

Table B-5	
Budget for the Major Improvement Annual Installments	
To be collected for Fiscal Year 2020	
	Major Improvement Bonds
Interest payment on March 1, 2020	\$319,860.27
Interest payment on September 1, 2020	\$319,860.27
Principal payment on September 1, 2020	\$0.00
Subtotal debt service on bonds	\$639,720.53
Administrative expenses	\$67,624.23
Additional interest for Delinquency and Prepayment Reserves	\$63,355.23
Total Uses	\$770,700.00
Available reserve fund income	(\$21,345.10)
Available capitalized interest funds	(\$618,375.43)
Available administrative expense funds	(\$52,629.46)
Subtotal funds available	(\$692,349.99)
Annual Installments	\$78,350.00
Total Sources	\$770,700.00

Table B-6	
Budget for the Roadway Improvement Annual Installments	
To be collected for Fiscal Year 2020	
	Roadway Bonds
Interest payment on March 1, 2020	\$127,199.06
Interest payment on September 1, 2020	\$127,199.06
Principal payment on September 1, 2020	\$0.00
Subtotal debt service on bonds	\$254,398.11
Administrative expenses	\$45,912.08
Additional interest for Delinquency and Prepayment Reserves	\$25,439.81
Total Uses	\$325,750.00
Available reserve fund income	(\$4,966.33)
Available capitalized interest account	(\$249,431.78)
Available Administrative Expense account	(\$30,901.89)
Subtotal funds available	(\$285,300.00)
Annual Installments	\$40,450.00
Total Sources	\$325,750.00

Appendix A-1
Western Improvement Area - Major Improvement Assessment Roll Summary
Fiscal Year 2020

Parcel(a)	Estimated Build Out Value (b)	Percentage of Estimated Buildout Values (c)	Major Improvement Special Assessment (d)	Major Improvement Annual Assessments (e)	Administrative Expenses (f)	Additional Interest for Delinquency and Prepayment Reserve (f)	Fiscal Year 2020 Annual Installments
4103629	\$194,780,013	14.80%	\$6,536,824	\$0.00	\$1,144.58	\$4,836.01	\$5,980.59
42423153	\$106,119,987	8.06%		\$0.00	\$623.59	\$2,634.75	\$3,258.34
42423145	\$0	0.00%		\$0.00	\$0.00	\$0.00	\$0.00
6839851	\$166,837,707	12.67%		\$0.00	\$980.38	\$4,142.26	\$5,122.64
42423196	\$145,868,093	11.08%		\$0.00	\$857.16	\$3,621.62	\$4,478.78
42423188	\$0	0.00%		\$0.00	\$0.00	\$0.00	\$0.00
3710890	\$661,757,348	50.27%		\$0.00	\$3,888.65	\$16,430.16	\$20,318.81
42423218	\$41,054,852	3.12%		\$0.00	\$241.25	\$1,019.31	\$1,260.56
42423200	\$0	0.00%		\$0.00	\$0.00	\$0.00	\$0.00
41524853	\$0	0.00%		\$0.00	\$0.00	\$0.00	\$0.00
TBD	\$0	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID
Total	\$1,316,418,000	100.00%	\$6,536,824	\$0.00	\$7,735.60	\$32,684.12	\$40,419.72

(a) Parcel TBD is associated with the twelve-acre land donation that resulted in a Mandatory Prepayment. As of the date of this report, Tarrant County Central Appraisal District has not certified a 2019 Parcel ID for this Parcel.

(b) The current estimated buildout values for each Parcel are shown in Appendix A-3 of the Updated Service and Assessment Plan.

(c) Percentage of Estimated of Buildout Values prior to subdivision was based upon the estimated buildout value for each Parcel as provided by the Developer. The reallocation percentage of Special Assessments after subdivision is based on the ratio of acreage of newly subdivided Parcels. Such reallocation may be updated once actual development details become available for each newly subdivided Parcel.

(d) The Major Improvement Special Assessments are shown in Appendix A-1-A of the Updated Service and Assessment Plan.

(e) The amount represents the prorated debt service amount due from each Parcel (net of capitalized interest) for the year.

(f) The amounts represent the prorated Administrative Expenses due from each Parcel (net of other available funds) and the prorated Additional Interest amount due from each Parcel for the year. Administrative Expenses and Additional Interest for Delinquency and Prepayment Reserve amounts for Western Improvement Area Parcels represent 51.59% of the total Administrative Expenses and Additional Interest due for the fiscal year 2020 Major Improvement Bond Annual Installments shown in Table B-5 of this Annual Service Plan Update.

Appendix A-2
Eastern Improvement Area - Major Improvement Assessment Roll Summary
Fiscal Year 2020

Parcel	Estimated Build Out Value (a)	Percentage of Estimated Buildout Values (b)	Major Improvement Special Assessment (c)	Major Improvement Annual Assessments (d)	Administrative Expenses (e)	Additional Interest for Delinquency and Prepayment Reserve (e)	Fiscal Year 2020 Annual Installments
5700906	\$120,272,400	9.74%	\$6,134,222	\$0.00	\$706.75	\$2,986.13	\$3,692.88
41291549	\$1,003,250,600	81.21%		\$0.00	\$5,895.35	\$24,908.78	\$30,804.13
41291522	\$111,817,000	9.05%		\$0.00	\$657.06	\$2,776.20	\$3,433.27
Total	\$1,235,340,000	100.00%	\$6,134,222	\$0.00	\$7,259.17	\$30,671.11	\$37,930.28

(a) The current estimated buildout values for each Parcel are shown in Appendix A-3 of the Updated Service and Assessment Plan.

(b) The percentages represent a ratio of the current estimated buildout value of each Parcel to the total estimated buildout value.

(c) The Major Improvement Special Assessments are shown in Appendix A-1-A of the Updated Service and Assessment Plan.

(d) The amount represents the prorated debt service amount due from each Parcel (net of capitalized interest) for the year.

(e) The amounts represent the prorated Administrative Expenses due from each Parcel (net of other available funds) and the prorated Additional Interest amount due from each Parcel for the year. Administrative Expenses and Additional Interest for Delinquency and Prepayment Reserve amounts for Eastern Improvement Area Parcels represent 48.41% of the total Administrative Expenses and Additional Interest due for the fiscal year 2020 Major Improvement Bond Annual Installments shown in Table B-5 of this Annual Service Plan Update.

Appendix A-3
Western Improvement Area - Roadway Improvement Assessment Roll Summary
Fiscal Year 2020

Parcel(a)	Estimated Build Out Value (b)	Percentage of Estimated Buildout Values (c)	Roadway Improvement Special Assessment (d)	Roadway Improvement Annual Assessments (e)	Administrative Expenses (e)	Additional Interest for Delinquency and Prepayment Reserve (e)	Fiscal Year 2020 Annual Installments
4103629	\$194,780,013	14.80%	\$5,087,962	\$0.00	\$2,220.94	\$3,764.13	\$5,985.07
42423153	\$106,119,987	8.06%		\$0.00	\$1,210.01	\$2,050.77	\$3,260.78
42423145	\$0	0.00%		\$0.00	\$0.00	\$0.00	\$0.00
6839851	\$166,837,707	12.67%		\$0.00	\$1,902.33	\$3,224.14	\$5,126.48
42423196	\$145,868,093	11.08%		\$0.00	\$1,663.23	\$2,818.90	\$4,482.14
42423188	\$0	0.00%		\$0.00	\$0.00	\$0.00	\$0.00
3710890	\$661,757,348	50.27%		\$0.00	\$7,545.55	\$12,788.48	\$20,334.03
42423218	\$41,054,852	3.12%		\$0.00	\$468.12	\$793.39	\$1,261.51
42423200	\$0	0.00%		\$0.00	\$0.00	\$0.00	\$0.00
41524853	\$0	0.00%		\$0.00	\$0.00	\$0.00	\$0.00
TBD	\$0	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID
Total	\$1,316,418,000	100.00%	\$5,087,962	\$0.00	\$15,010.19	\$25,439.81	\$40,450.00

(a) Parcel TBD is associated with the twelve-acre land donation that resulted in a Mandatory Prepayment. As of the date of this report, Tarrant County Central Appraisal District has not certified a 2019 Parcel ID for this Parcel.

(b) The current estimated buildout values for each Parcel are shown in Appendix A-3 of the Updated Service and Assessment Plan.

(c) Percentage of Estimated of Buildout Values prior to subdivision was based upon the estimated buildout value for each Parcel as provided by the Developer. The reallocation percentage of Special Assessments after subdivision is based on the ratio of acreage of newly subdivided Parcels. Such reallocation may be updated once actual development details become available for each newly subdivided Parcel.

(d) The Major Improvement Special Assessments are shown in Appendix A-1-A of the Updated Service and Assessment Plan.

(e) The amount represents the prorated debt service amount due from each Parcel (net of capitalized interest) for the year.

Additional Interest amount due from each Parcel for the year. Administrative Expenses and Additional Interest for Delinquency and