



**CAPITAL IMPROVEMENT PLAN
FISCAL YEARS 2020/21 - 2024/25**

District 6

CIP Reserve Usage

Working Capital		FY20-21	FY21-22	FY22-23	FY 23-24	FY 24-25
462	Villa Wall Painting	78,295	1,424	11,607	4,209	38,080
462	Fence Painting	-	-	7,370	3,005	-
462	Road Rejuvenator	-	-	33,596	82,431	-
Total		78,295	1,424	52,573	89,645	38,080

General R&R

633	No Budgeted Projects					
		-	-	-	-	-

Road R&R

633	No Budgeted Projects					
		-	-	-	-	-

Restricted Capital Phase I

633	No Budgeted Projects					
		-	-	-	-	-

Restricted Capital Phase II

633	No Budgeted Projects					
		-	-	-	-	-

Annual Expenditures	78,295	1,424	52,573	89,645	38,080
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5 Year Total Capital Improvement Plan Expenditures

260,017

DISTRICT 6 - WORKING CAPITAL & R & R FUNDS BALANCES

Working Capital	2020-21	2021-22	2022-23	2023-24	2024-25
Beginning Balance	3,116,267	2,713,091	2,525,757	2,357,196	2,221,186
Deposits	3,221,799	3,221,799	3,221,799	3,221,799	3,221,799
Expenditures - Operating	2,977,930	3,007,709	3,037,786	3,068,164	3,098,846
Plant Replacements Non-Recurring	68,750				
Capital Improv Plan Expenditures	78,295	1,424	52,573	89,645	38,080
Transfer to R & R	500,000	400,000	300,000	200,000	200,000
Ending Balance	2,713,091	2,525,757	2,357,196	2,221,186	2,106,059

RESERVES

General R & R	2020-21	2021-22	2022-23	2023-24	2024-25
Beginning Balance	8,091,752	8,591,752	8,991,752	9,291,752	9,491,752
Deposits	500,000	400,000	300,000	200,000	200,000
Capital Improv Plan Expenditures	0	0	0	0	0
Ending Balance	8,591,752	8,991,752	9,291,752	9,491,752	9,691,752

Note: The Villa Road R&R reserve funds (\$719,484) were combined into the General R&R Reserve as approved by the Board of Supervisors on July 1, 2020.

Working Capital/Resv Grand Total	11,304,843	11,517,509	11,648,948	11,712,938	11,797,811
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Restricted Capital Project 2013 - Phase I Excess Revenue

	2020-21	2021-22	2022-23	2023-24	2024-25
Beginning Balance	2,340,377	2,774,844	3,202,107	3,621,370	4,031,735
Deposits	434,467	427,263	419,263	410,365	400,466
Capital Improv Plan Expenditures	0	0	0	0	0
Project Wide Fund Expenditures	0	0	0	0	0
Ending Balance	2,774,844	3,202,107	3,621,370	4,031,735	4,432,201

Note: Expenditures include PW fence replacements, utilizing the restricted funds, and reducing the amount funded by working capital.

Restricted Capital Project 2017 - Phase II Excess Revenue

	2020-21	2021-22	2022-23	2023-24	2024-25
Beginning Balance	490,836	612,446	732,604	851,666	970,728
Deposits	121,610	120,158	119,062	119,062	118,296
Capital Improv Plan Expenditures	0	0	0	0	0
Project Wide Fund Expenditures	0	0	27,861	0	0
Ending Balance	612,446	732,604	851,666	970,728	1,089,024

Note: Expenditures include PW fence replacements, utilizing the restricted funds, and reducing the amount funded by working capital.

FY19-20 Operating Budget	\$ 2,860,058
3 Months	\$ 715,015
4 Months	\$ 953,353

DISTRICT 6 CAPITAL IMPROVEMENT PLAN - ROADS

Villa	Phase	Sq Yards	Latest Improvements	Recommended Work	2020-21	2021-22	2022-23	2023-24	2024-25
Alexa Villas	1	5,558	Rejuvenator 17/18	Rejuvenate 23-24				4,892	
Audrey Villas	2	6,956	Rejuvenator 17/18	Rejuvenate 23-24				6,122	
Carlton Villas	1	8,829	Rejuvenator 17/18	Rejuvenate 23-24				7,770	
Cherry Vale Villas	1	5,255	Rejuvenator 17/18	Rejuvenate 23-24				4,625	
Edgewater Villas (Cottages West)	1	10,852	Mill & Overlay 16-17	Rejuvenate 23-24				9,550	
Elizabeth Villas	1	5,855	Rejuvenator 17/18	Rejuvenate 22-23			5,153		
Emmalee Villas	1	6,616	Mill & Overlay 16-17	Rejuvenate 23-24				5,823	
Hampton Villas	1	5,513	Rejuvenator 17/18	Rejuvenate 22-23			4,851		
Janeann Villas	1	4,988	Rejuvenator 17/18	Rejuvenate 22-23			4,390		
Katherine Villas	1	5,817	Mill & Overlay 16-17	Rejuvenate 23-24				5,119	
Kaylee Villas	1	4,932	Mill & Overlay 16-17	Rejuvenate 23-24				4,341	
Lake Shore Cottages	1	8,696	Mill & Overlay 16-17	Rejuvenate 23-24				7,653	
Madison Villas	2	6,795	Mill & Overlay 16-17	Rejuvenate 23-24				5,980	
Natalie Villas	1	5,605	Rejuvenator 17/18	Rejuvenate 22-23			4,933		
Newport Villas	1	6,129	Mill & Overlay 16-17	Rejuvenate 23-24				5,394	
Oak Bend Villas	1	5,474	Mill & Overlay 16-17	Rejuvenate 23-24				4,818	
Oleander Villas	1	6,505	Mill & Overlay 16-17	Rejuvenate 23-24				5,725	
Richmond Villas	1	5,984	Rejuvenator 17/18	Rejuvenate 22-23			5,266		
Stillwater Villas	1	5,544	Rejuvenator 17/18	Rejuvenate 22-23			4,879		
Tanglewood Villas	1	5,248	Mill & Overlay 16-17	Rejuvenate 23-24				4,619	
Virginia Vine Villas	1	4,686	Rejuvenator 17/18	Rejuvenate 22-23			4,124		
TOTAL VILLA ROADS DISTRICT 6		131,837			\$0	\$0	\$33,596	\$82,431	\$0

5 Year Costs	
District 6 Capital Costs	\$0
District 6 Maintenance Costs	\$116,027
Grand Total	\$116,027

\$0	\$0	\$0	\$0	\$0
\$0	\$0	\$33,596	\$82,431	\$0

DISTRICT 6 WALL & ENTRY PAINTING

Descriptor/ Location	Phase	Type	Latest Major Improvement		Recommended Work & Methodology		2020-21	2021-22	2022-23	2023-24	2024-25
			Date	Explanation							
Alexa Villas	1	Dura Tek Pre-Cast Concrete Villa Wall	2015/16	Painted	Cost x Sq Ft	Paint 20-21	1,209				
Audrey Villas	2	Dura Tek Pre-Cast Concrete Villa Wall	2016/17	Painted	Cost x Sq Ft	Paint 21-22		1,124			
Carlton Villas	1	Dura Tek Pre-Cast Concrete Villa Wall	2017/18	Painted	Cost x Sq Ft	Paint 22-23			5,032		
Cherry Vale Villas	1	Poured Concrete Villa Wall	2015/16	Painted	Cost x Sq Ft	Paint 20-21	12,000				
Edgewater Villas	1	Dura Tek Pre-Cast Concrete Villa Wall	2015/16	Painted	Cost x Sq Ft	Paint 20-21	7,417				
Elizabeth Villas	1	Dura Tek Pre-Cast Concrete Villa Wall	2013/14	Painted	Cost x Sq Ft	Paint 18-19 / 23-24				4,209	
Emmalee Villas	1	PVC sign post w/lattice backing, Styrofoam sign covered w/st	2015/16	Painted	Cost x Sq Ft	Paint 20-21	345				
Hampton Villas	1	Dura Tek Pre-Cast Concrete Villa Wall	2017/18	Painted	Cost x Sq Ft	Paint 22-23			5,455		
Janeann Villas	1	Dura Tek Pre-Cast Concrete Villa Wall	2015/16	Painted	Cost x Sq Ft	Paint 20-21	1,081				
Katherine Villas	1	PVC sign post w/lattice backing, Styrofoam sign covered w/st	2015/16	Painted	Cost x Sq Ft	Paint 20-21	345				
Kaylee Villas	1	PVC sign post w/lattice backing, Styrofoam sign covered w/st	2014/15	Painted	Cost x Sq Ft	Paint 19-20					300
Lake Shore					Cost x Sq Ft	Paint					575
Madison Villas	2	Dura Tek Pre-Cast Concrete Villa Wall	2017/18	Painted	Cost x Sq Ft	Paint 22-23			1,120		
Natalie Villas	1	Dura Tek Pre-Cast Concrete Villa Wall	2015/16	Painted	Cost x Sq Ft	Paint 20-21	2,742				
Newport Villas	1	Dura Tek Pre-Cast Concrete Villa Wall	2015/16	Painted	Cost x Sq Ft	Paint 20-21	5,660				
Oak Bend Villas	1	PVC sign post w/lattice backing, Styrofoam sign covered w/st	2014/15	Painted	Cost x Sq Ft	Paint 19-20					300
Oleander Villas	1	PVC sign post w/lattice backing, Styrofoam sign covered w/st	2016/17	Painted	Cost x Sq Ft	Paint 21-22		300			
Richmond Villas	1	Dura Tek Pre-Cast Concrete Villa Wall	2013/14	Painted	Cost x Sq Ft	Paint 18-19 / 23-24					4,833
Stillwater Villas	1	Dura Tek Pre-Cast Concrete Villa Wall	2013/14	Painted	Cost x Sq Ft	Paint 18-19 / 23-24					9,790
Tanglewood Villas	1	Dura Tek Pre-Cast Concrete Villa Wall	2015/16	Painted	Cost x Sq Ft	Paint 20-21	1,140				
Virginia Vine Villas	1	Dura Tek Pre-Cast Concrete Villa Wall	2013/14	Painted	Cost x Sq Ft	Paint 18-19 / 23-24					7,154
Bridgeport of Lake Sumter Gate	1	Dura Tek Pre-Cast Concrete Entry Wall w/wood/Styrofoam m	2013/14	Painted	Cost x Sq Ft	Paint 18-19 / 23-24					2,090
Bridgeport of Miona Shores	2	Dura Tek Pre-Cast Concrete Entry Wall w/wood/Styrofoam m	2015/16	Painted	Cost x Sq Ft	Paint 20-21	9,375				
Caroline Gate	1	Dura Tek Pre-Cast Concrete Entry Wall w/wood/Styrofoam m	2015/16	Painted	Cost x Sq Ft	Paint 20-21	150				
Mallory Hill Gate	1	Concrete block with stucco, Wood and Styrofoam trim	2015/16	Painted	Cost x Sq Ft	Paint 20-21	3,460				
Tall Trees East	1	Concrete block with brick veneer, wood and Styrofoam trim	2015/16	Painted	Cost x Sq Ft	Paint 20-21	600				
Tall Trees North Gate	1	Dura Tek Pre-Cast Concrete Entry Wall w/wood/Styrofoam m	2015/16	Painted	Cost x Sq Ft	Paint 20-21	3,365				
Tall Trees South Face	2	Dura Tek Pre-Cast Concrete Wall	2013/14	Painted	Cost x Sq Ft	Paint 18-19 / 23-24					4,918
Tall Trees Basin	1	Poured Concrete with Stucco dividing wall	2013/14	Painted	Cost x Sq Ft	Paint 18-19 / 23-24					5,720
Largo Gate	2	Dura Tek Pre-Cast Concrete Entry Wall w/wood/Styrofoam m	2013/14	Painted	Cost x Sq Ft	Paint 18-19 / 23-24					2,400
Unit 101, 104 Perimeter Wall	1	Poured Concrete with Stucco dividing wall	2015/16	Painted	Cost x Sq Ft	Paint 20-21	14,852				
Virginia Trace East	1	Dura Tek Pre-Cast Concrete Entry Wall w/wood/Styrofoam m	2015/16	Painted	Cost x Sq Ft	Paint 20-21	4,220				
Virginia Trace North	1	Dura Tek Pre-Cast Concrete Entry Wall w/wood/Styrofoam m	2014/15	Painted	Cost x Sq Ft	Paint 20-21	6,000				
Virginia Trace West	1	Dura Tek Pre-Cast Concrete Entry Wall w/wood/Styrofoam m	2015/16	Painted	Cost x Sq Ft	Paint 20-21	4,334				
Grand Total							\$78,295	\$1,424	\$11,607	\$4,209	\$38,080

5 Year Costs	
District 6 Capital Costs	\$0
District 6 Maintenance Costs	\$133,615
Grand Total	\$133,615

\$0	\$0	\$0	\$0	\$0
\$78,295	\$1,424	\$11,607	\$4,209	\$38,080

DISTRICT 6 CAPITAL IMPROVEMENT PLAN - FENCES

Descriptor/Location		Phase	Year Built/ Acquired	Useful Life in Yrs	Measurement		Latest Major Improvement		Recommended Work & Methodology	2020-21	2021-22	2022-23	2023-24	2024-25
					LF or SF		Date	Explanation						
Unit 110	Stillwater Borders	1	2004/05	15	708	LF	2013/14	Painted	Replace 22-23 / Paint 26-27			7,370		
Unit 122	Bonita Blvd	2			1,678	LF			Paint 23-24 / Paint 27-28				2,014	
Unit 124	Bonita Blvd	2			826	LF			Paint 23-24 / Paint 27-28				991	
TOTAL DISTRICT 6 FENCE					3,212					\$0	\$0	\$7,370	\$3,005	\$0

5 Year Costs	
District 6 Capital Costs	\$0
District 6 Maintenance Costs	\$10,375
Grand Total	\$10,375

\$0	\$0	\$0	\$0	\$0
\$0	\$0	\$7,370	\$3,005	\$0