your reason here:

Initial

By authorizing us to release funds to your vendor, we want to emphasize that regardless of when the equipment is received, the contract begins in full and is non-cancellable. You hereby acknowledge that you have no side agreement with the vendor regarding your obligation under the contract, nor is the vendor making any payments on your behalf to us.

ACH - MONIES DUE and FUTURE PAYMENTS

If you have provided us with your ACH information in your previously signed Document Package, your Advance Monies Due per your Contract will be debited TODAY.

If you were required to, or have chosen to have ALL FUTURE payments made through ACH, the next draft from your account will be drafted next month on your due date. Please refer to the chart below for your approximate payment due date.

Funding Date	Due Date
29th-5th	1st of the Month
6th - 12th	10th of the Month
13th-22nd	15th of the Month
23rd-28th	25th of the Month

TAXES AND INVOICING

- To ensure you meet any tax obligations you may have under this contract, we will bill you taxes as required UNLESS you provide us with a valid Tax Exemption Certificate. You may send it to your Sales Representative or contact the Customer Service department at 888-978-6353. If your contract is a Finance Agreement, taxes are not applicable.

- To receive your invoice electronically, please provide your preferred email address. jburns@gmscfl.com

- Please provide us the Accounts Payable contact name: Jill Burns

  Accounts Payable Phone Number: (407)841-5524

  Accounts Payable Email address: jburns@gmscfl.com

By signing below, you confirm all changes or answers provided. If applicable, you authorize Lessor/Secured Party/Rentor to make such changes to your contract. The original of this Agreement shall be that copy which bears your electronic, facsimile or original signature.

Signed by:

MCKINZIE Terrill	MCKINZIE Terrill	Chairperson	7/1/2026
Signature	Name	Title	Date Signed

docusign

Certificate Of Completion

Envelope Id: B07D82A5-4DDA-8177-8126-7625E6AF73DE

Status: Completed

Subject: Please DocuSign this document from Navitas Credit Corp- Willowbrook Patio furniture CORRECTED

Source Envelope:

Document Pages: 10

Certificate Pages: 2

AutoNav: Enabled

EnvelopeId Stamping: Enabled

Time Zone: (UTC-05:00) Eastern Time (US & Canada)

Signatures: 9

Initials: 6

Envelope Originator:

Amy Whipple

303 Fellowship rd

Suite 310

Mount Laurel, 08054

awhipple@navitascredit.com

IP Address: 2605:59c0:17e8:

Record Tracking

Status: Original 7/1/2026 2:25:48 PM	Holder: Amy Whipple awhipple@navitascredit.com	Location: DocuSign

Signer Events | Signature | Timestamp

MCKINZIE Terrill

mterrill@keewin.net

Chairperson

Security Level: Email, Account Authentication (None), Authentication

Signature Adoption: Pre-selected Style

Using IP Address: 66.42.26.86

Sent: 7/1/2026 2:33:34 PM

Resent: 7/1/2026 4:23:54 PM

Viewed: 7/1/2026 4:29:41 PM

Signed: 7/1/2026 4:36:44 PM

Authentication Details

ID Check:

Transaction: 31046358330285

Result: passed

Vendor ID: LexisNexis

Type: iAuth

Recipient Name Provided by: Recipient

Information Provided for ID Check: Address, SSN4, DOB

Performed: 7/1/2026 4:28:32 PM

Question Details:

passed vehicle.association.real

passed property.county.fake

passed person.state.real

passed corporate.association.real

passed vehicle.historical.association.real

passed county.lived.single.real

Electronic Record and Signature Disclosure:

Not Offered via Docusign

In Person Signer Events | Signature | Timestamp

Editor Delivery Events | Status | Timestamp

Amy Whipple

awhipple@navitascredit.com

Certified Financing Professional

Navitas Lease Corp.

Security Level: Email, Account Authentication (None)

VIEWED

Using IP Address: 143.105.23.4

Sent: 7/1/2026 4:36:46 PM

Viewed: 7/1/2026 4:37:07 PM

Completed: 7/1/2026 4:37:09 PM

Electronic Record and Signature Disclosure:

Not Offered via Docusign

Agent Delivery Events | Status | Timestamp

Intermediary Delivery Events | Status | Timestamp

Certified Delivery Events | Status | Timestamp

Carbon Copy Events | Status | Timestamp

Witness Events | Signature | Timestamp

Notary Events	Signature	Timestamp

Envelope Summary Events	Status	Timestamps
Envelope Sent	Hashed/Encrypted	7/1/2026 2:33:34 PM
Envelope Updated	Security Checked	7/1/2026 3:45:23 PM
Envelope Updated	Security Checked	7/1/2026 3:45:23 PM
Certified Delivered	Security Checked	7/1/2026 4:37:07 PM
Signing Complete	Security Checked	7/1/2026 4:37:09 PM
Completed	Security Checked	7/1/2026 4:37:09 PM

Payment Events	Status	Timestamps

patio showcase
13655 belcher rd south
largo fl 33771
727-531-2260

Invoice

Number	46744
Date	6/23/2026

Bill To
krpc willowbrook llc
121 w.garfield ave
winter park, fl, 32789

Ship To
willowbrook north ammanity
winter haven, fl

PO Number	Terms	Customer #	Ship	Via	Project
			deliver	our truck	

Item #	Description	Quantity	Price Each	Tax1	Amount
L716-7	16" armless chaise	34.00	$445.59	✔	$15,150.06
D750	diamond lb chair	16.00	$257.38	✔	$4,118.08
AP-RD-42HFU	42" poly table	4.00	$510.85	✔	$2,043.40
AP-RD-20HF	20" poly table	17.00	$160.92	✔	$2,735.64
DEL	deliver and set up	1.00	$300.00	✔	$300.00
	granite frames		$0.00		$0.00
	#915 madras tweed surf		$0.00		$0.00

Amount Paid	$0.00
Amount Due	$26,051.49

Discount	$0.00
Shipping Cost	$0.00
Sub Total	$24,347.18
Sales Tax 7.00% on $24,347.	$1,704.31
Total	$26,051.49

0 - 30 days	31 - 60 days	61 - 90 days	> 90 days	Total
$26,051.49	$0.00	$0.00	$0.00	$26,051.49

SECTION XI

SECTION A

Willowbrook Community Development District
Performance Measures/Standards &
Annual Reporting Form

October 1, 2026 – September 30, 2027

1. Community Communication and Engagement

Goal 1.1: Public Meetings Compliance

Objective: Hold at least two regular Board of Supervisor meetings per year to conduct CDD related business and discuss community needs.
Measurement: Number of public board meetings held annually as evidenced by meeting minutes and legal advertisements.
Standard: A minimum of two board meetings were held during the Fiscal Year.
Achieved: Yes ☐ No ☐

Goal 1.2: Notice of Meetings Compliance

Objective: Provide public notice of each meeting in accordance with Florida Statutes, using at least two communication methods.
Measurement: Timeliness and method of meeting notices as evidenced by posting to CDD website, publishing in local newspaper and via electronic communication.
Standard: 100% of meetings were advertised in accordance with Florida Statutes, on at least two mediums (i.e., newspaper, CDD website, electronic communications).
Achieved: Yes ☐ No ☐

Goal 1.3: Access to Records Compliance

Objective: Ensure that meeting minutes and other public records are readily available and easily accessible to the public by completing monthly CDD website checks.
Measurement: Monthly website reviews will be completed to ensure meeting minutes and other public records are up to date as evidenced by District Management's records.
Standard: 100% of monthly website checks were completed by District Management.
Achieved: Yes ☐ No ☐

2. Infrastructure and Facilities Maintenance

Goal 2.1: Field Management and/or District Management Site Inspections

Objective: Field manager and/or district manager will conduct inspections per District Management services agreement to ensure safety and proper functioning of the District's infrastructure.

Measurement: Field manager and/or district manager visits were successfully completed per management agreement as evidenced by field manager and/or district manager's reports, notes or other record keeping method.
Standard: 100% of site visits were successfully completed as described within district management services agreement
Achieved: Yes ☐ No ☐

Goal 2.2: District Infrastructure and Facilities Inspections
Objective: District Engineer will conduct an annual inspection of the District's infrastructure and related systems.
Measurement: A minimum of one inspection completed per year as evidenced by district engineer's report related to district's infrastructure and related systems.
Standard: Minimum of one inspection was completed in the Fiscal Year by the district's engineer.
Achieved: Yes ☐ No ☐

3. Financial Transparency and Accountability

Goal 3.1: Annual Budget Preparation
Objective: Prepare and approve the annual proposed budget by June 15 and final budget was adopted by September 30 each year.
Measurement: Proposed budget was approved by the Board before June 15 and final budget was adopted by September 30 as evidenced by meeting minutes and budget documents listed on CDD website and/or within district records.
Standard: 100% of budget approval & adoption were completed by the statutory deadlines and posted to the CDD website.
Achieved: Yes ☐ No ☐

Goal 3.2: Financial Reports
Objective: Publish to the CDD website the most recent versions of the following documents: Annual audit, current fiscal year budget with any amendments, and most recent financials within the latest agenda package.
Measurement: Annual audit, previous years' budgets, and financials are accessible to the public as evidenced by corresponding documents on the CDD's website.
Standard: CDD website contains 100% of the following information: Most recent annual audit, most recent adopted/amended fiscal year budget, and most recent agenda package with updated financials.
Achieved: Yes ☐ No ☐

Goal 3.3: Annual Financial Audit
Objective: Conduct an annual independent financial audit per statutory requirements and publish the results to the CDD website for public inspection and transmit to the State of Florida.

Measurement: Timeliness of audit completion and publication as evidenced by meeting minutes showing board approval and annual audit is available on the CDD's website and transmitted to the State of Florida.
Standard: Audit was completed by an independent auditing firm per statutory requirements and results were posted to the CDD website and transmitted to the State of Florida.
Achieved: Yes ☐ No ☐

Chair/Vice Chair:____________________________ Date:________________
Print Name:_________________________________
Willowbrook Community Development District

District Manager:____________________________ Date:________________
Print Name:_________________________________
Willowbrook Community Development District

SECTION B

Willowbrook Community Development District
Performance Measures/Standards &
Annual Reporting Form

October 1, 2025 – September 30, 2026

1. Community Communication and Engagement

Goal 1.1: Public Meetings Compliance

Objective: Hold at least two regular Board of Supervisor meetings per year to conduct CDD related business and discuss community needs.
Measurement: Number of public board meetings held annually as evidenced by meeting minutes and legal advertisements.
Standard: A minimum of two board meetings were held during the Fiscal Year.
Achieved: Yes ☐ No ☐

Goal 1.2: Notice of Meetings Compliance

Objective: Provide public notice of each meeting in accordance with Florida Statutes, using at least two communication methods.
Measurement: Timeliness and method of meeting notices as evidenced by posting to CDD website, publishing in local newspaper and via electronic communication.
Standard: 100% of meetings were advertised in accordance with Florida Statutes, on at least two mediums (i.e., newspaper, CDD website, electronic communications).
Achieved: Yes ☐ No ☐

Goal 1.3: Access to Records Compliance

Objective: Ensure that meeting minutes and other public records are readily available and easily accessible to the public by completing monthly CDD website checks.
Measurement: Monthly website reviews will be completed to ensure meeting minutes and other public records are up to date as evidenced by District Management's records.
Standard: 100% of monthly website checks were completed by District Management.
Achieved: Yes ☐ No ☐

2. Infrastructure and Facilities Maintenance

Goal 2.1: Field Management and/or District Management Site Inspections

Objective: Field manager and/or district manager will conduct inspections per District Management services agreement to ensure safety and proper functioning of the District's infrastructure.

Measurement: Field manager and/or district manager visits were successfully completed per management agreement as evidenced by field manager and/or district manager's reports, notes or other record keeping method.
Standard: 100% of site visits were successfully completed as described within district management services agreement
Achieved: Yes ☐ No ☐

Goal 2.2: District Infrastructure and Facilities Inspections
Objective: District Engineer will conduct an annual inspection of the District's infrastructure and related systems.
Measurement: A minimum of one inspection completed per year as evidenced by district engineer's report related to district's infrastructure and related systems.
Standard: Minimum of one inspection was completed in the Fiscal Year by the district's engineer.
Achieved: Yes ☐ No ☐

3. Financial Transparency and Accountability

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Standard: 100% of budget approval & adoption were completed by the statutory deadlines and posted to the CDD website.
Achieved: Yes ☐ No ☐

Goal 3.2: Financial Reports
Objective: Publish to the CDD website the most recent versions of the following documents: Annual audit, current fiscal year budget with any amendments, and most recent financials within the latest agenda package.
Measurement: Annual audit, previous years' budgets, and financials are accessible to the public as evidenced by corresponding documents on the CDD's website.
Standard: CDD website contains 100% of the following information: Most recent annual audit, most recent adopted/amended fiscal year budget, and most recent agenda package with updated financials.
Achieved: Yes ☐ No ☐

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Objective: Conduct an annual independent financial audit per statutory requirements and publish the results to the CDD website for public inspection and transmit to the State of Florida.

Measurement: Timeliness of audit completion and publication as evidenced by meeting minutes showing board approval and annual audit is available on the CDD's website and transmitted to the State of Florida.
Standard: Audit was completed by an independent auditing firm per statutory requirements and results were posted to the CDD website and transmitted to the State of Florida.
Achieved: Yes ☐ No ☐

Chair/Vice Chair:____________________________ Date:________________
Print Name:_________________________________
Willowbrook Community Development District

District Manager:____________________________ Date:________________
Print Name:_________________________________
Willowbrook Community Development District

SECTION XII

SECTION C

Willowbrook CDD

Field Management Report

Completed Items

- Amenity opening preparations have taken way –installation of CDD specific signage, pressure wash of the cabana, deck, and parking lot, and vendors informed to start weekly maintenance.
- Maintenance staff pressure washed and removed bird droppings off the playground equipment in South.

Contracted Services

- GMS staff performed thorough reviews of contracted services with all vendors performing at a satisfactory level.

Site Items

- Field staff is monitoring the installation of the missing power meter at the North entrance monument.
- Staff is continuing to monitor the streetlight installation on the Phase 2 portion of North (poles were found staged.)

- Staff is also monitoring the delivery of the amenity pool furniture with opening to follow.

In Progress

- During reviews, South entrance monument was found in need of touch up paint.

July 28, 2026

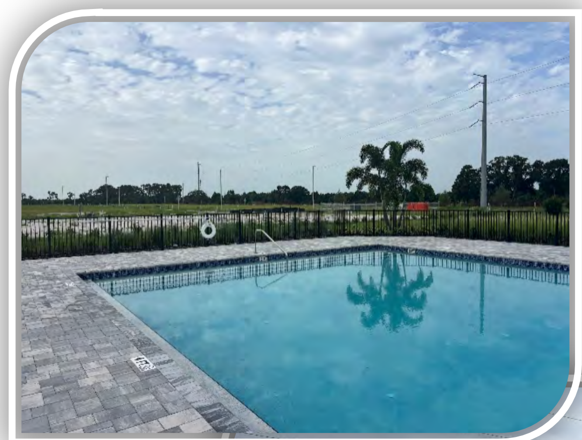
Willowbrook - CDD

Field Management Report – Photo Supplement

Amenity Review

Photo Description:

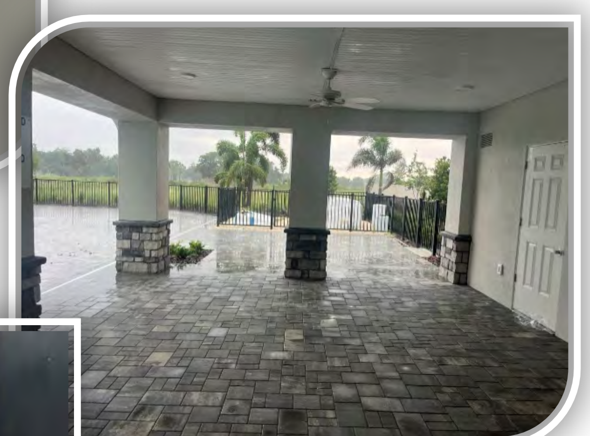
- Walk-through pictures of the amenity.



Completed Maintenance Items

Photo Description:

- Amenity pressure wash including parking lot.
- CDD specific signs were installed.



SECTION D

SECTION 1

Willowbrook
Community Development District

Summary of Checks

June 16, 2026 to July 20, 2026

Bank	Date	Check No.'s		Amount
General Fund				
	6/17/26	172-174	$	14,965.47
	6/24/26	175	$	2,578.25
	7/1/26	176-180	$	5,529.23
	7/15/26	181-183	$	16,035.98
		Autodrafts	$	10,360.03
		Total:	$	49,468.96
			$	**49,468.96**

*** CHECK DATES 06/16/2026 - 07/20/2026 *** WILLOWBROOK GENERAL FUND
BANK A GENERAL FUND

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO YRMO	DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
6/17/26	00038	6/01/26	9791843	202606	320-53800-46200		*	5,453.52		
			LANDSCAPE MAINT JUN26							
						BRIGHTVIEW LANDSCAPE SERVICES, INC.			5,453.52	000172
6/17/26	00041	5/29/26	28253	202605	330-57200-48300		*	3,207.75		
			SIFER ISO CARD							
						CURRENT DEMANDS ELECTRICAL &			3,207.75	000173
6/17/26	00001	6/01/26	48	202606	310-51300-34000		*	3,433.33		
			MANAGEMENT FEES JUN26							
		6/01/26	48	202606	310-51300-35200		*	108.17		
			WEBSITE ADMIN JUN26							
		6/01/26	48	202606	310-51300-35100		*	162.25		
			INFORMATION TECH JUN26							
		6/01/26	48	202606	310-51300-31300		*	512.50		
			DISSEM AGENT SVCS JUN26							
		6/01/26	48	202606	330-57200-48300		*	833.33		
			AMENITY ACCESS JUN26							
		6/01/26	48	202606	310-51300-51000		*	.18		
			OFFICE SUPPLIES JUN26							
		6/01/26	48	202606	310-51300-42000		*	4.44		
			POSTAGE JUN26							
		6/01/26	52	202606	320-53800-12000		*	1,250.00		
			FIELD MANAGEMENT JUN26							
						GOVERNMENTAL MANAGEMENT SERVICES-CF			6,304.20	000174
6/24/26	00005	6/17/26	15274	202605	310-51300-31500		*	2,578.25		
			GENERAL COUNSEL MAY26							
						KILINSKI VAN WYK PLLC			2,578.25	000175
7/01/26	00026	6/23/26	AK062320	202606	310-51300-11000		*	200.00		
			SUPERVISOR FEE-06.23.26							
						ALLAN E. KEEN			200.00	000176
7/01/26	00039	6/29/26	7958-06-	202606	310-51300-32300		*	450.00		
			SPECIAL ASSESS BOND S2024							
						AMERICAN MUNICIPAL TAX-EXEMPT			450.00	000177
7/01/26	00001	5/29/26	49	202605	320-53800-48000		*	719.17		
			PLAYGROUND MAINTENANCE							
		5/29/26	50	202605	320-53800-49000		*	3,405.06		
			SIDEWALK REPAIRS							
		5/29/26	51	202605	330-57200-49000		*	330.00		
			INSTALLED AMENITY SIGN							
						GOVERNMENTAL MANAGEMENT SERVICES-CF			4,454.23	000178

*** CHECK DATES 06/16/2026 - 07/20/2026 *** WILLOWBROOK GENERAL FUND
BANK A GENERAL FUND

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO YRMO	DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	#
7/01/26	00042	6/23/26	HC062320	202606	310-51300-11000		*	200.00		
			SUPERVISOR FEES-06.23.26							
						HENRY CHIRINOS			200.00	000179
7/01/26	00043	6/05/26	72730227	202606	330-57200-48100		*	160.00		
			MATERIAL SALE 6/5/26							
		6/13/26	72730322	202606	330-57200-48100		*	65.00		
			INITIAL PEST SVC JUN26							
						MASSEY SERVICES, INC.			225.00	000180
7/15/26	00038	7/01/26	9828842	202607	320-53800-46200		*	5,453.52		
			LANDSCAPE MAINT JUL26							
						BRIGHTVIEW LANDSCAPE SERVICES, INC.			5,453.52	000181
7/15/26	00001	7/01/26	53	202607	320-53800-12000		*	1,250.00		
			FIELD MANAGEMENT JUL26							
		7/01/26	53	202607	330-57200-48300		*	13.39		
			SIFER P FOB PRE-PROG							
		7/01/26	54	202607	310-51300-34000		*	3,433.33		
			MANAGEMENT FEES JUL26							
		7/01/26	54	202607	310-51300-35200		*	108.17		
			WEBSITE ADMIN JUL26							
		7/01/26	54	202607	310-51300-35100		*	162.25		
			INFORMATION TECH JUL26							
		7/01/26	54	202607	310-51300-31300		*	512.50		
			DISSEM AGENT SVCS JUL26							
		7/01/26	54	202607	330-57200-48300		*	833.33		
			AMENITY ACCESS JUL26							
		7/01/26	54	202607	310-51300-51000		*	2.71		
			OFFICE SUPPLIES JUL26							
		7/01/26	54	202607	310-51300-42000		*	20.53		
			POSTAGE JUL26							
						GOVERNMENTAL MANAGEMENT SERVICES-CF			6,336.21	000182
7/15/26	00025	6/25/26	8227984	202606	310-51300-32300		*	1,415.42		
			TRUSTEE FEES S24 FY26							
		6/25/26	8227984	202606	300-15500-10000		*	2,830.83		
			TRUSTEE FEES S24 FY27							
						U.S. BANK			4,246.25	000183

TOTAL FOR BANK A 39,108.93

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
6/29/26	00030	6/24/26	1945-06.	202606 320-53800-43100		*	3,046.67		
			1275 MARTIN LUTHER JUN26						
					TECO			3,046.67	080082
6/29/26	00030	6/24/26	1952-06.	202606 320-53800-43100		*	1,997.81		
			WILLOWBROOK PH1&2 JUN26						
					TECO			1,997.81	080083
6/29/26	00030	6/24/26	2140-06.	202606 320-53800-43000		*	29.34		
			2818 ADELINE AVE JUN26						
					TECO			29.34	080084
6/29/26	00030	6/24/26	2181-06.	202606 320-53800-43000		*	25.52		
			2719 ADELINE AVE JUN26						
					TECO			25.52	080085
6/29/26	00030	6/24/26	4891-06.	202606 320-53800-43000		*	45.42		
			1288 LUKE AVE JUN26						
					TECO			45.42	080086
6/29/26	00030	6/26/26	2107-06.	202606 320-53800-43000		*	624.93		
			316 MEREDITH BLVD JUN26						
					TECO			624.93	080087
7/06/26	00033	7/03/26	2997-06.	202606 320-53800-43200		*	28.55		
			2818 ADELINE AVE JUN26						
					WINTER HAVEN WATER DEPARTMENT			28.55	080088
7/06/26	00033	7/03/26	2998-06.	202606 320-53800-43200		*	102.25		
			2719 ADELINE AVE JUN26						
					WINTER HAVEN WATER DEPARTMENT			102.25	080089
7/06/26	00033	7/03/26	2999-06.	202606 320-53800-43200		*	111.47		
			2618 ADELINE AVE JUN26						
					WINTER HAVEN WATER DEPARTMENT			111.47	080090
7/06/26	00033	7/03/26	3263-06.	202606 320-53800-43200		*	35.79		
			1004 LUKE AVE JUN26						
					WINTER HAVEN WATER DEPARTMENT			35.79	080091
7/06/26	00033	7/03/26	3264-06.	202606 320-53800-43200		*	1,169.85		
			881 ANDREW ST JUN26						
					WINTER HAVEN WATER DEPARTMENT			1,169.85	080092
7/06/26	00033	7/03/26	3265-06.	202606 320-53800-43200		*	1,063.10		
			232 MEREDITH BLVD JUN26						
					WINTER HAVEN WATER DEPARTMENT			1,063.10	080093

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO YRMO	DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
7/06/26	00033	7/03/26	3266-06.	202606	320-53800-43200		*	12.91		
			1020 LUKE AVE JUN26							
						WINTER HAVEN WATER DEPARTMENT			12.91	080094
7/06/26	00033	7/03/26	3267-06.	202606	320-53800-43200		*	87.32		
			586 JACK DR TRACT H JUN26							
						WINTER HAVEN WATER DEPARTMENT			87.32	080095
7/13/26	00031	7/04/26	1712-07.	202607	320-53800-48400		*	1,979.10		
			CONTRACT#41411712-JUL26							
						NAVITAS CREDIT CORP.			1,979.10	080096

TOTAL FOR BANK Z 10,360.03

TOTAL FOR REGISTER 49,468.96

SECTION 2

Willowbrook

Community Development District

Unaudited Financial Reporting

June 30, 2026

Table of Contents

Willowbrook

Community Development District

Combined Balance Sheet

June 30, 2026

	General Fund	*Debt Service Fund*	*Capital Projects Fund*	*Totals Governmental Funds*
Assets:				
Cash:				
Operating Account	$ 234,379	$ -	$ -	$ 234,379
State Board of Administration	$ 35,893	$ -	$ -	$ 35,893
Series 2024:				
Reserve	$ -	$ 278,686	$ -	$ 278,686
Revenue	$ -	$ 187,647	$ -	$ 187,647
Prepayment	$ -	$ 506	$ -	$ 506
Construction	$ -	$ -	$ 4	$ 4
Series 2025:				
Reserve	$ -	$ 349,034	$ -	$ 349,034
Interest	$ -	$ 105	$ -	$ 105
Revenue	$ -	$ 6,416	$ -	$ 6,416
Construction	$ -	$ -	$ 7,012	$ 7,012
Due from General	$ -	$ 128,502	$ -	$ 128,502
Total Assets	**$ 270,272**	**$ 950,896**	**$ 7,016**	**$ 1,228,184**
Liabilities:				
Accounts Payable	$ 8,140	$ -	$ -	$ 8,140
Due to Debt Service	$ 128,502	$ -	$ -	$ 128,502
Retainage Payable	$ -	$ -	$ 77,230	$ 77,230
Total Liabilites	**$ 136,642**	**$ -**	**$ 77,230**	**$ 213,872**
Fund Balance:				
Assigned:				
Debt Service - Series 2024	$ -	$ 595,341	$ -	$ 595,341
Debt Service - Series 2025	$ -	$ 355,555	$ -	$ 355,555
Capital Projects - Series 2024	$ -	$ -	$ 4	$ 4
Capital Projects - Series 2025	$ -	$ -	$ (70,218)	$ (70,218)
Unassigned	$ 133,629	$ -	$ -	$ 133,629
Total Fund Balances	**$ 133,629**	**$ 950,896**	**$ (70,214)**	**$ 1,014,312**
Total Liabilities & Fund Balance	$ 270,272	$ 950,896	$ 7,016	$ 1,228,184

Willowbrook

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending June 30, 2026

	Adopted Budget	Prorated Budget Thru 06/30/26	Actual Thru 06/30/26	Variance
Revenues:				
Assessments - On Roll	$ 308,651	$ 308,651	$ 315,600	$ 6,949
Assessments - Direct	$ 58,624	$ 58,624	$ 58,624	$ -
Developer Contributions	$ 38,530	$ 37,626	$ 37,626	$ -
Miscellaneous Revenue	$ -	$ -	$ 406	$ 406
Interest Income	$ -	$ -	$ 2,034	$ 2,034
Total Revenues	**$ 405,805**	**$ 404,901**	**$ 414,291**	**$ 9,389**
Expenditures:				
General & Administrative:				
Supervisor Fees	$ 12,000	$ 9,000	$ 2,800	$ 6,200
FICA Expenses	$ 918	$ 689	$ -	$ 689
Engineering	$ 7,500	$ 5,625	$ -	$ 5,625
Attorney	$ 20,000	$ 15,000	$ 17,328	$ (2,328)
Audit	$ 2,950	$ 2,950	$ 4,450	$ (1,500)
Assessment Administration	$ 6,180	$ 6,180	$ 6,180	$ -
Arbitrage	$ 900	$ 450	$ 450	$ -
Reamortization	$ -	$ -	$ 600	$ (600)
Dissemination	$ 6,150	$ 4,613	$ 4,529	$ 83
Dissemination Software	$ 2,500	$ 2,500	$ 1,500	$ 1,000
Trustee Fees	$ 8,890	$ 3,281	$ 3,281	$ -
Management Fees	$ 41,200	$ 30,900	$ 30,900	$ 0
Information Technology	$ 1,947	$ 1,460	$ 1,460	$ (0)
Website Maintenance	$ 1,298	$ 973	$ 974	$ (0)
Postage & Delivery	$ 500	$ 375	$ 291	$ 84
Insurance	$ 5,000	$ 5,000	$ 5,300	$ (300)
Printing & Binding	$ 500	$ 375	$ 10	$ 365
Legal Advertising	$ 5,000	$ 3,750	$ 1,351	$ 2,399
Contingency	$ 1,500	$ 1,125	$ 458	$ 667
Office Supplies	$ 625	$ 469	$ 15	$ 454
Dues, Licenses & Subscriptions	$ 175	$ 175	$ 175	$ -
Total General & Administrative	**$ 125,733**	**$ 94,889**	**$ 82,051**	**$ 12,838**

Willowbrook

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending June 30, 2026

	Adopted Budget	Prorated Budget Thru 06/30/26	Actual Thru 06/30/26	Variance
Operations & Maintenance				
Property Insurance	$ 7,500	$ 7,500	$ 7,839	$ (339)
Field Management	$ 15,000	$ 11,250	$ 10,000	$ 1,250
Landscape Maintenance	$ 65,182	$ 48,887	$ 52,094	$ (3,208)
Landscape Replacement	$ 12,500	$ 9,375	$ -	$ 9,375
Streetlights	$ 27,566	$ 27,566	$ 45,622	$ (18,056)
Electric	$ 5,000	$ 3,750	$ 2,053	$ 1,697
Water & Sewer	$ 35,000	$ 35,000	$ 52,165	$ (17,165)
Aquatic Maintenance	$ 6,500	$ 6,500	$ 14,200	$ (7,700)
Irrigation Repairs	$ 7,500	$ 5,625	$ 3,328	$ 2,297
General Repairs and Maintenance	$ 15,000	$ 11,250	$ 719	$ 10,531
Field Contingency	$ 7,500	$ 7,500	$ 7,652	$ (152)
Subtotal Operations & Maintenance	**$ 204,248**	**$ 174,203**	**$ 195,673**	**$ (21,470)**
Amenity Expenditures				
Amenity - Electric	$ 8,228	$ 6,171	$ -	$ 6,171
Amenity - Water	$ 7,472	$ 5,604	$ -	$ 5,604
Playground Expenses	$ 23,749	$ 17,812	$ 17,812	$ (0)
Internet	$ 833	$ 625	$ -	$ 625
Pest Control	$ 240	$ 180	$ 225	$ (45)
Janitorial Service	$ 4,902	$ 3,676	$ -	$ 3,676
Amenity Management	$ 4,167	$ 3,125	$ 4,041	$ (916)
Security Services	$ 12,500	$ 9,375	$ -	$ 9,375
Pool Maintenance	$ 7,900	$ 5,925	$ -	$ 5,925
Amenity Repairs & Maintenance	$ 3,333	$ 2,500	$ -	$ 2,500
Contingency	$ 2,500	$ 1,875	$ 330	$ 1,545
Subtotal Amenity Expenditures	**$ 75,824**	**$ 56,868**	**$ 22,408**	**$ 34,460**
Total Expenditures	**$ 405,805**	**$ 325,960**	**$ 300,132**	**$ 25,827**
Excess (Deficiency) of Revenues over Expenditures	$ 0		$ 114,158	
Fund Balance - Beginning	$ -		$ 19,471	
Fund Balance - Ending	$ 0		$ 133,629	

Willowbrook

Community Development District

Debt Service Fund Series 2024

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending June 30, 2026

	Adopted Budget	Prorated Budget Thru 06/30/26	Actual Thru 06/30/26	Variance
Revenues:				
Assessments	$ 628,550	$ 628,550	$ 570,054	$ (58,496)
Interest	$ 20,813	$ 20,813	$ 24,383	$ 3,570
Total Revenues	**$ 649,363**	**$ 649,363**	**$ 594,436**	**$ (54,927)**
Expenditures:				
Interest Expense - 11/1	$ 254,509	$ 254,509	$ 253,079	$ (1,431)
Special Call Expense - 11/1	$ -	$ -	$ 960,000	$ 960,000
Special Call Expense - 2/1	$ -	$ -	$ 5,000	$ 5,000
Interest Expense - 2/1	$ -	$ -	$ 70	$ 70
Principal Expense - 5/1	$ 120,000	$ 120,000	$ 105,000	$ (15,000)
Interest Expense - 5/1	$ 254,509	$ 254,509	$ 225,493	$ (29,017)
Total Expenditures	**$ 629,019**	**$ 629,019**	**$ 1,548,642**	**$ 919,623**
Excess (Deficiency) of Revenues over Expenditures	$ 20,344		$ (954,205)	
Other Financing Sources/(Uses):				
Transfer In/(Out)	$ -	$ -	$ (278,869)	$ (278,869)
Total Other Financing Sources/(Uses)	**$ -**	**$ -**	**$ (278,869)**	**$ (278,869)**
Net Change in Fund Balance	**$ 20,344**		**$ (1,233,074)**	
Fund Balance - Beginning	$ 371,608		$ 1,828,415	
Fund Balance - Ending	$ 391,952		$ 595,341	

Willowbrook

Community Development District

Debt Service Fund Series 2025

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending June 30, 2026

	Adopted Budget	Prorated Budget Thru 06/30/26	Actual Thru 06/30/26	Variance
Revenues:				
Interest	$ -	$ -	$ 23,603	$ 23,603
Total Revenues	**$ -**	**$ -**	**$ 23,603**	**$ 23,603**
Expenditures:				
Interest Expense - 11/1	$ -	$ -	$ 56,326	$ 56,326
Interest Expense - 5/1	$ -	$ -	$ 281,630	$ 281,630
Total Expenditures	**$ -**	**$ -**	**$ 337,956**	**$ 337,956**
Excess (Deficiency) of Revenues over Expenditures	$ -		$ (314,353)	
Other Financing Sources/(Uses):				
Transfer In/(Out)	$ -	$ -	$ (366,115)	$ (366,115)
Total Other Financing Sources/(Uses)	**$ -**	**$ -**	**$ (366,115)**	**$ (366,115)**
Net Change in Fund Balance	**$ -**		**$ (680,469)**	
Fund Balance - Beginning	$ -		$ 1,036,024	
Fund Balance - Ending	$ -		$ 355,555	

Willowbrook

Community Development District

Capital Projects Fund Series 2024

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending June 30, 2026

	Adopted Budget	Prorated Budget Thru 06/30/26	Actual Thru 06/30/26	Variance
Revenues:				
Interest	$ -	$ -	$ 208	$ 208
Developer Contributions	$ -	$ -	$ 1,657	$ 1,657
Total Revenues	**$ -**	**$ -**	**$ 1,866**	**$ 1,866**
Expenditures:				
Capital Outlay	$ -	$ -	$ 2,712	$ (2,712)
Total Expenditures	**$ -**	**$ -**	**$ 2,712**	**$ (2,712)**
Excess (Deficiency) of Revenues over Expenditures	$ -		$ (847)	
Other Financing Sources/(Uses):				
Transfer In/(Out)	$ -	$ -	$ 278,869	$ 278,869
Total Other Financing Sources/(Uses)	**$ -**	**$ -**	**$ 278,869**	**$ 278,869**
Net Change in Fund Balance	**$ -**		**$ 278,023**	
Fund Balance - Beginning	$ -		$ (278,018)	
Fund Balance - Ending	$ -		$ 4	

Willowbrook

Community Development District

Capital Projects Fund Series 2025

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending June 30, 2026

	Adopted Budget	Prorated Budget Thru 06/30/26	Actual Thru 06/30/26	Variance
Revenues:				
Interest	$ -	$ -	$ 76,947	$ 76,947
Developer Contributions	$ -	$ -	$ 1,017,697	$ 1,017,697
Total Revenues	**$ -**	**$ -**	**$ 1,094,644**	**$ 1,094,644**
Expenditures:				
Capital Outlay	$ -	$ -	$ 7,012,785	$ (7,012,785)
Total Expenditures	**$ -**	**$ -**	**$ 7,012,785**	**$ (7,012,785)**
Excess (Deficiency) of Revenues over Expenditures	$ -		$ (5,918,141)	
Other Financing Sources/(Uses):				
Transfer In/(Out)	$ -	$ -	$ 366,115	$ 366,115
Total Other Financing Sources/(Uses)	**$ -**	**$ -**	**$ 366,115**	**$ 366,115**
Net Change in Fund Balance	**$ -**		**$ (5,552,026)**	
Fund Balance - Beginning	$ -		$ 5,481,808	
Fund Balance - Ending	$ -		$ (70,218)	

Willowbrook

Community Development District

Month to Month

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Revenues:													
Assessments - On Roll	-	883	231,195	428	902	-	11,050	-	71,143	-	-	-	315,600
Assessments - Direct	29,312	-	-	-	14,656	-	-	14,656	-	-	-	-	58,624
Developer Contributions	33,380	4,247	-	-	-	-	-	-	-	-	-	-	37,626
Miscellaneous Revenue	-	-	406	-	-	-	-	-	-	-	-	-	406
Interest Income	-	-	0	261	287	184	671	324	307	-	-	-	2,034
Total Revenues	**62,692**	**5,130**	**231,602**	**689**	**15,844**	**184**	**11,720**	**14,980**	**71,450**	**-**	**-**	**-**	**414,291**
Expenditures:													
General & Administrative:													
Supervisor Fees	-	600	600	600	-	-	600	-	400	-	-	-	2,800
FICA Expenses	-	-	-	-	-	-	-	-	-	-	-	-	-
Engineering	-	-	-	-	-	-	-	-	-	-	-	-	-
Attorney	3,264	2,776	2,984	2,872	372	627	1,854	2,578	-	-	-	-	17,328
Audit Fee	-	-	-	-	-	-	-	-	4,450	-	-	-	4,450
Assessment Administration	6,180	-	-	-	-	-	-	-	-	-	-	-	6,180
Arbitrage	-	-	-	-	450	-	-	-	-	-	-	-	450
Reamortization	500	-	-	-	-	-	-	100	-	-	-	-	600
Dissemination	429	513	513	513	513	513	513	513	513	-	-	-	4,529
Dissemination Software	-	1,500	-	-	-	-	-	-	-	-	-	-	1,500
Trustee Fees	2,831	-	-	-	-	-	-	-	450	-	-	-	3,281
Management Fees	3,433	3,433	3,433	3,433	3,433	3,433	3,433	3,433	3,433	-	-	-	30,900
Information Technology	162	162	162	162	162	162	162	162	162	-	-	-	1,460
Website Maintenance	108	108	108	108	108	108	108	108	108	-	-	-	974
Postage & Delivery	27	28	7	147	15	30	4	30	4	-	-	-	291
Insurance	5,300	-	-	-	-	-	-	-	-	-	-	-	5,300
Printing & Binding	-	-	-	-	6	-	4	-	-	-	-	-	10
Legal Advertising	-	326	1,025	-	-	-	-	-	-	-	-	-	1,351
Contingency	38	38	38	82	73	38	38	47	64	-	-	-	458
Office Supplies	0	3	3	3	3	0	0	3	0	-	-	-	15
Dues, Licenses & Subscriptions	175	-	-	-	-	-	-	-	-	-	-	-	175
Total General & Administrative	**22,448**	**9,487**	**8,873**	**7,919**	**5,136**	**4,912**	**6,717**	**6,974**	**9,585**	**-**	**-**	**-**	**82,051**

Willowbrook

Community Development District

Month to Month

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Operations & Maintenance													
Property Insurance	$ 7,839	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 7,839
Field Management	$ -	$ 1,250	$ 1,250	$ 1,250	$ 1,250	$ 1,250	$ 1,250	$ 1,250	$ 1,250	$ -	$ -	$ -	$ 10,000
Landscape Maintenance	$ 13,000	$ -	$ -	$ 5,454	$ 5,454	$ 10,141	$ 5,454	$ 7,139	$ 5,454	$ -	$ -	$ -	$ 52,094
Landscape Replacement	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Electric	$ -	$ 587	$ 59	$ 59	$ 50	$ 50	$ 440	$ 83	$ 725	$ -	$ -	$ -	$ 2,053
Streetlights	$ 5,043	$ 5,118	$ 5,195	$ 5,044	$ 5,044	$ 5,044	$ 5,044	$ 5,044	$ 5,044	$ -	$ -	$ -	$ 45,622
Water & Sewer	$ 8,394	$ 7,571	$ 20,082	$ 1,873	$ 2,116	$ 2,632	$ 2,348	$ 4,537	$ 2,611	$ -	$ -	$ -	$ 52,165
Aquatic Maintenance	$ 1,775	$ 1,775	$ 1,775	$ 1,775	$ 1,775	$ 1,775	$ 1,775	$ 1,775	$ -	$ -	$ -	$ -	$ 14,200
Irrigation Repairs	$ -	$ -	$ -	$ -	$ -	$ 1,790	$ 849	$ 688	$ -	$ -	$ -	$ -	$ 3,328
General Repairs and Maintenance	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 719	$ -	$ -	$ -	$ -	$ 719
Field Contingency	$ -	$ -	$ -	$ 2,012	$ -	$ 2,235	$ -	$ 3,405	$ -	$ -	$ -	$ -	$ 7,652
Subtotal Operations & Maintenance	$ 36,051	$ 16,301	$ 28,361	$ 15,455	$ 15,689	$ 20,893	$ 16,311	$ 19,829	$ 15,084	$ -	$ -	$ -	$ 195,673
Amenity Expenditures													
Amenity - Electric	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Amenity - Water	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Playground Expenses	$ 1,979	$ 1,979	$ 1,979	$ 1,979	$ 1,979	$ 1,979	$ 1,979	$ 1,979	$ 1,979	$ -	$ -	$ -	$ 17,812
Internet	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Pest Control	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 225	$ -	$ -	$ -	$ 225
Janitorial Service	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Amenity Management	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 3,208	$ 833	$ -	$ -	$ -	$ 4,041
Security Services	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Pool Maintenance	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Amenity Repairs & Maintenance	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Contingency	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 330	$ -	$ -	$ -	$ -	$ 330
Subtotal Amenity Expenditures	$ 1,979	$ 1,979	$ 1,979	$ 1,979	$ 1,979	$ 1,979	$ 1,979	$ 5,517	$ 3,037	$ -	$ -	$ -	$ 22,408
Total Expenditures	$ 60,478	$ 27,767	$ 39,213	$ 25,354	$ 22,804	$ 27,784	$ 25,007	$ 32,320	$ 27,707	$ -	$ -	$ -	$ 300,132
Excess (Deficiency) of Revenues over Expenditures	$ 4,193	$ (20,658)	$ 194,368	$ (22,686)	$ (4,980)	$ (25,620)	$ (11,307)	$ (11,823)	$ 46,780	$ -	$ -	$ -	$ 114,158

Willowbrook

Community Development District

Long Term Debt Report

Series 2024, Special Assessment Revenue Bonds		
Interest Rate:	4.950%, 5.625%, 5.900%	
Maturity Date:	5/1/2055	
Reserve Fund Definition	50% Maximum Annual Debt Service	
Reserve Fund Requirement	$278,686	
Reserve Fund Balance	$278,686	
Bonds Outstanding - 05/20/2024		$8,900,000
Special Call Expense - 08/01/25		($50,000)
Special Call Expense - 11/01/25		($960,000)
Special Call Expense - 02/01/26		($5,000)
Principal Expense - 05/01/2026		($105,000)
Current Bonds Outstanding		**$7,780,000**

Series 2025, Special Assessment Revenue Bonds		
Interest Rate:	4.125%, 5.650%, 5.875%	
Maturity Date:	5/1/2056	
Reserve Fund Definition	50% Maximum Annual Debt Service	
Reserve Fund Requirement	$349,034	
Reserve Fund Balance	$349,034	
Bonds Outstanding - 09/11/2025		$9,900,000
Current Bonds Outstanding		**$9,900,000**

WILLOWBROOK

COMMUNITY DEVELOPMENT DISTRICT

Special Assessment Receipts

Fiscal Year 2026

ON ROLL ASSESSMENTS

Gross Assessments	$	331,881.84	$	599,461.95	$	931,343.79
Net Assessments	$	308,650.11	$	557,499.61	$	866,149.72
		35.63%		64.37%		100.00%

Date	*Distribution*	*Gross Amount*	*Discount/Penalty*	*Commission*	*Interest*	*Net Receipts*	*General Fund*	*2024 AA1 Debt Service*	*Total*
11/26/25	11/08-11/15/25	$2,634.41	($105.37)	($50.58)	$0.00	$2,478.46	$883.19	$1,595.27	$2,478.46
12/08/25	11/16-11/25/25	$384,623.86	($15,384.02)	($7,384.80)	$0.00	$361,855.04	$128,946.06	$232,908.98	$361,855.04
12/08/25	INV# 4652360 & 4652361	($9,313.44)	$0.00	$0.00	$0.00	($9,313.44)	($3,318.82)	($5,994.62)	($9,313.44)
12/19/25	11/26-11/30/25	$2,634.41	($105.37)	($50.58)	$0.00	$2,478.46	$883.19	$1,595.27	$2,478.46
12/31/25	12/01-12/15/25	$312,257.44	($12,490.72)	($5,995.33)	$0.00	$293,771.39	$104,684.64	$189,086.75	$293,771.39
01/29/26	10/01-12/31/25	$0.00	$0.00	$0.00	$1,200.78	$1,200.78	$427.89	$772.89	$1,200.78
02/13/26	01/01-01/31/26	$2,634.41	($52.68)	($51.63)	$0.00	$2,530.10	$901.59	$1,628.51	$2,530.10
04/20/26	03/01-03/31/26	$31,612.92	$0.00	($632.26)	$0.00	$30,980.66	$11,039.87	$19,940.79	$30,980.66
04/30/26	01/01-01/31/26	$0.00	$0.00	$0.00	$2.56	$2.56	$0.91	$1.65	$2.56
04/30/26	02/01-03/31/26	$0.00	$0.00	$0.00	$25.18	$25.18	$8.97	$16.21	$25.18
06/24/26	06/01-06/01/26	$203,719.04	$0.00	($4,074.38)	$0.00	$199,644.66	$71,142.83	$128,501.83	$199,644.66
	TOTAL	**$ 930,803.05**	**$ (28,138.16)**	**$ (18,239.56)**	**$ 1,228.52**	**$ 885,653.85**	**$ 315,600.32**	**$ 570,053.53**	**$ 885,653.85**

102%	**Net Percent Collected**
0	**Balance Remaining to Collect**

DIRECT BILL ASSESSMENTS

KRPC WILLOWBROOK
2026-01

Net Assessments	$	58,624.03	$	58,624.03				

Date Received	*Due Date*	*Check Number*	*Net Assessed*	*Amount Received*	*Amt Received General Fund*
10/8/25	*10/1/25*	*5247*	$ 29,312.01	$ 29,312.01	$ 29,312.01
2/4/26	*2/1/26*	*5290*	$ 14,656.01	$ 14,656.01	$ 14,656.01
5/13/26	*5/1/26*	*5309*	$ 14,656.01	$ 14,656.01	$ 14,656.01
			$ 58,624.03	**$ 58,624.03**	**$ 58,624.03**