Exhibit "A"

Acct	South Pointe Plan of Service & Budget	FY 2016 Actuals	FY 2017 Actuals Oct - August	2017-18	2018-19	2019-20	2020-21	2021-22
	Number of Builder Take Downs			60	60	60	60	60
	Number of Homeowner Lots (Q4)			12	72	132	192	252
	Flat Maximum Rate			1,000	1,000	1,000	1,000	1,000
	Builder Initation Fee Amount			$200	$200	$200	$200	$200
OPERATING FUND								
INCOME:		**FY 2016 Actuals**	**FY 2017 Actuals Oct - August**	**2017-18**	**2018-19**	**2019-20**	**2020-21**	**2021-22**
Acct	**Description**	**2017**						
4110	Assessments	-	-	12,000	72,000	132,000	192,000	252,000
	Shortfall	-	99,917					
	Multi-family property assessment	-	-	0	0	54,000	54,000	54,000
4250	Builder Initiation Assessment	10,800	11,575	12,000	12,000	12,000	12,000	12,000
	Interest Income	0	1					
	Total Income	**$10,800**	**$111,493**	**$24,000**	**$84,000**	**$198,000**	**$258,000**	**$318,000**
EXPENSES:								
Utilities								
Acct	**Description**	**FY 2016 Actuals**	**FY 2017 Actuals Oct - August**	**2017-18**	**2018-19**	**2019-20**	**2020-21**	**2021-22**
5110	Electric	-	15,376	18,707	21,587	23,987	26,867	27,404
5120	Water	-	65,801	99,635	129,443	154,973	169,063	174,135
	Total Utilities	**$ -**	**$81,177**	**$ 118,342**	**$ 151,030**	**$ 178,960**	**$ 195,930**	**$ 201,539**
Landscape Maintenance								
Acct	**Description**	**FY 2016 Actuals**	**FY 2017 Actuals Oct - August**	**2017-18**	**2018-19**	**2019-20**	**2020-21**	**2021-22**
5210	Landscape Maintenance Contract	-	93,557	411,344	467,648	515,873	542,486	542,486
5220	Rough/Detention Area Mowing	-	-	4,193	4,193	4,193	4,193	4,193
5240	Landscape Maintenance and Repair	-	6,992	7,500	7,875	8,269	8,682	9,116
5255	Tree and Shrub Replacement	-		2,500	3,000	3,500	4,000	4,500
5260	Irrigation Repairs	-	40,905	4,000	6,000	6,000	6,000	8,000
	Total Landscape Maintenance	**$ -**	**$ 141,454**	**$ 429,537**	**$ 488,716**	**$ 537,835**	**$ 565,362**	**$ 568,296**
Common Area Maintenance								
Acct	**Description**	**FY 2016 Actuals**	**FY 2017 Actuals Oct - August**	**2017-18**	**2018-19**	**2019-20**	**2020-21**	**2021-22**
5510	Fence and Wall Maintenance	-		2,000	3,000	5,000	7,000	10,000
5525	Fountain Maintenance	-	-	5,020	6,000	7,000	8,000	10,000
5540	Lights Maintenance	-	-	2,500	3,000	3,500	4,000	4,500
5520	Lake Maintenance	-	2,225	8,796	8,796	9,000	9,000	9,000
5565	Street Signs/Utility Poles Maintenance	-	-	2,000	2,500	3,000	3,500	4,000
5590	Holiday Decoration	-	-	-	20,000	24,000	28,000	28,000
5599	Common Area Misc. Expense	-	-	3,000	3,500	4,000	4,500	5,000
	Total Common Area Maintenance	**$ -**	**$ 2,225**	**$ 23,316**	**$ 46,796**	**$ 55,500**	**$ 64,000**	**$ 70,500**
General & Administrative								
Acct	**Description**	**FY 2016 Actuals**	**FY 2017 Actuals Oct - August**	**2017-18**	**2018-19**	**2019-20**	**2020-21**	**2021-22**
7110	Professional Management Fee	2,451	4,046	4,200	4,200	4,200	4,200	18,000
	Total General & Administrative	**$ 2,451**	**$ 4,046**	**$ 4,200**	**$ 4,200**	**$ 4,200**	**$ 4,200**	**$ 18,000**
Insurance and Taxes								
Acct		**FY 2016 Actuals**	**FY 2017 Actuals Oct - August**	**2017-18**	**2018-19**	**2019-20**	**2020-21**	**2021-22**
7930	Liability Insurance	-	208	1,050	1,061	1,071	1,082	1,093
7950	Workers Compensation Insurance	-	-	250	250	250	250	250
	Total Insurance and Taxes	**$ -**	**$ 208**	**$ 1,300**	**$ 1,311**	**$ 1,321**	**$ 1,332**	**$ 1,343**
Employees								
Acct	**Description**	**FY 2016 Actuals**	**FY 2017 Actuals Oct - August**	**2017-18**	**2018-19**	**2019-20**	**2020-21**	**2021-22**
8100	Management Payroll	-	-	-	-	-	-	-
	Total Employees	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**
TOTAL OPERATING EXPENSES		**$ 2,451**	**$229,110**	**$576,695**	**$692,052**	**$777,816**	**$830,823**	**$859,677**
Operating Net Income (Loss)				**($552,695)**	**($608,052)**	**($579,816)**	**($572,823)**	**($541,677)**

- FY17 includes accrued expenses