

HERITAGE ISLE AT VIERA COMMUNITY DEVELOPMENT DISTRICT

FISCAL YEAR 2021/2022 O&M & DEBT SERVICE ASSESSMENT SCHEDULE

UNITS ASSESSED				
LOT SIZE	2013A-1 / A-2 DEBT		2017 DEBT	
Platted Parcels	O&M	SERVICE ^{(1) (2)}	SERVICE ^{(1) (2)}	
Villa (2013)	82	81	0	
Duplex (2013)	146	146	0	
SF 50' (2013)	371	369	0	
SF 70' (2013)	128	126	0	
Condo	120	0	119	
Villa (2005)	254	0	253	
SF 50' (2005)	227	0	227	
SF 60' (2005)	215	0	215	
SF 70' (2005)	63	0	63	
Clubhouse	1	0	0	
Total Platted	1607	722	877	

ALLOCATION OF O&M ASSESSMENT				
BUDGET			\$628,205.00	
COLLECTION COST @	2.0%		\$13,366.06	
EARLY PAYMENT DISCOUNT @	4.0%		\$26,732.13	
O&M ASSESSMENT			\$668,303.19	
EAU FACTOR	TOTAL EAU's	% TOTAL EAU's	TOTAL BUDGET	Per Unit O&M
1.00	82.00	5.10%	\$34,101.35	\$415.87
1.00	146.00	9.09%	\$60,717.03	\$415.87
1.00	371.00	23.09%	\$154,287.79	\$415.87
1.00	128.00	7.97%	\$53,231.37	\$415.87
1.00	120.00	7.47%	\$49,904.41	\$415.87
1.00	254.00	15.81%	\$105,631.00	\$415.87
1.00	227.00	14.13%	\$94,402.50	\$415.87
1.00	215.00	13.38%	\$89,412.06	\$415.87
1.00	63.00	3.92%	\$26,199.81	\$415.87
1.00	1.00	0.06%	\$415.87	\$415.87
			1607.00	100.00%
			\$668,303.19	
			\$628,205.00	

BUDGET			\$66,000.00	
COLLECTION COSTS @	2.0%		\$1,404.26	
EARLY PAYMENT DISCOUNT @	4.0%		\$2,808.51	
O&M ASSESSMENT			\$70,212.77	
EAU FACTOR	TOTAL EAU's	% TOTAL EAU's	TOTAL BUDGET	Per Unit O&M
0.50	41.00	2.80%	\$1,965.13	\$23.97
0.75	109.50	7.47%	\$5,248.34	\$35.95
1.00	371.00	25.33%	\$17,782.06	\$47.93
1.40	179.20	12.23%	\$8,589.07	\$67.10
0.50	60.00	4.10%	\$2,875.80	\$23.97
0.50	127.00	8.67%	\$6,087.12	\$23.97
1.00	227.00	15.50%	\$10,880.13	\$47.93
1.20	258.00	17.61%	\$12,365.96	\$57.52
1.40	88.20	6.02%	\$4,227.43	\$67.10
4.00	4.00	0.27%	\$191.72	\$191.72
			1464.90	100.00%
			\$70,212.77	
			\$66,000.00	

PER LOT ANNUAL ASSESSMENT				
TOTAL O&M PER UNIT	2013A-1 DEBT SERVICE ⁽³⁾	2013A-2 DEBT SERVICE ⁽³⁾	2017 DEBT SERVICE ⁽³⁾	TOTAL ⁽⁴⁾
0	0		0	0
\$439.84	\$258.58	\$35.18	\$0.00	\$733.60
\$451.82	\$350.93	\$47.75	\$0.00	\$850.50
\$463.80	\$424.81	\$57.80	\$0.00	\$946.41
\$482.97	\$517.16	\$70.36	\$0.00	\$1,070.49
\$439.84	\$0.00	\$0.00	\$291.54	\$731.38
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\$463.80	\$0.00	\$0.00	\$478.96	\$942.76
\$473.39	\$0.00	\$0.00	\$541.44	\$1,014.83
\$482.97	\$0.00	\$0.00	\$583.09	\$1,066.06
\$607.59	\$0.00	\$0.00	\$0.00	\$607.59

LESS: Brevard County Collection Costs (2%) and Early Payment Discounts (4%):

Net Revenue to be Collected

⁽¹⁾ Reflects 2 (two) Series 2017 prepayments and 5 (five) Series 2013 prepayments.

⁽²⁾ Reflects the number of total lots with Series 2017, Series 2013A-1 and Series 2013A-2 debt outstanding.

⁽³⁾ Annual debt service assessment per lot adopted in connection with the Series 2017, Series 2013A-1 and Series 2013A-2 bond issues. Annual assessment includes principal, interest, Brevard County collection costs and early payment discounts.

⁽⁴⁾ Annual assessment that will appear on November 2021 Brevard County property tax bill. Amount shown includes all applicable county collection costs and early payment discounts (up to 4% if paid early).