



**Magic Reserve Community Development District
Adopted FY2026 Operations & Maintenance Budget**

**FY 2026
Adopted Budget**

Revenues

On-Roll Assessments	\$ 562,530.00
Net Revenues	\$ 562,530.00

CDD General & Administrative Expenses

Trustee Services	\$ 4,200.00
Management	35,000.00
Engineering	10,000.00
Disclosure Agent	5,000.00
Property Appraiser	325.00
District Counsel	18,000.00
Assessment Administration	5,000.00
Re-Amortization Schedule	250.00
Arbitrage	500.00
Audit	3,500.00
Legal Advertising	2,000.00
Postage /Shipping	300.00
Miscellaneous	980.00
Tax Preparation Fee	20.00
Web Site Maintenance	2,700.00
Dues, Licenses, and Fees	175.00
Irrigation	285,000.00
Public Officials' Liability Insurance	3,850.00
General Liability Insurance	4,730.00
Additional Insurance	500.00
Lake Maintenance	4,000.00
HOA Maintenance	50,000.00
Landscaping Maintenance and Material	30,000.00
Mulch	12,000.00
Palm Pruning	4,500.00
Streetlights	80,000.00
Total Expenses	\$ 562,530.00

Current Year Proposed	\$ 2,884.77
195 Lots	\$ 3,068.90

Prior Year Adopted	\$ 2,202.21
195 Lots	\$ 2,342.77