

City of Key West - 2026 Adaptation GO Bonds Preliminary Numbers Analysis*

Period Ending	15-Year Bond Issuance		
	Principal	Interest	Debt Service
10/1/2027	\$330,000	\$354,500	\$684,500
10/1/2028	345,000	338,000	683,000
10/1/2029	365,000	320,750	685,750
10/1/2030	380,000	302,500	682,500
10/1/2031	400,000	283,500	683,500
10/1/2032	420,000	263,500	683,500
10/1/2033	440,000	242,500	682,500
10/1/2034	460,000	220,500	680,500
10/1/2035	485,000	197,500	682,500
10/1/2036	510,000	173,250	683,250
10/1/2037	535,000	147,750	682,750
10/1/2038	560,000	121,000	681,000
10/1/2039	590,000	93,000	683,000
10/1/2040	620,000	63,500	683,500
10/1/2041	650,000	32,500	682,500
	\$7,090,000	\$3,154,250	\$10,244,250
	Sources & Uses		
	Sources		
	Par Amount		7,090,000
	Premium		752,983
	Total Sources		7,842,983
	Uses		
	Project Fund		7,655,492
	COI & UW Discount		187,491
	Total Uses		7,842,983
	Debt Summary		
	First Interest Payment		4/1/2027
	Final Maturity		10/1/2041
	All-In True Interest Cost		3.89%
	Average Annual Debt Service		682,950
	Total Debt Service		10,244,250
	Residential Homestead Impact		
	Est 1st Year Millage		0.06
	Est Avg Millage over life of Bonds		0.05
	Est 1st Year Payment		\$33
	Est Avg Ann Payment over life of Bonds		\$27
	Residential Non-Homestead Impact		
	Est 1st Year Millage		0.06
	Est Avg Millage over life of Bonds		0.05
	Est 1st Year Payment		\$60
	Est Avg Ann Payment over life of Bonds		\$49
	Commercial Impact		
	Est 1st Year Millage		0.06
	Est Avg Millage over life of Bonds		0.05
	Est 1st Year Payment		\$115
	Est Avg Ann Payment over life of Bonds		\$94

*Summary Analysis assumes the following:

- Estimated Homestead Property Value of \$592,833
- Estimated Non-Homestead Property Value of \$1,088,136
- Estimated Commercial Property Value of \$2,085,773
- 2026 Taxable Assessed Value of \$12,042,273,555 and 3.00% annual growth