



North River Ranch Improvement Stewardship District
 FY 2025
 Approved Proposed Assessment Schedule

<u>Phase</u>	<u>Unit Type</u>	<u>O&M*</u> <u>Assessment</u> <u>(Gross)</u>	<u>Debt</u> <u>Assessment</u> <u>(Gross)</u>	<u>Total (Gross)</u>
Series 2019 (Brightwood)				
1A	SF 40'	1,005.77	1,042.60	\$ 2,048.37
1A	SF 50'	1,257.21	1,211.10	\$ 2,468.31
1B	SF 40'	1,005.77	1,000.47	\$ 2,006.24
1B	SF 50'	1,257.21	1,128.56	\$ 2,385.77
1C	SF 40'	1,005.77	1,000.47	\$ 2,006.24
1C	SF 50'	1,257.21	1,128.56	\$ 2,385.77
1D (West)	SF 60'	1,508.65	1,421.72	\$ 2,930.37
1D (East)	SF 60'	1,508.65	1,421.72	\$ 2,930.37
Series 2019-Morgan's Glen (Riverfield)				
1	SF 50'	1,257.21	1,129.03	\$ 2,386.24
2	SF 40'/45'/50'	1,257.21	1,021.51	\$ 2,278.72
3	Townhome	880.04	930.11	\$ 1,810.15
Series 2020 (Wildleaf)				
4A - 4B	Attached Villa 35'	880.04	1,005.33	\$ 1,885.37
4A - 4B	SF 45'	1,131.49	1,170.92	\$ 2,302.41
4A - 4B	SF 50'	1,257.21	1,348.34	\$ 2,605.55
4A - 4B	SF 57'	1,433.22	1,596.71	\$ 3,029.93
Series 2023 (1) (Longmeadow)				
4C-1	SF 40'	1,118.91	1,319.59	\$ 2,438.50
4C-1	SF 50'	1,395.50	1,649.48	\$ 3,044.98
4C-1	SF 60'	1,672.09	1,979.38	\$ 3,651.47
4E	Paired Villa	993.19	1,171.13	\$ 2,164.32
4E	Townhome (24')	666.32	791.75	\$ 1,458.07
4F	SF 45'	1,257.21	1,484.54	\$ 2,741.75
3 (TH)	Townhome (20')	553.17	659.80	\$ 1,212.97
Series 2023 (2) (Del Webb)				
1	Villa 33	574.80	-	\$ 574.80
1	Single Family 40	696.73	-	\$ 696.73
1	Single Family 50	870.91	-	\$ 870.91
1	Single Family 64	1,114.77	-	\$ 1,114.77
2	Villa 33	574.80	-	\$ 574.80
2	Single Family 40	696.73	-	\$ 696.73
2	Single Family 50	870.91	-	\$ 870.91
2	Single Family 64	1,114.77	-	\$ 1,114.77
3	Villa 33	574.80	-	\$ 574.80
3	Single Family 40	696.73	-	\$ 696.73
3	Single Family 50	870.91	-	\$ 870.91
3	Single Family 64	1,114.77	-	\$ 1,114.77
Commercial Development				
2	Unplatted Acres	783.82	-	\$ 783.82
Future Development				
1, 2, 3, 4, Amenity	Unplatted Acres	202.87	-	\$ 202.87

O&M = Operations and Maintenance