§ 980-a. Contents of the district plan. The district plan shall contain the following:

(a) a map of the district;

(b) the written report or reports of the legislative body containing: (1) a description of the boundaries of the district proposed for establishment or extension in a manner sufficient to identify the lands included;

(2) a description of the present and proposed uses of these lands;

(3) the improvements proposed and the maximum cost thereof;

(4) the total annual amount proposed to be expended for improvements, maintenance and operation;

(5) the proposed source or sources of financing;

(6) the proposed time for implementation and completion of the district plan;

(7) any proposed rules and regulations to be applicable to the district;

(8) a list of the properties to be benefited, and a statement of the method or methods by which the expenses of a district will be imposed upon benefited real property, in proportion to the benefit received by such property, to defray the cost thereof, including operation and maintenance. Notwithstanding any inconsistent provision of section nine hundred eighty-f of this article, the plan may provide that all or any class or category of real property which is exempt by law from real property taxation and which would not benefit from the establishment or extension of the district may nevertheless be included within the boundaries of the district but such property shall not be subject to any district charge;

(9) a statement identifying the district management association for the district; and

(10) any other item or matter required to be incorporated therein by the legislative body.