

RESOLUTION 2026-01

WHEREAS, the Board of Supervisors, hereinafter referred to as the "Board", of the Cypress Bluff Community Development District, hereinafter referred to as "District", adopted a General Fund Budget 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 CYPRESS BLUFF COMMUNITY DEVELOPMENT DISTRICT TO THE FOLLOWING:

1. The General Fund Budget Budget is hereby amended in accordance with Exhibit "A" attached.
2. This resolution shall become effective this 18th 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.

*Cypress Bluff
Community Development District*

by: 
Chairman / Vice Chairman

Attest:

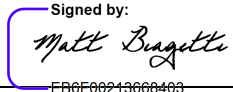
by: 
Secretary / Assistant Secretary

EXHIBIT A

Cypress Bluff

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	\$ 1,063,877	\$ 4,298	\$ 1,068,175	\$ 1,068,175
Special Assessments - Direct Bill	132,313	-	132,313	132,313
Interest Income	5,000	13,289	18,289	18,289
Insurance Proceeds	-	7,700	7,700	7,700
Other Income	20,000	(286)	19,714	19,714
Total Revenues	\$ 1,221,190	\$ 25,001	\$ 1,246,191	\$ 1,246,191
Expenditures				
<u>General & Administrative:</u>				
Supervisor Fees	\$ 12,000	\$ (4,400)	\$ 7,600	\$ 7,600
FICA Expense	918	(337)	581	581
Engineering	5,000	5,000	10,000	7,134
Arbitrage	2,400	-	2,400	2,400
Dissemination Agent	7,590	400	7,990	7,990
Attorney	13,000	-	13,000	7,813
Annual Audit	6,500	100	6,600	6,600
Assessment Roll	11,236	-	11,236	11,236
Trustee Fees	20,500	1,658	22,158	22,158
Management Fees	55,214	-	55,214	55,214
Information Technology	2,809	-	2,809	2,809
Website Maintenance	1,405	-	1,405	1,405
Telephone	500	-	500	106
Postage	1,500	1,744	3,244	3,244
Printing & Binding	2,500	709	3,209	3,209
Insurance	6,817	(186)	6,631	6,631
Legal Advertising	2,500	500	3,000	2,803
Other Current Charges	500	-	500	82
Office Supplies	600	-	600	85
Dues, Licenses & Subscriptions	175	-	175	175
Total General & Administrative	\$ 153,663	\$ 5,189	\$ 158,852	\$ 149,276
<u>Operations & Maintenance</u>				
Ground Maintenance:				
Pond Maintenance (Water Quality)	\$ 1,500	\$ -	\$ 1,500	\$ 1,200
Landscape Maintenance	408,925	-	408,925	408,925
Landscape Contingency	13,000	12,000	25,000	20,831
Pump Maintenance	3,550	-	3,550	-
Water & Sewer	26,720	9,708	36,428	36,428
Irrigation Repairs	7,500	25,000	32,500	27,265
Pest Control	2,400	-	2,400	2,224
Environmental Permit/Monitoring	20,000	-	20,000	-
Other Repairs and Maintenance	5,000	-	5,000	-
Total Ground Maintenance	\$ 488,595	\$ 46,708	\$ 535,303	\$ 496,873

Cypress Bluff
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
Amenity Center:				
Insurance	\$ 60,517	\$ (3,954)	\$ 56,563	\$ 56,563
Amenity Manager	130,127	-	130,127	130,127
Pool Maintenance	9,876	-	9,876	9,876
Pool Chemicals	16,649	1,000	17,649	16,759
Facility Attendant	77,761	-	77,761	77,761
Janitorial Services	12,950	-	12,950	12,950
Refuse	2,160	-	2,160	2,037
Security and Gate Maintenance	10,000	-	10,000	3,146
Facility Maintenance	20,764	-	20,764	20,764
Elevator Maintenance	5,000	-	5,000	4,019
Electric	27,060	-	27,060	25,912
Cable and Internet	13,200	-	13,200	11,338
Licenses and Permits	1,000	-	1,000	-
Repairs & Maintenance	45,000	25,000	70,000	64,927
Special Events	35,000	-	35,000	31,173
Holiday Decorations	1,500	500	2,000	1,748
Fitness Center R&M	18,000	5,000	23,000	20,425
Fitness Equipment Rentals	25,368	-	25,368	5,074
Reserve for Amenities	55,000	-	55,000	29,880
Mobile Application	9,000	-	9,000	6,000
Other Current Charges	3,000	-	3,000	1,398
Total Amenity Center	\$ 578,932	\$ 27,546	\$ 606,478	\$ 531,877
Total Expenses	\$ 1,221,190	\$ 79,443	\$ 1,300,633	\$ 1,178,026
Excess Revenues (Expenditures)	\$ (0)	\$ (54,442)	\$ (54,442)	\$ 68,165
Fund Balance - Beginning	\$ 0	\$ 54,442	\$ 54,442	\$ 256,174
Fund Balance - Ending	\$ -	\$ -	\$ -	\$ 324,339