



**Magic Reserve Community Development District
Proposed FY2027 Operations & Maintenance Budget**

	FY 2026 Adopted Budget	FY 2027 Proposed Budget
<u>Revenues</u>		
On-Roll Assessments	\$ 562,530.00	\$ 556,770.00
Interest Income	-	-
Land Lease Income	-	5,760.00
Net Revenues	\$ 562,530.00	\$ 562,530.00

CDD General & Administrative Expenses

Supervisor Fee	\$ -	\$ 2,000.00
Trustee Services	4,200.00	4,500.00
Management	35,000.00	35,000.00
Engineering	10,000.00	10,000.00
Disclosure Agent	5,000.00	5,000.00
Property Appraiser	325.00	325.00
District Counsel	18,000.00	18,000.00
Assessment Administration	5,000.00	5,000.00
Re-Amortization Schedule	250.00	250.00
Arbitrage	500.00	600.00
Audit	3,500.00	4,500.00
Legal Advertising	2,000.00	3,000.00
Postage /Shipping	300.00	300.00
Miscellaneous	980.00	13,080.00
Tax Preparation Fee	20.00	50.00
Web Site Maintenance	2,700.00	2,700.00
Dues, Licenses, and Fees	175.00	175.00
Irrigation	285,000.00	250,000.00
Public Officials' Liability Insurance	3,850.00	4,000.00
General Liability Insurance	4,730.00	5,000.00
Additional Insurance	500.00	550.00
Lake Maintenance	4,000.00	4,000.00
HOA Maintenance	50,000.00	60,000.00
Landscaping Maintenance and Material	30,000.00	35,000.00
Mulch	12,000.00	12,000.00
Palm Pruning	4,500.00	7,500.00
Streetlights	\$ 80,000.00	\$ 80,000.00
Total Expenses	\$ 562,530.00	\$ 562,530.00

Current Year Proposed	Net Per Unit	\$ 2,855.23
195 Lots	Gross per Unit	\$ 3,037.48

Prior Year Adopted	Net Per Unit	\$ 2,884.77
195 Lots	Gross per Unit	\$ 3,068.90