

Capron Trail Community Development District

**Proposed Budget For
Fiscal Year 2025/2026
October 1, 2025 - September 30, 2026**

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PROPOSED BUDGET
CAPRON TRAIL COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2025/2026
OCTOBER 1, 2025 - SEPTEMBER 30, 2026

	FISCAL YEAR 2025/2026 BUDGET
REVENUES	
ADMINISTRATIVE ASSESSMENTS	57,409
MAINTENANCE ASSESSMENTS	288,194
FACILITIES & SERVICE AGREEMENT (ADMIN)	2,361
FACILITIES & SERVICE AGREEMENT (MAINT)	12,845
DIRECT BILL - 2024 EXPANSION AREA (ADMIN)	0
INTEREST INCOME	1,800
TOTAL REVENUES	\$ 362,609
ADMINISTRATIVE EXPENDITURES	
SUPERVISOR FEES	0
FICA TAXES	0
ENGINEERING	12,000
MANAGEMENT FEES	24,000
LEGAL FEES	4,000
AUDIT FEES	3,500
INSURANCE - LIABILITY	8,000
LEGAL ADVERTISING	1,150
POSTAGE AND DELIVERY	300
OFFICE SUPPLIES/MISCELLANEOUS	1,750
DUES & SUBSCRIPTIONS	175
WEBSITE MANAGEMENT	1,750
ADMINISTRATIVE CONTINGENCY	690
TOTAL ADMINISTRATIVE EXPENDITURES	57,315
MAINTENANCE EXPENDITURES	
MOWING	27,000
FUEL & OIL	115,500
AQUATIC MAINTENANCE	17,565
OPERATIONS MANAGEMENT	40,000
ROADWAYS & CULVERTS	11,600
CANAL REPAIR & MAINTENANCE	8,400
RESERVOIR REPAIR & MAINTENANCE	10,000
DRAINAGE ENGINE/PUMP REPAIR & MAINTENANCE	46,000
MISCELLANEOUS MAINTENANCE	855
TOTAL MAINTENANCE EXPENDITURES	276,920
TOTAL EXPENDITURES	\$ 334,235
REVENUES LESS EXPENDITURES	\$ 28,374
COUNTY APPRAISER & TAX COLLECTOR FEE	(14,187)
DISCOUNTS FOR EARLY PAYMENTS	(14,187)
EXCESS/ (SHORTFALL)	\$ -
CARRYOVER FROM PRIOR YEAR	0
NET EXCESS/ (SHORTFALL)	\$ -

DETAILED PROPOSED BUDGET
CAPRON TRAIL COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2025/2026
OCTOBER 1, 2025 - SEPTEMBER 30, 2026

	FISCAL YEAR 2023/2024 ACTUAL	FISCAL YEAR 2024/2025 BUDGET	FISCAL YEAR 2025/2026 BUDGET	COMMENTS
REVENUES				
ADMINISTRATIVE ASSESSMENTS	341,249	52,969	57,409	Expenditures Less Interest, Direct Bills & Carryover/.92
MAINTENANCE ASSESSMENTS	0	288,194	288,194	Expenditures Less Direct Bills/.92
FACILITIES & SERVICE AGREEMENT (ADMIN)	0	2,361	2,361	Baer LLC: 241.41 Acres X \$9.78 = \$2,360.99
FACILITIES & SERVICE AGREEMENT (MAINT)	15,208	12,845	12,845	Baer LLC: 241.41 Acres X \$53.21= \$12,845.23
DIRECT BILL - 2024 EXPANSION AREA (ADMIN)	0	4,440	0	
INTEREST INCOME	5,976	840	1,800	Interest Projected At \$150.00 Per Month
TOTAL REVENUES	\$ 362,433	\$ 361,649	\$ 362,609	
ADMINISTRATIVE EXPENDITURES				
SUPERVISOR FEES	0	0	0	No Change From 2024/2025 Budget
FICA TAXES	0	0	0	No Change From 2024/2025 Budget
ENGINEERING	9,690	12,000	12,000	No Change From 2024/2025 Budget
MANAGEMENT FEES	24,000	24,000	24,000	\$2,000 Per Month
LEGAL FEES	1,920	4,000	4,000	No Change From 2024/2025 Budget
AUDIT FEES	3,700	3,800	3,500	Accepted Amount For 2024/2025 Audit
INSURANCE - LIABILITY	7,267	7,505	8,000	FY 2024/2025 Expenditure Was \$7,531
LEGAL ADVERTISING	1,188	1,050	1,150	\$100 Increase From 2024/2025 Budget
POSTAGE AND DELIVERY	212	325	300	\$25 Decrease From 2024/2025 Budget
OFFICE SUPPLIES/MISCELLANEOUS	1,471	1,750	1,750	No Change From 2024/2025 Budget
DUES & SUBSCRIPTIONS	175	175	175	No Change From 2024/2025 Budget
WEBSITE MANAGEMENT	1,750	1,750	1,750	No Change From 2024/2025 Budget
ADMINISTRATIVE CONTINGENCY	0	2,835	690	Administrative Contingency
TOTAL ADMINISTRATIVE EXPENDITURES	51,373	59,190	57,315	
MAINTENANCE EXPENDITURES				
MOWING	25,304	27,000	27,000	No Change From 2024/2025 Budget
FUEL & OIL	113,545	115,500	115,500	No Change From 2024/2025 Budget
AQUATIC MAINTENANCE	18,140	17,565	17,565	No Change From 2024/2025 Budget
OPERATIONS MANAGEMENT	41,035	40,000	40,000	No Change From 2024/2025 Budget
ROADWAYS & CULVERTS	9,452	11,600	11,600	No Change From 2024/2025 Budget
CANAL REPAIR & MAINTENANCE	7,975	8,400	8,400	No Change From 2024/2025 Budget
RESERVOIR REPAIR & MAINTENANCE	10,807	10,000	10,000	No Change From 2024/2025 Budget
DRAINAGE ENGINE/PUMP REPAIR & MAINTENANCE	48,888	46,000	46,000	No Change From 2024/2025 Budget
MISCELLANEOUS MAINTENANCE	25	855	855	No Change From 2024/2025 Budget
TOTAL MAINTENANCE EXPENDITURES	275,171	276,920	276,920	
TOTAL EXPENDITURES	\$ 326,544	\$ 336,110	\$ 334,235	
REVENUES LESS EXPENDITURES	\$ 35,889	\$ 25,539	\$ 28,374	
COUNTY APPRAISER & TAX COLLECTOR FEE	(11,940)	(14,187)	(14,187)	Four Percent Of Total Assessment Roll
DISCOUNTS FOR EARLY PAYMENTS	(4,871)	(14,187)	(14,187)	Four Percent Of Total Assessment Roll
EXCESS/ (SHORTFALL)	\$ 19,078	\$ (2,835)	\$ -	
CARRYOVER FROM PRIOR YEAR	0	2,835	0	Carryover From Prior Year
NET EXCESS/ (SHORTFALL)	\$ 19,078	\$ -	\$ -	

Capron Trail Community Development District Assessment Comparison

	Fiscal Year 2022/2023 Assessment Per Unit	Fiscal Year 2023/2024 Assessment Per Unit	Fiscal Year 2024/2025 Assessment Per Unit	Fiscal Year 2025/2026 Projected Assessment Per Unit
Administrative (formerly O&M)	\$ 63.00	\$ 63.00	\$ 9.78	\$ 9.78
Maintenance	\$ -	\$ -	\$ 53.21	\$ 53.21
Total	\$ 63.00	\$ 63.00	\$ 62.99	\$ 62.99

* Assessments Include the Following :

4% Discount for Early Payments
2% County Tax Collector Fee
1% County Property Appraiser Fee

Community Information (Administrative):

Units (One Unit = 1 Acre) 6,111.57
Includes Baer LLC Acres (241.41)
and 2024 Expansion Area (453.99)
On Roll: 5,870.16 Acres - Direct Bill: Baer 241.41

Community Information (Maintenance):

Units (One Unit = 1 Acre) 5,657.58
Includes Baer LLC Acres (241.41)
On Roll: 5,416.17 Acres - Direct Bill: 241.41