# RESOLUTION 2026-01

**WHEREAS**, the Board of Supervisors, hereinafter referred to as the "Board", of the Middle Village Community Development District, hereinafter referred to as "District", adopted General Fund, Recreation Fund, and Capital Reserve Fund Budgets for Fiscal Year 2025, and

**WHEREAS**, the Board desires to reallocate funds budgeted to re-appropriate Revenues and Expenses approved during the Fiscal Year.

NOW THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE MIDDLE VILLAGE COMMUNITY DEVELOPMENT DISTRICT TO THE FOLLOWING:

1. The General Fund, Recreation Fund, and Capital Reserve Fund Budgets are hereby amended in accordance with Exhibit "A" attached.

2. This resolution shall become effective this 10th day of November, 2025 and be reflected in the monthly and Fiscal Year End 9/30/25 Financial Statements and Audit Report of the District.

***Middle Village***
***Community Development District***

Signed by:
by: Michael Steiner
DCEE675503EA49D
Chairman / Vice Chairman

Attest:

Signed by:
by: Marilee Giles
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Secretary / Assistant Secretary

MIDDLE VILLAGE CDD
RESOLUTION 2026-01

EXHIBIT A

# Middle Village

## Community Development District

### FY 2025 Budget Amendment

**Statement of Revenues, Expenditures, and Changes in Fund Balance**

**General Fund**

| Description | Adopted FY 25 Budget | Increase/ (Decrease) | Amended FY 25 Budget | Actual 9/30/25 |
|---|---|---|---|---|
| **Revenues** | | | | |
| Special Assessments - Tax Roll | $ 222,749 | $ 727 | $ 223,476 | $ 223,476 |
| Interest Income | 1,000 | (425) | 575 | 575 |
| **Total Revenues** | **$ 223,749** | **$ 302** | **$ 224,050** | **$ 224,050** |
| **Expenditures** | | | | |
| ***General & Administrative:*** | | | | |
| Supervisors Fees | $ 12,000 | $ - | $ 12,000 | $ 11,200 |
| FICA Expense | 918 | - | 918 | 857 |
| Travel per Diem | 200 | - | 200 | - |
| Engineering | 7,000 | 7,659 | 14,659 | 14,659 |
| Trustee Fee | 15,000 | 5,250 | 20,250 | 20,250 |
| Dissemination Agent | 3,933 | 400 | 4,333 | 4,333 |
| Assessment Roll Administration | 8,483 | - | 8,483 | 8,483 |
| Attorney | 50,000 | (8,000) | 42,000 | 33,272 |
| Arbitrage Rebate | 700 | (100) | 600 | 600 |
| Annual Audit | 6,600 | 100 | 6,700 | 6,700 |
| Management Fees | 72,865 | - | 72,865 | 72,865 |
| Information Technology | 2,865 | - | 2,865 | 2,865 |
| Telephone | 300 | 79 | 379 | 379 |
| Postage | 1,500 | 1,005 | 2,505 | 2,505 |
| Printing | 2,500 | - | 2,500 | 2,275 |
| Insurance General Liability | 14,109 | - | 14,109 | 13,724 |
| Legal Advertising | 2,500 | - | 2,500 | 1,562 |
| Other Current Charges | 150 | - | 150 | 45 |
| Office Supplies | 200 | - | 200 | 10 |
| Website Maintenance | 2,528 | - | 2,528 | 2,528 |
| Dues, Licenses & Subscriptions | 175 | - | 175 | 175 |
| Capital Reserve Funding | 19,222 | - | 19,222 | 19,222 |
| **Total General & Administrative Expenditures** | **$ 223,749** | **$ 6,394** | **$ 230,142** | **$ 218,508** |
| Excess Revenues (Expenditures) | $ - | $ (6,092) | $ (6,092) | $ 5,542 |
| Fund Balance - Beginning | $ - | $ 6,092 | $ 6,092 | $ 207,058 |
| Fund Balance - Ending | $ - | $ - | $ - | $ 212,600 |

# Middle Village
## Community Development District
### FY 2025 Budget Amendment

**Statement of Revenues, Expenditures, and Changes in Fund Balance**

**Recreation Fund**

| Description | Adopted FY 25 Budget | Increase/ (Decrease) | Amended FY 25 Budget | Actual 9/30/25 |
|---|---|---|---|---|
| **Revenues** | | | | |
| Special Assessments - Tax Roll | $ 2,180,719 | $ 7,113 | $ 2,187,832 | $ 2,187,832 |
| Interest Income | 5,000 | 33,401 | 38,401 | 38,401 |
| Miscellaneous Revenue | 1,000 | (916) | 84 | 84 |
| Amenities Revenue | 100,000 | 6,355 | 106,355 | 106,355 |
| Cost Share Revenue-South Village | 36,022 | 3,277 | 39,299 | 39,299 |
| **Total Revenues** | **$ 2,322,741** | **$ 49,229** | **$ 2,371,970** | **$ 2,371,970** |
| **Expenditures** | | | | |
| ***Administrative*** | | | | |
| Management Fees - On Site Staff | $ 356,649 | $ 3 | $ 356,652 | $ 356,652 |
| Insurance | 96,279 | - | 96,279 | 90,075 |
| Other Current Charges | 6,000 | 273 | 6,273 | 6,273 |
| Permit Fees | 1,650 | 1,125 | 2,775 | 2,775 |
| **Total Administrative** | **$ 460,578** | **$ 1,401** | **$ 461,979** | **$ 455,775** |
| ***Maintenance:*** | | | | |
| Security | $ 136,335 | $ - | $ 136,335 | $ 108,478 |
| Security Clay County | 47,304 | 42 | 47,346 | 47,346 |
| Electric | 20,000 | - | 20,000 | 17,609 |
| Streetlighting | 35,000 | - | 35,000 | 29,938 |
| Irrigation Maintenance | 5,000 | - | 5,000 | - |
| Landscape Maintenance | 557,230 | - | 557,230 | 540,999 |
| Common Area Maintenance | 80,000 | - | 80,000 | 73,763 |
| Lake Maintenance | 25,000 | - | 25,000 | 19,128 |
| **Subtotal Maintenance** | **$ 905,868** | **$ 42** | **$ 905,910** | **$ 837,262** |
| ***Recreation Facility:*** | | | | |
| Amenity Staff | $ 190,000 | $ 24,980 | $ 214,980 | $ 214,980 |
| Janitorial | 59,500 | - | 59,500 | 49,614 |
| Telephone | 18,000 | 1,150 | 19,150 | 19,150 |
| Electric | 75,000 | - | 75,000 | 46,065 |
| Water / Sewer | 45,000 | 14,316 | 59,315 | 59,315 |
| Gas/Heat (Pool) | 20,000 | - | 20,000 | 18,207 |
| Refuse Service | 35,000 | 23,845 | 58,845 | 58,845 |
| Pool Maintenance & Chemicals | 43,000 | 7,241 | 50,241 | 50,241 |
| Cable | 8,000 | - | 8,000 | 7,837 |
| Special Events | 10,000 | 338 | 10,338 | 10,338 |
| Office Supplies and Equipment | 1,500 | - | 1,500 | 14 |
| Facility Maintenance - General | 65,000 | - | 65,000 | 64,605 |
| Facility Maintenance - Preventive Contracts | 15,950 | - | 15,950 | 2,670 |
| Facility Maintenance - Contingency | 7,500 | - | 7,500 | 7,409 |
| Elevator Maintenance | 10,000 | - | 10,000 | 6,170 |
| Recreation Passes | 4,000 | 1,239 | 5,239 | 5,239 |
| Lighting Repairs | 12,000 | 4,265 | 16,265 | 16,265 |
| Tennis Court Maintenance | 65,725 | 6,964 | 72,689 | 72,689 |
| Capital Reserve | 271,120 | - | 271,120 | 271,120 |
| **Subtotal Recreation Facility** | **$ 956,295** | **$ 84,338** | **$ 1,040,633** | **$ 980,774** |
| **Total Expenses** | **$ 2,322,741** | **$ 85,781** | **$ 2,408,522** | **$ 2,273,811** |
| Excess Revenues (Expenditures) | $ - | $ (36,551) | $ (36,551) | $ 98,160 |
| Fund Balance - Beginning | $ - | $ 36,551 | $ 36,551 | $ 1,022,030 |
| Fund Balance - Ending | $ - | $ - | $ - | $ 1,120,190 |

# Middle Village

## Community Development District

### FY 2025 Budget Amendment

**Statement of Revenues, Expenditures, and Changes in Fund Balance**

**Capital Reserve Fund**

| Description | Adopted FY 25 Budget | Increase/ (Decrease) | Amended FY 25 Budget | Actual 9/30/25 |
|---|---|---|---|---|
| **Revenues** | | | | |
| Transfer In from General Fund | $ 19,222 | $ - | $ 19,222 | $ 19,222 |
| Transfer In from Recreation Fund | 271,120 | - | 271,120 | 271,120 |
| Interest | 15,000 | 26,825 | 41,825 | 41,825 |
| **Total Revenues** | **$ 305,342** | **$ 26,825** | **$ 332,166** | **$ 332,167** |
| **Expenditures** | | | | |
| Repairs & Replacements | 250,000 | 125,000 | 375,000 | 353,850 |
| **Total Expenditures** | **$ 250,000** | **$ 125,000** | **$ 375,000** | **$ 353,850** |
| Excess Revenues (Expenditures) | $ 55,342 | $ (98,175) | $ (42,834) | $ (21,683) |
| Fund Balance - Beginning | $ 1,193,255 | | | $ 1,138,355 |
| Fund Balance - Ending | $ 1,248,596 | | | $ 1,116,673 |