

Exhibit A
GRAND PRAIRIE PUBLIC IMPROVEMENT DISTRICT NO. 4
Brookfield
Five Year Service Plan 2026 - 2030 BUDGET

Income based on Assessment Rate of \$0.11 per \$100 of appraised value.

The FY 2025 rate was \$0.11 per \$100 of appraised value

Service Plan projects a 10% increase in assessed value per year.

INCOME:			Value	Assess Rate	Revenue		
Appraised Value			\$59,554,840	\$ 0.11	\$ 65,510		
Description		Account	2026	2027	2028	2029	2030
Beginning Balance (Estimated)			\$ 116,800	\$ 112,747	\$ 123,261	\$ 138,897	\$ 160,271
P.I.D. Assessment	1.10	42620	65,510	\$ 72,061	\$ 79,267	\$ 87,194	\$ 95,914
Interest Earnings	0.0100	49410	806	806	806	806	806
City Contribution		49780	5,552	5,552	5,552	5,552	5,552
TOTAL INCOME			\$ 71,868	\$ 78,419	\$ 85,625	\$ 93,552	\$ 102,272
Amount Available			\$ 188,668	\$ 191,167	\$ 208,887	\$ 232,449	\$ 262,543
EXPENSES:			2026	2027	2028	2029	2030
Description							
Office Supplies		60020	\$ 420	\$ 420	\$ 420	\$ 420	\$ 420
Decorations		60132	4,000	4,000	4,000	4,000	4,000
Beautification		60490	10,000	3,000	3,000	3,000	3,000
Wall Maintenance		60776	5,000	5,000	5,000	5,000	5,000
Professional Engineering Svcs*		61041	3,000	-	-	-	-
Mowing Contractor		61225	17,847	18,739	19,676	20,660	21,693
Collection Service (\$2.90/Acct)		61380	499	499	499	499	499
Admin./Management		61510	12,807	13,447	14,120	14,826	15,567
Electric Power		62030	500	525	551	579	608
Water Utility		62035	7,500	7,875	8,269	8,682	9,116
Irrigation System Maint.		63065	5,000	5,000	5,000	5,000	5,000
Decoratve Lightng Maintenance		63146	7,500	7,500	7,500	7,500	7,500
Property Insurance Premium		64080	742	779	818	859	902
Liability Insurance Premium		64090	300	315	331	347	365
Salary Alloc PID		67321	806	806	806	806	806
			-	-	-	-	-
TOTAL EXPENSES			\$ 75,921	\$ 67,906	\$ 69,990	\$ 72,178	\$ 74,476
Ending Balance**			\$ 112,747	\$ 123,261	\$ 138,897	\$ 160,271	\$ 188,067

Avg. Annual Assessment by Home Value:

Value	Yrly Assmnt.	
\$300,000	\$ 330	
\$350,000	\$ 385	
\$400,000	\$ 440	Avg. Property Value: \$ 346,249
\$450,000	\$ 495	Avg. Property Assessment: \$ 381
\$500,000	\$ 550	No. of Properties: 172

*Reserve study

**Future wall repairs and replacements