

**EXHIBIT B  
UPTOWN PUBLIC IMPROVEMENT DISTRICT  
PRELIMINARY SERVICE PLAN 2025-2029**

		<b>2024</b>		<b>2024</b>		<b>2025</b>		<b>2026</b>	<b>2027</b>	<b>2028</b>	<b>2029</b>
<b>INCOME</b>	%*	<b>Budget</b>	%*	<b>AMENDED Budget</b>	%*	<b>Budget</b>	<b>Budget</b>	<b>Budget</b>	<b>Budget</b> <sup>1</sup>	<b>Budget</b> <sup>1</sup>	
Gross Net Assessments		\$3,614,693		\$3,614,693		\$3,852,385	\$4,237,624	\$4,661,386	\$5,127,524	\$5,640,277	
City/County Service Fee		-\$31,555		-\$31,555		\$31,354	\$34,489	\$37,938	\$41,732	\$45,905	
Net Assessment		\$3,583,138		\$3,583,138		\$3,821,031	\$4,203,134	\$4,623,448	\$5,085,792	\$5,594,371	
Interest		\$2,000		\$24,000		\$24,000	\$10,000	\$10,000	\$10,000	\$10,000	
Two-Way Conversion Commitment <sup>2</sup>		\$1,000,000		\$1,000,000		\$1,000,000	\$0	\$0	\$0	\$0	
Carry Forward from Prior Year <sup>3</sup>		\$235,693		\$431,411		\$54,955	\$9,112	\$13,378	\$16,365	\$18,455	
<b>TOTAL INCOME</b>		<b>\$4,820,831</b>		<b>\$5,038,549</b>		<b>\$4,899,986</b>	<b>\$4,222,246</b>	<b>\$4,646,826</b>	<b>\$5,112,157</b>	<b>\$5,622,827</b>	
<b>EXPENDITURES</b>											
<b>Capital Improvements</b> <i>(Median landscaping, gateway markers, walking trails, parks, streetscape, Katy Trail)</i>	24%	\$1,146,249	33%	\$1,312,104	24%	\$1,175,997	\$1,266,674	\$1,394,048	\$1,533,647	\$1,686,848	
<b>Services</b> <i>(Safety programs, maintenance &amp; landscaping, trolley operations, traffic &amp; parking, marketing and promotions)</i>	43%	\$2,036,641	54%	\$2,141,871	44%	\$2,129,880	\$2,311,724	\$2,542,896	\$2,797,186	\$3,076,904	
<b>Finance &amp; Administration</b> <i>(Staff salaries &amp; benefits, rent, office expenses, audit)</i>	12%	\$548,925	13%	\$509,619	12%	\$562,998	\$606,270	\$666,897	\$733,587	\$806,946	
<b>Insurance</b>	1%	\$24,200	1%	\$20,000	0%	\$22,000	\$24,200	\$26,620	\$29,282	\$32,210	
<b>Two-Way Conversion Commitment<sup>2</sup></b>	21%	\$1,000,000	0%	\$0	20%	\$1,000,000	\$0	\$0	\$0	\$0	
<b>TOTAL EXPENDITURES</b>	<b>100%</b>	<b>\$4,756,015</b>	<b>100%</b>	<b>\$3,983,594</b>	<b>100%</b>	<b>\$4,890,874</b>	<b>\$4,208,868</b>	<b>\$4,630,461</b>	<b>\$5,093,702</b>	<b>\$5,602,908</b>	
<b>CASH CARRY FORWARD</b>	<b>2%</b>	<b>\$64,816</b>	<b>22%</b>	<b>\$1,054,955</b>	<b>0.24%</b>	<b>\$9,112</b>	<b>\$13,378</b>	<b>\$16,365</b>	<b>\$18,455</b>	<b>\$19,919</b>	
<b>TOTAL EXPENDITURES &amp; CARRY FORWARD</b>		<b>\$4,820,831</b>		<b>\$5,038,549</b>		<b>\$4,899,986</b>	<b>\$4,222,246</b>	<b>\$4,646,826</b>	<b>\$5,112,157</b>	<b>\$5,622,827</b>	

\* The % for each service category is calculated by dividing each category \$ amount by total expenditures.

<sup>1</sup> Assuming the PID is renewed in 2027.

<sup>2</sup> Two-Way Conversion/Project Commitment: UDI agrees to pay towards the McKinney/Cole project, a total amount of \$1,000,000 in accrued assessment funds for the District's streetscape and trolley operations as per UDI agreement with the City of Dallas. Payment is now delayed to 2025.

<sup>3</sup> This category includes any potential carry forward funds from previous year designated by the Board of Directors for projects that fall within Capital Improvements and Services.