



BRIGHTWATER

Monthly Lagoon Fee	\$35.00 + tax (monthly)
Initiation Fee (one time initiation fee paid by homeowner at closing)	All homes: \$2,000 + tax

HOA	Brightwater Master Homeowners Association, Inc.
HOA Assessment	\$146.31 (quarterly) (FY January 1, 2023 - December 31, 2023)

CDD	Brightwater CDD
CDD Fees*	(FY October 1, 2022 - September 30, 2023)

Lot Size	O&M (Annual)	Debt Service*	Total CDD Fee
35'	\$1,114.76	\$893.62	\$2,008.38
50'	\$1,592.51	\$1,276.60	\$2,869.11

CDD	Stoneybrook North CDD
CDD Fees*	(FY October 1, 2022 - September 30, 2023)

Lot Size	O&M (Annual)	Debt Service*	Total CDD Fee
35	\$969.74	\$0.00	\$969.74
40	\$1,108.28	\$950.41	\$2,058.69
50	\$1,385.35	\$1,162.58	\$2,547.92
60	\$1,662.42	\$1,389.90	\$3,052.31
50 Phases 3&4	\$1,385.35	\$1,329.79	\$2,715.13
60 Phases 3&4	\$1,662.42	\$1,595.74	\$3,258.16

*CDD Fees may vary slightly. CDD Annual Assessments include estimated tax collector fees and payment discounts. The Lagoon is independently owned and operated, and not affiliated with any CDD or HOA assessments.