

Stellar North Community Development District Assessment Comparison

	Original Projected Assessment*	Fiscal Year 2021/2022 Assessment*	Fiscal Year 2022/2023 Assessment*	Fiscal Year 2023/2024 Projected Assessment*
Administrative	\$ -	\$ -	\$ 252.57	\$ 257.13
Maintenance	\$ -	\$ -	\$ 345.23	\$ 642.87
<u>Debt</u>	<u>\$ 1,496.00</u>	<u>\$ -</u>	<u>\$ 1,496.00</u>	<u>\$ 1,496.00</u>
Total	\$ 1,496.00	\$ -	\$ 2,093.80	\$ 2,396.00

* Assessments Include the Following :

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

Community Information:

Total Units 359

District Was Not On Assessment Roll In 22/23.
Developer Was Assessed Via Direct Bill.

O&M Covenant = 900.00
900.00/.94 = 957.45

Covenant in effect for first three Fiscal Years
Of The District.
Organizational Meeting Was Held On 6/30/21.

75 properties have a partial prepayment
lowering their annual debt assessment.
to \$1,200.