

**Meadow Pointe II
Community Development District**

April 21, 2021

AGENDA PACKAGE

Communications Media Technology Via Zoom

Meeting ID #: 857-2529-2373

Meeting URL: <https://us02web.zoom.us/j/85725292373>

Call-In #: 1-929-205-6099

Passcode: 123456

Meadow Pointe II Community Development District

Inframark, Infrastructure Management Services

210 North University Drive Suite 702, Coral Springs, Florida 33071

Phone: 954-603-0033 Fax: 954-345-1292

April 14, 2021

Board of Supervisors
Meadow Pointe II
Community Development District

Dear Board Members:

The regular meeting of the Board of Supervisors of the Meadow Pointe II Community Development District will be held **Wednesday, April 21, 2021**, at 6:30 p.m. at the Meadow Pointe II Clubhouse, located at 30051 County Line Road, Wesley Chapel, Florida, and via Zoom Video Communications. Following is the advance agenda for the meeting:

- 1. Call to Order**
- 2. Roll Call**
- 3. Pledge of Allegiance/Moment of Silence for our Fallen Service Members and First Responders**
- 4. Additions or Corrections to the Agenda**
- 5. Audience Comments on Agenda Items Only (Comments will be limited to three minutes.)**
- 6. Consent Agenda**
 - A. Minutes of the March 3, 2021 Meeting and Workshop, and March 17, 2021 Meeting
 - B. Financial Report as of March 31, 2021
 - C. Deed Restrictions
 - D. Pre-Approved Architectural Review Items
- 7. Non-Staff Reports**
 - A. Residents Council
 - B. Government Liaison
- 8. Reports**
 - A. Architectural Review Discussion Items
 - B. District Manager
 - C. District Engineer
 - D. District Counsel
 - E. Operations Manager

A motion and second must be made prior to any discussion. Each Supervisor will have two minutes to make their remarks and a second two-minute round will commence for rebuttal prior to a vote on the motion. If there is no second, the motion will die and there will be no further discussion.

Meadow Point II CDD

April 14, 2021

Page Two

9. Action Items for Board Approval/Disapproval/Discussion

- A. Acceptance of the Fiscal Year 2020 Audit
- B. Discussion Regarding Engineer Search
- C. Discussion of Proposed Fiscal Year 2022 Budget
- D. 30840 Wooley Court Settlement Agreement
- E. Coronavirus Update and Impact on Operations
- F. Proposal Documents for Pool Construction
- G. Process for Updated Color Scheme Book for Community

10. Audience Comments on Open Items (Comments will be limited to three minutes.)

11. Supervisors' Remarks

12. Adjournment

Any supporting documentation for agenda items not included in the Agenda Package will be distributed at the meeting. I look forward to seeing you and in the meantime, if you have any questions, please contact me.

Sincerely,

Robert Nanni

Robert Nanni
District Manager

Sixth Order of Business

6A

**MINUTES OF MEETING
MEADOW POINTE II
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Meadow Pointe II Community Development District was held Wednesday, March 3, 2021 at 6:30 p.m. at the Meadow Pointe II Clubhouse, located at 30051 County Line Road, Wesley Chapel, Florida.

Present and constituting a quorum were:

Jamie Childers	Chairperson
John Picarelli	Vice Chairman
Nicole Darner	Assistant Secretary
Dana Sanchez	Assistant Secretary
Chris Dillinger	Assistant Secretary

Also present were:

Sheila Diaz	Operations Manager
Brad Foran	District Engineer
Christine Masters	ARC/DRC
Alan Baldwin	Inframark
Thomas Giella	Complete IT
Members of the Public	

Following is a summary of the discussions and actions taken at the March 3, 2021 Meadow Pointe II Community Development District's Board of Supervisors Meeting.

FIRST ORDER OF BUSINESS

Call to Order

Ms. Childers called the meeting to order.

SECOND ORDER OF BUSINESS

Roll Call

Supervisors and staff introduced themselves, and a quorum was established.

THIRD ORDER OF BUSINESS

**Pledge of Allegiance and Moment of
Silence for our Fallen Service Members
and First Responders**

The Pledge of Allegiance was recited, and a moment of silence was observed.

FOURTH ORDER OF BUSINESS

Additions or Corrections to the Agenda

The following items were added to the Agenda:

- *Discussion of Opening Clubhouse Facilities* under *Approval/Disapproval/Discussion.*
- *Discussion of Law Enforcement Issues* in the Workshop.

FIFTH ORDER OF BUSINESS

Audience Comments on Agenda Items Only (Comments will be limited to three minutes.)

Audience members commented on the following items:

- Opening clubhouse facilities, particularly, the pool area.
- Law enforcement issues, such as speeding in the school zones, and racing on County Line Road.

SIXTH ORDER OF BUSINESS

Non-Staff Reports

A. Law Enforcement

- Ms. Sanchez commented on speeding issues. She recommends residents contact the Board of County Commissioners to request funding for additional protection.
- Off-duty officers were hired by the CDD to patrol speeding enforcement. They are on duty at least three times per week.
- Mr. Picarelli suggested a quarterly Shade Meeting, as authorized by the District's Attorney, to meet with the Deputy to discuss law enforcement issues. Ms. Sanchez does not believe a Shade Meeting may be held in this regard. Mr. Picarelli will check with Mr. Cohen.

B. Residents Council

- The Easter Egg Extravaganza will be held on March 28, 2021. Volunteers are needed.

C. Government Liaison

There being no report, the next order of business followed.

SEVENTH ORDER OF BUSINESS

Consent Agenda

A. Deed Restrictions/DRVC

Ms. Childers stated each Board member received a copy of the Consent Agenda, comprised of Deed Restrictions/DRVC, and requested any additions, corrections or deletions.

There being none,

On MOTION by Mr. Picarelli, seconded by Mr. Dillinger, with all in favor, the Consent Agenda, comprised of Deed Restrictions/DRVC, was approved.

EIGHTH ORDER OF BUSINESS**Reports****A. Architectural Review**

<u>Case #</u>	<u>Village</u>	<u>Address</u>	<u>Request</u>	<u>Recommendation</u>
2021-25	Wrencrest	30610 Tremont	Paint Home	Approved
2021-26	Wrencrest	30650 Tremont	Paint Home	Approved
2021-27	Morningside	29841 Morningmist	Paint Home	Approved
2021-28	Wrencrest	30437 Tremont	New Roof	Approved
2021-29	Wrencrest	1929 Grenville	New Windows	Approved
2021-30	Wrencrest	1934 Grenville	New Roof	Approved
2021-31	Manor Isle	1500 Highwood	New Pool Cage	Approved

- Under 2021-31, there are no requirements regarding pool enclosures.

On MOTION by Mr. Picarelli, seconded by Mr. Dillinger, with all in favor, the Architectural Review Report was approved as presented.

- Mr. Picarelli does not believe the items from this report need to be presented at the CDD meeting, as most items involve already-approved items. Only items with issues need to be presented. Residents should not have to wait until the next meeting to have their work done. Mr. Dillinger and Ms. Darner concurred.
 - Ms. Sanchez disagrees and indicated there is a process involved and should be followed.
 - Ms. Childers will check with Mr. Cohen to determine whether these items are necessary.
- B. District Counsel**
- The process to possibly change by-laws regarding resident tree lawns was discussed. Legally, residents cannot be held responsible for maintenance of the tree lawns, as the land is owned by the CDD. However, CDD fees may increase if the CDD is forced to perform the maintenance.

C. District Engineer

- Mr. Foran reported the road in question was flattened. They are awaiting the signage.
- Mr. Foran was directed to proceed with the work involved in placing a mid-walk crosswalk, as approved at the last meeting.
- Triangular flashing lights must be paid for by the CDD. Mr. Cohen is in the process of determining whether the CDD is permitted to do this. He is studying previous agreements in this regard.
- The County will address permitting of the emergency gate at their April meeting.
- Sidewalks have been marked, and gutters in need of repairs have been identified. This will be discussed further during the workshop.
- Payment Requisitions are being sent to the Inframark accounting department, which are coordinated with US Bank. Ms. Sanchez recommended that all requisitions either be signed by the Chair, and if the Vice Chair signs, it should be at the request of the Chair and stated on the Requisition.
- The Board is concerned many of the newly-planted trees are leaning and may need to be re-staked. Mr. Foran indicated the CDD may do this work. Ms. Childers asked Mr. Foran to check with Buccaneer to see if they will do the re-staking, but if not, determine whether the warranty will be voided if the CDD does re-stake it and something happens to the tree.
- Ms. Childers will have Ms. Diaz forward an email to the Board from Kevin regarding the survey.

The record shall reflect Mr. Foran exited the meeting.

D. Operations Manager

Ms. Diaz presented her report for discussion, a copy of which was included in the agenda package.

- Ms. Diaz addressed gate maintenance, and obtaining a preventive maintenance contract. She received a service contract. Witt Fence is not interested in a service contract, as their office is far away from the District.
- Some items should still be under warranty with Witt.

- Ms. Sanchez asked Ms. Diaz to ensure any maintenance does not void the warranty.
- Ms. Diaz was asked to contact Witt and have them determine in writing what can be done to prevent rusting and other issues.
- The warranty is good until August.
- Ms. Diaz will email the proposal for the preventive maintenance to the Board. She will request two more proposals.
- Ms. Diaz discussed insurance issues associated with the lightning strike. Everything has been submitted. She is waiting to hear back. Bottle brushes have been ordered. Ms. Sanchez indicated any work should go through the electrician.

NINTH ORDER OF BUSINESS**Approval/Disapproval/Discussion****A. Relocation of Barbecue**

- Residents will be requesting to use it soon.
- The area on the side would work well, according to Mr. Picarelli. People will have to go around the pool to get to the barbecue if it is placed there. A small patio may be needed.

Mr. Picarelli MOVED to approve having the barbecue grill, cage and warning signage to be relocated along with a cage and warning signage that the grill is hot, at the area to the side by the walkway which leads to the tennis courts in the grassy area, and authorize Ms. Diaz to purchase patio blocks to place the grill, and Ms. Darner seconded the motion.

- The grill would be located far off the walkway, and benches will be placed.
- There being no further discussion,

On VOICE vote, with all in favor, the prior motion was approved.

B. Parking Enforcement Signs

Mr. Picarelli MOVED to approve the invoice for the parking enforcement signs in the amount of \$900, and Mr. Dillinger seconded the motion.

- 179 • Ms. Sanchez commented the signs look good, and they should only be replaced
- 180 when they are fading. It is not necessary to spend \$900.
- 181 • Ms. Darner concurred with Ms. Sanchez.
- 182 • Mr. Picarelli believes the Operations Manager should have this type of work done
- 183 under her authority without having to approach the Board, as her authorized
- 184 spending limit is \$3,500.
- 185 • Mr. Dillinger is in favor of replacing the signs.
- 186 • Ms. Childers indicated the tape drew her attention to the sign. She suggested the
- 187 Board consider something more eye-catching.

188 On VOICE vote with Mr. Picarelli and Mr. Dillinger voting aye, and

189 Ms. Childers, Ms. Darner and Ms. Sanchez voting nay, the prior

190 motion failed.

191

- 192
- 193 • Ms. Diaz was directed to determine whether there is anything to be placed on the
- 194 sign which would draw attention to it.
- 195 **C. Discussion of Robert's Rules**
- 196 • This item was tabled to the next meeting.
- 197 • The books were delivered for the Board to read.
- 198 **D. Discussion of Opening Clubhouse Facilities**
- 199 • Ms. Darner suggested lifting restrictions with limitations to give residents more
- 200 access to the pool, tennis court and basketball court.
- 201 • There will be capacity issues.
- 202 • It was suggested that residents may bring their own lounge chairs to avoid staff
- 203 having to clean constantly.
- 204 • Mr. Picarelli commented there should still be reservations and time frames.
- 205 • Restrooms at the pool will need to be sanitized. Facilities would have to shut down
- 206 to allow for this cleaning.
- 207 • Ms. Sanchez commented this is not a good time to relax restrictions.
- 208 • Mr. Dillinger suggested some restrictions may be relaxed and tweaks made. He
- 209 suggested pods.

- 210 • Work is being done at the playground, and it will not be open until approximately
- 211 the end of March.
- 212 • Ms. Diaz is concerned with the possibility of losing staff if restrictions are relaxed.
- 213 She indicated that all staff will be doing on weekends is cleaning.
- 214 • Mr. Dillinger suggested chaise lounges with social distancing.
- 215 • It was suggested that restrooms may be kept closed while the pool is being used.
- 216 • Ms. Darner suggested use of waivers to alleviate any liability on the CDD if
- 217 someone becomes ill with COVID-19.
- 218 • The splash pad needs to be closed off.
- 219 • Mr. Dillinger suggested hiring a pool monitor.
- 220 • The Board concurred there will be no outside guests at this time.

221

222 Ms. Childers MOVED to open pool without reservations, allow 26

223 people at a time, and close the facilities for one hour to clean, place

224 a small amount of lounge chairs, allow guests to bring their own

225 chairs, open tennis and basketball courts with no reservations, with

226 splash pad and playground to remain closed until construction is

227 complete, and Ms. Darner seconded the motion.

228

- 229 • Mr. Dillinger would like to have the gym opened without reservations. Anyone
- 230 wanting to use the gym still needs to call to find out if there is space available.

231

232 On VOICE vote with Ms. Childers, Mr. Picarelli, Ms. Darner and

233 Mr. Dillinger voting aye, and Ms. Sanchez voting nay, the prior

234 motion was approved.

235

- 236 • This will be effective Monday, March 8, 2021.

237 EIGHTH ORDER OF BUSINESS

238 Reports (Continued)

239 A. Architectural Review (Continued)

- 240 • Ms. Sanchez read the ARC Policy into the record. She suggested this may be a
- 241 Consent Agenda Item.
- 242 • Ms. Childers will confirm this with Mr. Cohen.

TENTH ORDER OF BUSINESS

Audience Comments (Comments will be limited to three minutes.)

Audience members commented on the following items:

- COVID-19 restrictions.
- Pool use.
- Meetings with the Sheriff.
- Speeding.
- Alligators near the soccer field.

ELEVENTH ORDER OF BUSINESS

Supervisor Comments

Hearing no comments from Supervisors, the next order of business followed.

TWELFTH ORDER OF BUSINESS

Adjourn the Regular Meeting and Proceed to a Workshop

There being no further business, the meeting was adjourned at 8:52 p.m., and the Board proceeded to a workshop.

Jamie Childers
Chairperson

**MINUTES OF WORKSHOP
MEADOW POINTE II
COMMUNITY DEVELOPMENT DISTRICT**

A workshop of the Board of Supervisors of the Meadow Pointe II Community Development District was held Wednesday, March 3, 2021, immediately following the regular meeting at the Meadow Pointe II Clubhouse, located at 30051 County Line Road, Wesley Chapel, Florida.

Present were:

Jamie Childers	Chairperson
John Picarelli	Vice Chairman
Nicole Darner	Assistant Secretary
Dana Sanchez	Assistant Secretary
Chris Dillinger	Assistant Secretary
Sheila Diaz	Operations Manager
Alan Baldwin	Accounting Manager, Inframark
Thomas Giella	Complete IT

The following items were discussed during the March 3, 2021 Meadow Pointe II Community Development District Workshop; no motions, votes or actions were taken. Any action to be taken on the items listed below will occur at a regular meeting of the Board of Supervisors.

FIRST ORDER OF BUSINESS

Call to Order

Ms. Childers called the workshop to order.

SECOND ORDER OF BUSINESS

Items for Discussion

A. Discussion of Proposed Fiscal Year 2022 Budget

Mr. Baldwin led the discussion.

- The Board has influence over the budget numbers.
- Administrative expenses were explained.
- Postage and Freight, Printing and Office Supplies, and Printing and Binding are Inframark expenses, not clubhouse expenses.

- The Budget Narrative provides an explanation of the items.
- Mr. Picarelli discussed the shortfall between Lettingwell and the CDD regarding the amount owed. They have a deficit of over \$53,000 still owed to the CDD for the project. The HOA may want to pay this back in one lump sum, which was approved by Mr. Cohen. The amount is currently divided over five years.
- Cost of sidewalk repairs in Morningside and Lettingwell was addressed. This should be included in the working budget. Mr. Picarelli will send the background information to Mr. Baldwin.

The record shall reflect Mr. Baldwin exited the workshop.

- Village Reserves were addressed. Mr. Foran will be directed to evaluate all completed improvements over the next 20 years. He should also provide an assessment of sidewalk repairs over the next 20 years.
- Cameras were discussed.

B. Discussion of Law Enforcement Issues

- Ms. Sanchez has been working on law enforcement with Ms. Diaz, and she has suspended the service as of the 15th, as there are visibility and performance issues.
- Only one officer was signing in, and there are bookkeeping issues.
- It appears the officers are keeping their own hours.
- A large amount of tickets were issued.
- Ms. Sanchez approached Meadow Pointe I for feedback on how they handle this.
- Another option would be to work with Mr. Steve Gaskin of FHP. There are administrative costs for each hour worked.
- There are speeding issues on County Line Road.
- Ms. Sanchez suggested using FHP for 30 days to determine whether or not this is a good idea.
- This will be discussed further at the next meeting.

C. Sidewalks

- The trees lifted the sidewalks and aprons in many communities, and the affected sidewalks have been marked for repairs.
- The work to be done includes drainage areas and gutters which are pooling water.
- Each community has funds in their budgets for gutter repairs.

- Jamie Childers
Chairperson

**MINUTES OF MEETING
MEADOW POINTE II
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Meadow Pointe II Community Development District was held Wednesday, March 17, 2021 at 6:30 p.m. at the Meadow Pointe II Clubhouse, located at 30051 County Line Road, Wesley Chapel, Florida, and via Zoom Video Communications.

Present and constituting a quorum were:

Jamie Childers	
John Picarelli	Vice Chairman
Nicole Darner	Assistant Secretary
Dana Sanchez	Assistant Secretary
Chris Dillinger	Assistant Secretary

Also present were:

Robert Nanni	District Manager
Andrew Cohen	District Counsel (via Zoom)
Sheila Diaz	Operations Manager
Christine Masters	ARC/DRC
Kelly	Residents Council
Thomas Giella	Complete IT
Members of the Public	

Following is a summary of the discussions and actions taken at the March 17, 2021 Meadow Pointe II Community Development District's Board of Supervisors Meeting.

FIRST ORDER OF BUSINESS

Call to Order

Ms. Childers called the meeting to order.

SECOND ORDER OF BUSINESS

Roll Call

Supervisors and staff introduced themselves, and a quorum was established.

THIRD ORDER OF BUSINESS

**Pledge of Allegiance/Moment of Silence
for our Fallen Service Members and First
Responders**

The Pledge of Allegiance was recited, and a moment of silence was observed.

FOURTH ORDER OF BUSINESS

Additions or Corrections to the Agenda

The following items were added to the agenda:

- *Yard Sale, Budget Items and Discussion of Robert's Rules under Action Items for Board Approval/Disapproval/Discussion.*

FIFTH ORDER OF BUSINESS

**Audience Comments on Agenda Items
Only (Comments will be limited to three
minutes.)**

Audience members commented on the following items:

- Speeding and accidents on the roads.
- Residents Council.

SIXTH ORDER OF BUSINESS

Consent Agenda

- A. **Minutes of the February 3, 2021 Meeting and Workshop, and February 17, 2021 Meeting**
- B. **Financial Report as of February 28, 2021**
- C. **Deed Restrictions**

Ms. Childers stated each Board member received a copy of the Consent Agenda with the items as listed above and requested any additions, corrections or deletions.

- Minor corrections were made to the Minutes of the February 3, 2021 Meeting, February 3, 2021 Workshop and February 17, 2021 Meeting, all of which will be reflected in the amended minutes.

On MOTION by Ms. Sanchez, seconded by Mr. Picarelli, with all in favor, the Consent Agenda, comprised of the Minutes of the February 3, 2021 Meeting and Workshop, February 17, 2021 Meeting, Financial Report as of February 28, 2021 and Deed Restrictions, was approved as amended.
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Ms. Sanchez discussed a Deed Restriction matter.

- Ms. Jackie Murray would like to be a volunteer for the DRVC. Nominations were opened.

Ms. Sanchez MOVED to nominate Ms. Jackie Murray as a Deed Restrictions Violation Committee Member, and Mr. Picarelli seconded the nomination.

There being no further nominations,

On VOICE vote, with all in favor, Ms. Jackie Murray was appointed to serve as a volunteer on the Deed Restrictions Violation Committee.

Ms. Childers discussed a situation in which a resident requested an appeal regarding his fence.

- There has been discussion with the CDD's District Counsel regarding the 30017 fence and the decision to allow it.
- Mr. Picarelli is concerned with setting a precedent with other easements. There may be more problems in the future.
- Ms. Sanchez indicated the Deed Restrictions do not allow a fence to be installed on an easement.
- Ms. Childers viewed the property. It appears the pond would not be able to be maintained due to its location. Mr. Cohen indicated the fence may be removed at any time, if necessary, and replacement of the fence would be at the property owner's expense.
- The resident wants to install a double gate at the front and back of his home.
- Mr. Cohen also indicated the CDD may prepare a legal document which follows the home and not the property owner. The CDD may enter the property at any time, if necessary.
- These types of matters would be approved or disapproved on a case by case basis.
- There was no expiration date on the original request.
- Mr. Dillinger believe this is a special circumstance and the CDD should work with the owner.
- Ms. Darner agrees to proceed since the owner already obtained approval.
- Mr. Cohen commented a License Agreement would be prepared giving the CDD permission to enter the property at any time.

- Ms. Sanchez is concerned with making exceptions to the Deed Restrictions, and if they are subject to change. Mr. Cohen read the Deed Restriction into the record. It would be allowed as long as it does not interfere with maintenance of the easement.
- Mr. Cohen confirmed the homeowner would bear the legal expenses involved with preparing the agreement.
- Mr. Picarelli indicated a new owner may not be amenable to this agreement.
- Ms. Childers commented she does not believe the Board can legally deny this since he has prior approval. She is concerned the resident is able to sue the District. Mr. Cohen indicated the fence has not yet been installed.
- Ms. Masters commented the ARC has no jurisdiction over Deed Restrictions.
- Ms. Sanchez reminded the Board the assets of the CDD must be defended.

Mr. Dillinger MOVED to allow the resident at the 30017 address to install the fence in accordance with the 2014 approval, with the legal documentation to go with the property and not the resident, and with the current resident bearing the expense for the legal documents to be prepared in this regard, and Ms. Childers seconded the motion.

- Ms. Sanchez offered an amendment to the motion.

Ms. Sanchez MOVED to amend the motion to include the fact that the fence is being installed over a CDD easement, and Mr. Dillinger seconded the amended motion.

On VOICE vote, with Ms. Childers, Ms. Darner and Mr. Dillinger voting aye, and Mr. Picarelli and Ms. Sanchez voting nay, the resident at the 30017 address shall be permitted to install a fence over the CDD easement adjacent to his property, with the legal documentation to go with the property and not the resident, and with the current resident bearing the expense for the legal documents to be prepared in this regard.

- Ms. Childers will contact Mr. Cohen once the resident has accepted the requirements.

- Mr. Cohen indicated any resident who wants to install a fence on a CDD easement will have to submit a request for Board approval.

EIGHTH ORDER OF BUSINESS

Reports

D. District Counsel

- Mr. Cohen updated the Board regarding the utilities in the Longleaf area. Work is ongoing.

The record shall reflect Mr. Cohen exited the meeting.

SEVENTH ORDER OF BUSINESS

Non-Staff Reports

A. Law Enforcement

- The Board is currently investigating law enforcement options. Off-duty officers have been paid to patrol the area.
- The Board discussed hiring Pasco County, but the Board was in agreement not to do this. Deputies are unable to issue any tickets for violations, as they do not have the radar. The cost for the deputy is close to \$100,000 per year.
- The Florida Highway Patrol is being considered.
- Ms. Sanchez commented County Line Road is not CDD property. It is owned and maintained by the County. She advised residents should approach the Board of County Commissioners to provide funding in this regard.

B. Residents Council

- The Easter Egg Extravaganza will take place on Sunday, March 28, 2021 at the Meadow Pointe II Clubhouse starting at 1:00 p.m.

C. Government Liaison

Mr. Picarelli relayed information from Mr. Lynn.

- A representative from Sheriff Nocco's office cancelled a meeting with Mr. Lynn, and suggested he meet with a sergeant.
- Mr. Lynn suggested the CDD's Community Liaison, Mr. Dillinger, contact the three other Meadow Pointe communities, and Mr. Lynn contact Meadow Pointe IV, to convince Sheriff Nocco to meet with them, to request four deputies for the communities. The CDD is requesting certain coverage on certain times of day with certain capabilities. Mr. Dillinger will contact Mr. Lynn, contact representatives of the other three Boards, and report back to the CDD Board.

EIGHTH ORDER OF BUSINESS

Reports (Continued)

A. Architectural Review

On MOTION by Mr. Picarelli, seconded by Ms. Darner, with all in favor, the Architectural Review Log was approved as presented.

- Ms. Masters presented a request from the attorney representing the owner of 30840 Wooley Court. He owes \$8,943.30, which includes fines and attorney fees. The homeowner has offered to pay \$1,165.90, which covers the attorney, and an additional \$3,000 to be paid in \$200 increments over the next 15 months.

Mr. Picarelli MOVED to accept the offer from the attorney for the resident at 30840 Wooley Court, paying \$1,165.90 up front, and an additional \$3,000 to be paid in \$200 increments over the next 15 months, and Ms. Childers seconded the motion.

- Ms. Sanchez commented this has been an ongoing problem with this vacant property. The assessed fines are within the CDD's authority, as all appropriate processes have been followed. The home has been neglected.
- All Deed Restrictions have been corrected as of four weeks ago.
- Mr. Picarelli indicated more legal fees will be spent if this request is denied.
- Ms. Childers is concerned whether anyone would purchase this house if a lien is held on it.
- The neighbor has to make repairs on her property as a result of the issues with this home.

On VOICE vote with Mr. Dillinger voting aye, and Ms. Childers, Mr. Picarelli, Ms. Sanchez and Ms. Darner voting nay, the prior motion failed.

B. District Manager

- The Fiscal Year 2022 Budget will be presented in April.

C. District Engineer

Mr. Foran was not present. Mr. Picarelli presented a report.

- Mr. Foran did not contact Ms. Diaz or Mr. Picarelli to view the sidewalks. He also did not follow up regarding the Zoom meeting for the emergency gate permit in Wrencrest. Ms. Childers will contact Mr. Foran next week.

Mr. Picarelli discussed trees.

- Replacing a tree is cheaper than relocating it. The CDD is responsible for the trees.
- Ms. Sanchez indicated the tree project is complete.
- Mr. Dillinger believes the Board should work with homeowners in this regard.
- Ms. Darner is concerned that moving the trees may void the warranty, and that the CDD will be responsible for replacing the tree if it dies.
- Ms. Childers discussed the property in Iverson at Vincent Court. The resident purchased his own tree. It has not been planted yet. Maintenance of any trees would be the CDD's responsibility. There was a previous resolution the Board made not to allow residents to plant any trees on the tree lawn. The resident shall be notified his request to plant a tree on the tree lawn has been denied, and Ms. Diaz should quote the Board's resolution in this regard.
- The tree issue will be addressed at the next meeting.

E. Operations Manager

Ms. Diaz presented her report for discussion, a copy of which was included in the agenda package.

- The splash pad is complete. Staff is awaiting the fencing.
- The playground is complete.
- The possibility of mailing the newsletter to residents was discussed. The cost is \$1,519.37 per month. The amount breaks down to \$9.50 per resident for the year. Ms. Sanchez commented this is a good communication tool. Mr. Dillinger is concerned with the expense. Ms. Sanchez asked for residents' opinions.

Mr. Picarelli MOVED to start mailing the newsletter to residents on a monthly basis in the amount of \$1,519.37 per month for the year, and Ms. Sanchez seconded the motion.
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There being no further discussion,

On VOICE vote, with Ms. Childers, Mr. Picarelli, Ms. Sanchez and Mr. Dillinger voting aye, and Ms. Darner voting nay, the prior motion was approved.

- Ms. Childers received an email from a concerned Longleaf resident, that the blue hydrant markers have not been replaced. Ms. Diaz forwarded the email to Mr. Foran to determine whether Ajax would do the repair. Mr. Foran indicated it is not part of the contract, so Ajax will not do the work. Staff may do the work.
- A vehicle crashed into a tree in Iverson. Staff made repairs to the tree, and it is now standing. Ms. Childers would like to leave the tree standing, and if it falls again or dies, it will be removed and sod will be placed.

NINTH ORDER OF BUSINESS

Action Items for Board Approval/Disapproval/Discussion

- A. Coronavirus Update and Impact on Operations**
 - The fence around the splash pad will be installed on March 28, 2021.
 - The playground can be opened.
 - Ms. Sanchez is concerned no waivers are being signed for use of the basketball and tennis courts. Mr. Picarelli suggested posting of signage stating *Use of this Facility is at your own Risk*, at the tennis and basketball courts.
 - Masks need to be worn at the playground. Food should not be allowed. The playground would be shut down twice per day for cleaning. The times were discussed. Ms. Childers suggested opening from 10:00 a.m. to noon, closing from noon to 1:00 p.m., opening from 1:00 p.m. to 3:00 p.m., closing from 3:00 p.m. to 4:00 p.m., and opening from 4:00 p.m. to 7:00 p.m. The clubhouse is open until 8:00 p.m. Mr. Dillinger suggested opening earlier. Staff is available early in the morning to clean the playground.
 - Capacity at the splash park will be determined after the inspection.
- B. Yard Sale**
 - Many nearby communities are having yard sales.
 - The CDD would only pay for the advertising.
 - Mr. Picarelli would like to select a date in April.

- Ms. Diaz expressed concern with having a yard sale too soon, and Ms. Sanchez was in agreement.
- Mr. Dillinger is in favor as long as the CDD is not liable.
- Ms. Darner is in favor.
- The post should state, *It is at your own Risk*.
- The CDD would allow the gates to be open for the yard sale.
- Banners are put up.

Mr. Picarelli MOVED to conduct a yard sale in the community on Saturday, April 24, 2021, and Ms. Darner seconded the motion.

- Ms. Sanchez is concerned and is against the yard sale.
- Mr. Dillinger is not in favor of putting up banners to advertise the yard sale.
- Ms. Childers commented many people are out of work and may need to sell items.
- Mr. Picarelli would like to advertise it on the Facebook page.

There being no further discussion,

On VOICE vote with Ms. Childers, Mr. Picarelli, Ms. Darner and Mr. Dillinger voting aye, and Ms. Sanchez voting nay, the prior motion was approved as discussed.

C. Budget Items

- Mr. Picarelli discussed Lettingwell. The project's overall cost was \$176,216.51, including engineering and legal costs. The remaining total they owe the CDD is \$53,591.51. The HOA President is aware of this amount, and he will discuss at the next HOA meeting whether to pay it off in one lump sum. If they choose not to, the CDD Board will have to determine an assessment.
- It does not appear Lettingwell is putting enough money aside to cover their expenses.
- Deer Run and Morningside sidewalks were taken over by the CDD. Mr. Cohen indicated that if someone tripped on one of these sidewalks, they would sue the CDD as opposed to the County. Deer Run still owes the CDD \$1,022.97, and Morningside owes \$516.88. Deer Run has a budget for the year in the amount of

\$4,734 in Reserves, and Morningside has \$5,083 in their Reserves. Mr. Picarelli recommends having the amounts withdrawn from Reserves.

D. Discussion of Robert's Rules

- The CDD loosely follows the rules. There are two go-rounds for Board discussion. Ms. Childers would like the Board to police the Board in the same manner as residents. The Board can have the opportunity to table an item to the next meeting, if more discussion is required. Discussion among the Board ensued.
- Mr. Picarelli suggests having three rounds of discussion, the first being three minutes and the next two rounds being two minutes.
- Ms. Sanchez commented she does not believe this is in the best interests of the Board. She does not believe a policy is necessary.
- Ms. Darner agrees with Mr. Picarelli. The meetings are lengthy.
- Mr. Dillinger believes more structure is needed with Board discussions. Meetings need to be more efficient.
- Additions and corrections may be made to the agenda before meetings.
- Some items may need to be delayed to the following meeting.

Mr. Picarelli MOVED to have structure in future CDD Board meetings, in which there are three rounds of discussion for each agenda item, giving each Board member three minutes to speak during the first round, and two minutes during the second and third rounds, and Mr. Dillinger seconded the motion.

- There is going to be a timer set for all Board members to view.

There being no further discussion,

On VOICE vote, with Ms. Childers, Mr. Picarelli, Ms. Darner and Mr. Dillinger voting aye, and Ms. Sanchez voting nay, the prior motion was approved.

TENTH ORDER OF BUSINESS

Audience Comments (Comments will be limited to three minutes.)

Audience members commented on the following items:

- Good-standing relationships with residents.

- Law enforcement.
- Responsibility to keep people safe.
- Yard sale.
- Proper mask wear.
- Tree replacement request.

ELEVENTH ORDER OF BUSINESS

Supervisors' Remarks

- Ms. Childers commented on planting trees on the tree lawns. There are liability issues. If a resident plants a tree and moves, and the new residents decide not to maintain it, it would be the CDD's responsibility to maintain it, and increasing costs may have to be passed on to residents.

TWELFTH ORDER OF BUSINESS

Adjournment

There being no further business,

On MOTION by Ms. Sanchez, seconded by Ms. Darner, with all in favor, the meeting was adjourned at 9:30 p.m.

Robert Nanni
Secretary

Jamie Childers
Chairperson

6B.

MEADOW POINTE II
Community Development District

Financial Report

March 31, 2021

Prepared by



Table of Contents

<u>FINANCIAL STATEMENTS</u>	Page #
Balance Sheet - All Funds	1 - 4
Statement of Revenues, Expenditures and Changes in Fund Balances	
General Funds	5 - 23
Debt Service Bond Series 2018	24
Construction Fund	25
<u>SUPPORTING SCHEDULES</u>	
Non-Ad Valorem Special Assessments - Collection Schedules	26 - 28
Cash and Investment Report	29
Note - Aqua Pool	30
Settlements	31
Construction Report	32
Approval of invoices	33 - 41

MEADOW POINTE II
Community Development District

Financial Statements

(Unaudited)

March 31, 2021

Balance Sheet
March 31, 2021

ACCOUNT DESCRIPTION	GENERAL FUND (001)	DEED RESTRICTION ENFORCEMENT FUND	GENERAL FUND - CHARLESWORTH (003)	GENERAL FUND - COLEHAVEN (004)	GENERAL FUND - COVINA KEY (005)	GENERAL FUND - GLENHAM (006)	GENERAL FUND - IVERSON (007)	GENERAL FUND - LETTINGWELL (008)	GENERAL FUND - LONGLEAF (009)
ASSETS									
Cash - Checking Account	\$ 2,486,779	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Assessments Receivable	5,802	-	-	-	-	-	-	-	-
Allow-Doubtful Collections	(42,674)	-	-	-	-	-	-	-	-
Notes Receivable-Non-Current	36,871	-	-	-	-	-	-	-	-
Interest/Dividend Receivables	79	-	-	-	-	-	-	-	-
Due From Other Funds	-	81,068	269,473	88,138	329,578	68,450	258,709	-	375,723
Investments:									
Money Market Account	4,212,321	-	-	-	-	-	-	-	-
Construction Fund	-	-	-	-	-	-	-	-	-
Prepayment Account	-	-	-	-	-	-	-	-	-
Reserve Fund	-	-	-	-	-	-	-	-	-
Revenue Fund	-	-	-	-	-	-	-	-	-
Prepaid Items	130	-	-	-	-	-	-	-	-
Utility Deposits - TECO	29,950	-	-	-	-	-	-	-	-
TOTAL ASSETS	\$ 6,729,258	\$ 81,068	\$ 269,473	\$ 88,138	\$ 329,578	\$ 68,450	\$ 258,709	\$ -	\$ 375,723
LIABILITIES									
Accounts Payable	\$ 6,230	\$ 175	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Accrued Expenses	31,845	-	-	-	-	-	-	-	-
Deposits	22,475	-	-	-	-	-	-	-	-
Due To Other Funds	2,989,655	-	-	-	-	-	-	6,379	-
TOTAL LIABILITIES	3,050,205	175	-	-	-	-	-	6,379	-

Balance Sheet
March 31, 2021

ACCOUNT DESCRIPTION	GENERAL FUND (001)	DEED RESTRICTION ENFORCEMENT FUND	GENERAL FUND - CHARLESWORTH (003)	GENERAL FUND - COLEHAVEN (004)	GENERAL FUND - COVINA KEY (005)	GENERAL FUND - GLENHAM (006)	GENERAL FUND - IVERSON (007)	GENERAL FUND - LETTINGWELL (008)	GENERAL FUND - LONGLEAF (009)
FUND BALANCES									
Nonspendable:									
Prepaid Items	130	-	-	-	-	-	-	-	-
Deposits	29,950	-	-	-	-	-	-	-	-
Restricted for:									
Debt Service	-	-	-	-	-	-	-	-	-
Capital Projects	-	-	-	-	-	-	-	-	-
Assigned to:									
Operating Reserves	420,763	12,171	5,867	1,862	6,648	2,250	5,760	-	16,093
Reserves - Ponds	269,053	-	-	-	-	-	-	-	-
Reserves - Roadways	-	-	163,923	55,450	160,645	32,531	161,930	-	150,788
Reserves - Sidewalks	-	-	19,742	2,934	3,293	1,206	4,194	-	19,479
Unassigned:	2,959,157	68,722	79,941	27,892	158,992	32,463	86,825	(6,379)	189,363
TOTAL FUND BALANCES	\$ 3,679,053	\$ 80,893	\$ 269,473	\$ 88,138	\$ 329,578	\$ 68,450	\$ 258,709	\$ (6,379)	\$ 375,723
TOTAL LIABILITIES & FUND BALANCES	\$ 6,729,258	\$ 81,068	\$ 269,473	\$ 88,138	\$ 329,578	\$ 68,450	\$ 258,709	\$ -	\$ 375,723

Balance Sheet
March 31, 2021

ACCOUNT DESCRIPTION	GENERAL FUND - MANOR ISLE (010)	GENERAL FUND - SEDGWICK (011)	GENERAL FUND - TULLAMORE (012)	GENERAL FUND - VERMILLION (013)	GENERAL FUND - WRENCREST (014)	GENERAL FUND - DEER RUN (015)	GENERAL FUND - MORNING SIDE (016)	2018 DEBT SERVICE FUND	2018 CONSTRUCTION FUND	TOTAL
ASSETS										
Cash - Checking Account	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,486,779
Assessments Receivable	-	-	-	-	-	-	-	-	-	5,802
Allow-Doubtful Collections	-	-	-	-	-	-	-	-	-	(42,674)
Notes Receivable-Non-Current	-	-	-	-	-	-	-	-	-	36,871
Interest/Dividend Receivables	-	-	-	-	-	-	-	-	-	79
Due From Other Funds	191,865	257,021	241,255	274,780	533,746	4,689	5,013	16,526	-	2,996,034
Investments:										
Money Market Account	-	-	-	-	-	-	-	-	-	4,212,321
Construction Fund	-	-	-	-	-	-	-	-	3,872,386	3,872,386
Prepayment Account	-	-	-	-	-	-	-	2,522	-	2,522
Reserve Fund	-	-	-	-	-	-	-	151,605	-	151,605
Revenue Fund	-	-	-	-	-	-	-	565,003	-	565,003
Prepaid Items	-	-	-	-	-	-	-	-	-	130
Utility Deposits - TECO	-	-	-	-	-	-	-	-	-	29,950
TOTAL ASSETS	\$ 191,865	\$ 257,021	\$ 241,255	\$ 274,780	\$ 533,746	\$ 4,689	\$ 5,013	\$ 735,656	\$ 3,872,386	\$ 14,316,808
LIABILITIES										
Accounts Payable	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 6,405
Accrued Expenses	-	-	-	-	-	-	-	-	-	31,845
Deposits	-	-	-	-	-	-	-	-	-	22,475
Due To Other Funds	-	-	-	-	-	-	-	-	-	2,996,034
TOTAL LIABILITIES	-	-	-	-	-	-	-	-	-	3,056,759

Balance Sheet
March 31, 2021

ACCOUNT DESCRIPTION	GENERAL FUND - MANOR ISLE (010)	GENERAL FUND - SEDGWICK (011)	GENERAL FUND - TULLAMORE (012)	GENERAL FUND - VERMILLION (013)	GENERAL FUND - WRENCREST (014)	GENERAL FUND - DEER RUN (015)	GENERAL FUND - MORNING SIDE (016)	2018 DEBT SERVICE FUND	2018 CONSTRUCTION FUND	TOTAL
FUND BALANCES										
Nonspendable:										
Prepaid Items	-	-	-	-	-	-	-	-	-	130
Deposits	-	-	-	-	-	-	-	-	-	29,950
Restricted for:										
Debt Service	-	-	-	-	-	-	-	735,656	-	735,656
Capital Projects	-	-	-	-	-	-	-	-	3,872,386	3,872,386
Assigned to:										
Operating Reserves	5,408	4,782	7,248	6,954	16,615	-	-	-	-	512,421
Reserves - Ponds	-	-	-	-	-	-	-	-	-	269,053
Reserves - Roadways	82,267	123,507	84,160	147,026	233,016	-	-	-	-	1,395,243
Reserves - Sidewalks	2,744	12,700	18,544	1,936	4,330	-	-	-	-	91,102
Unassigned:	101,446	116,032	131,303	118,864	279,785	4,689	5,013	-	-	4,354,108
TOTAL FUND BALANCES	\$ 191,865	\$ 257,021	\$ 241,255	\$ 274,780	\$ 533,746	\$ 4,689	\$ 5,013	\$ 735,656	\$ 3,872,386	\$ 11,260,049
TOTAL LIABILITIES & FUND BALANCES	\$ 191,865	\$ 257,021	\$ 241,255	\$ 274,780	\$ 533,746	\$ 4,689	\$ 5,013	\$ 735,656	\$ 3,872,386	\$ 14,316,808

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2021

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-21 BUDGET	MAR-21 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ 6,000	\$ 3,000	\$ 465	\$ (2,535)	7.75%	\$ 500	\$ 1	\$ (499)
Garbage/Solid Waste Revenue	151,330	145,609	144,845	(764)	95.71%	3,371	1,752	(1,619)
Interest - Tax Collector	-	-	10	10	0.00%	-	-	-
Special Assmnts- Tax Collector	1,581,016	1,502,447	1,513,260	10,813	95.71%	19,844	18,300	(1,544)
Special Assmnts- Discounts	(69,294)	(65,927)	(65,083)	844	93.92%	(842)	(224)	618
Other Miscellaneous Revenues	8,266	4,133	18,461	14,328	223.34%	689	6,078	5,389
Gate Bar Code/Remotes	5,000	2,500	3,343	843	66.86%	417	670	253
Access Cards	3,000	1,500	315	(1,185)	10.50%	250	118	(132)
TOTAL REVENUES	1,685,318	1,593,262	1,615,616	22,354	95.86%	24,229	26,695	2,466
EXPENDITURES								
Administration								
P/R-Board of Supervisors	24,000	12,000	12,200	(200)	50.83%	2,000	2,000	-
FICA Taxes	1,836	918	933	(15)	50.82%	153	153	-
ProfServ-Engineering	25,000	12,500	-	12,500	0.00%	2,083	-	2,083
ProfServ-Legal Services	45,000	22,500	17,689	4,811	39.31%	3,750	4,608	(858)
ProfServ-Mgmt Consulting Serv	72,135	36,068	36,068	-	50.00%	6,011	6,011	-
ProfServ-Property Appraiser	150	150	-	150	0.00%	-	-	-
ProfServ-Special Assessment	8,116	-	8,116	(8,116)	100.00%	-	-	-
ProfServ-Trustee Fees	4,050	4,050	4,041	9	99.78%	-	-	-
ProfServ-Web Site Maintenance	2,500	1,250	2,425	(1,175)	97.00%	208	873	(665)
Auditing Services	4,400	4,400	4,400	-	100.00%	4,400	4,400	-
Postage and Freight	1,500	750	165	585	11.00%	125	22	103
Insurance - General Liability	39,118	39,118	34,556	4,562	88.34%	-	-	-
Printing and Binding	1,200	600	157	443	13.08%	100	21	79
Legal Advertising	850	425	304	121	35.76%	71	-	71
Miscellaneous Services	1,200	600	442	158	36.83%	100	19	81
Misc-Assessmnt Collection Cost	31,620	30,049	30,248	(199)	95.66%	393	4	389
Misc-Supervisor Expenses	800	400	96	304	12.00%	67	67	-
Office Supplies	180	90	-	90	0.00%	15	-	15
Annual District Filing Fee	175	175	175	-	100.00%	-	-	-
Total Administration	263,830	166,043	152,015	14,028	57.62%	19,476	18,178	1,298

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2021

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-21 BUDGET	MAR-21 ACTUAL	VARIANCE (\$) FAV(UNFAV)
<u>Field</u>								
Contracts-Security Services	55,000	27,500	23,760	3,740	43.20%	4,583	(2,640)	7,223
Contracts-Security Alarms	540	270	215	55	39.81%	45	43	2
R&M-General	12,000	6,000	2,283	3,717	19.03%	1,000	1,309	(309)
Misc-Animal Trapper	250	250	-	250	0.00%	-	-	-
Misc-Contingency	2,500	1,250	485	765	19.40%	208	485	(277)
Total Field	70,290	35,270	26,743	8,527	38.05%	5,836	(803)	6,639
<u>Landscape Services</u>								
ProfServ-Landscape Architect	10,080	5,040	5,040	-	50.00%	840	840	-
Contracts-Landscape	137,055	68,528	64,684	3,844	47.20%	11,421	9,374	2,047
Contracts-Irrigation	13,608	6,804	1,134	5,670	8.33%	1,134	-	1,134
Contracts-Perennials	10,000	5,000	-	5,000	0.00%	833	-	833
R&M-Irrigation	6,000	3,000	2,971	29	49.52%	500	261	239
R&M-Landscape Renovations	16,000	8,000	4,069	3,931	25.43%	1,333	-	1,333
R&M-Mulch	15,580	15,580	-	15,580	0.00%	-	-	-
R&M-Trees and Trimming	4,000	2,000	700	1,300	17.50%	333	-	333
Total Landscape Services	212,323	113,952	78,598	35,354	37.02%	16,394	10,475	5,919
<u>Utilities</u>								
Contracts-Solid Waste Services	135,583	67,791	69,002	(1,211)	50.89%	11,299	-	11,299
Utility - General	7,500	3,750	4,037	(287)	53.83%	625	771	(146)
Electricity - Streetlighting	210,000	105,000	101,449	3,551	48.31%	17,500	17,174	326
Utility - Reclaimed Water	13,000	6,500	3,277	3,223	25.21%	1,083	478	605
Misc-Property Taxes	-	-	13,040	(13,040)	0.00%	-	2,717	(2,717)
Misc-Assessmnt Collection Cost	3,027	2,914	2,749	165	90.82%	28	-	28
Total Utilities	369,110	185,955	193,554	(7,599)	52.44%	30,535	21,140	9,395

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2021

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-21 BUDGET	MAR-21 ACTUAL	VARIANCE (\$) FAV(UNFAV)
<u>Lakes and Ponds</u>								
Contracts-Lakes	61,000	30,500	30,406	94	49.85%	5,083	5,068	15
R&M-Mitigation	1,000	1,000	-	1,000	0.00%	1,000	-	1,000
R&M-Ponds	45,000	22,500	291	22,209	0.65%	3,750	-	3,750
Reserve - Ponds	5,000	-	-	-	0.00%	-	-	-
Total Lakes and Ponds	112,000	54,000	30,697	23,303	27.41%	9,833	5,068	4,765
<u>Parks and Recreation - General</u>								
ProfServ-Info Technology	12,000	6,000	11,740	(5,740)	97.83%	1,000	1,434	(434)
Contracts-Pools	18,804	9,402	9,402	-	50.00%	1,567	1,567	-
Communication - Telephone & WiFi	8,700	4,350	4,381	(31)	50.36%	725	1,126	(401)
Utility - General	1,500	750	658	92	43.87%	125	94	31
Utility - Water & Sewer	4,500	2,250	2,521	(271)	56.02%	375	379	(4)
Electricity - Rec Center	15,500	7,750	5,435	2,315	35.06%	1,292	963	329
Lease - Copier	4,400	2,200	2,467	(267)	56.07%	367	365	2
R&M-Clubhouse	13,000	6,500	3,615	2,885	27.81%	1,083	2,005	(922)
R&M-Court Maintenance	5,000	2,500	-	2,500	0.00%	417	-	417
R&M-Pools	3,500	1,750	1,486	264	42.46%	292	19	273
R&M-Fitness Equipment	4,500	2,250	960	1,290	21.33%	375	160	215
R&M-Playground	4,200	2,100	1,595	505	37.98%	350	-	350
Misc-Clubhouse Activities	2,500	1,250	-	1,250	0.00%	208	-	208
Misc-Contingency	2,000	1,000	11,397	(10,397)	569.85%	167	826	(659)
Office Supplies	2,500	1,250	419	831	16.76%	208	66	142
Op Supplies - General	30,000	15,000	17,230	(2,230)	57.43%	2,500	5,154	(2,654)
Op Supplies - Fuel, Oil	5,000	2,500	1,280	1,220	25.60%	417	602	(185)
Cleaning Supplies	4,000	2,000	2,464	(464)	61.60%	333	601	(268)
Reserve - Renewal&Replacement	21,340	-	-	-	0.00%	-	-	-
Total Parks and Recreation - General	162,944	70,802	77,050	(6,248)	47.29%	11,801	15,361	(3,560)

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2021

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-21 BUDGET	MAR-21 ACTUAL	VARIANCE (\$) FAV(UNFAV)
<u>Personnel</u>								
Payroll-Maintenance	414,830	207,415	139,615	67,800	33.66%	34,569	24,407	10,162
Payroll-Benefits	3,600	1,800	1,229	571	34.14%	300	189	111
FICA Taxes	31,734	15,867	10,777	5,090	33.96%	2,645	1,909	736
Workers' Compensation	34,657	17,328	6,063	11,265	17.49%	2,888	3,689	(801)
Unemployment Compensation	2,000	1,000	796	204	39.80%	167	-	167
ProfServ-Human Resources	900	450	450	-	50.00%	75	-	75
Op Supplies - Uniforms	6,000	3,000	2,231	769	37.18%	500	610	(110)
Subscriptions and Memberships	1,100	1,100	870	230	79.09%	-	-	-
Total Personnel	494,821	247,960	162,031	85,929	32.75%	41,144	30,804	10,340
TOTAL EXPENDITURES	1,685,318	873,982	720,688	153,294	42.76%	135,019	100,223	34,796
Excess (deficiency) of revenues Over (under) expenditures	-	719,280	894,928	175,648	0.00%	(110,790)	(73,528)	37,262
Net change in fund balance	\$ -	\$ 719,280	\$ 894,928	\$ 175,648	0.00%	\$ (110,790)	\$ (73,528)	\$ 37,262
FUND BALANCE, BEGINNING (OCT 1, 2020)	2,784,125	2,784,125	2,784,125					
FUND BALANCE, ENDING	\$ 2,784,125	\$ 3,503,405	\$ 3,679,053					

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2021

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-21 BUDGET	MAR-21 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ 1,500	\$ 750	\$ 223	\$ (527)	14.87%	\$ 125	\$ 20	\$ (105)
Special Assmnts- Tax Collector	41,856	41,856	40,062	(1,794)	95.71%	-	484	484
Special Assmnts- Discounts	(1,674)	(1,674)	(1,573)	101	93.97%	-	(5)	(5)
Settlements	5,000	2,500	1,850	(650)	37.00%	417	1,375	958
TOTAL REVENUES	46,682	43,432	40,562	(2,870)	86.89%	542	1,874	1,332
EXPENDITURES								
Administration								
Payroll-Salaries	29,484	14,742	14,475	267	49.09%	2,457	2,370	87
FICA Taxes	2,256	1,128	912	216	40.43%	188	140	48
ProfServ-Legal Services	8,500	4,250	2,299	1,951	27.05%	708	576	132
ProfServ-Mgmt Consulting Serv	2,163	1,082	1,114	(32)	51.50%	180	186	(6)
Postage and Freight	2,000	1,000	929	71	46.45%	167	392	(225)
Misc-Assessmnt Collection Cost	679	679	760	(81)	111.93%	-	-	-
Office Supplies	1,600	800	514	286	32.13%	133	179	(46)
Total Administration	46,682	23,681	21,003	2,678	44.99%	3,833	3,843	(10)
TOTAL EXPENDITURES	46,682	23,681	21,003	2,678	44.99%	3,833	3,843	(10)
Excess (deficiency) of revenues Over (under) expenditures	-	19,751	19,559	(192)	0.00%	(3,291)	(1,969)	1,322
Net change in fund balance	\$ -	\$ 19,751	\$ 19,559	\$ (192)	0.00%	\$ (3,291)	\$ (1,969)	\$ 1,322
FUND BALANCE, BEGINNING (OCT 1, 2020)	61,334	61,334	61,334					
FUND BALANCE, ENDING	\$ 61,334	\$ 81,085	\$ 80,893					

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2021

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-21 BUDGET	MAR-21 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ 3,000	\$ 1,500	\$ 547	\$ (953)	18.23%	\$ 250	\$ 65	\$ (185)
Special Assmnts- Tax Collector	21,107	19,949	20,202	253	95.71%	484	244	(240)
Special Assmnts- Discounts	(844)	(773)	(793)	(20)	93.96%	(20)	(3)	17
TOTAL REVENUES	23,263	20,676	19,956	(720)	85.78%	714	306	(408)
EXPENDITURES								
Field								
Payroll-Village Gate Personnel	500	250	314	(64)	62.80%	42	-	42
FICA Taxes	38	19	24	(5)	63.16%	3	-	3
Communication - Telephone & WiFi	1,300	650	685	(35)	52.69%	108	124	(16)
R&M-Gate	3,000	1,500	-	1,500	0.00%	250	-	250
R&M-Sidewalks	1	1	-	1	0.00%	-	-	-
R&M-Security Cameras	2,000	1,000	-	1,000	0.00%	167	-	167
R&M-Tree Removal	1	1	-	1	0.00%	-	-	-
Misc-Assessmnt Collection Cost	422	381	383	(2)	90.76%	10	-	10
Reserve - Roadways	12,000	-	-	-	0.00%	-	-	-
Reserve - Sidewalks	4,000	-	-	-	0.00%	-	-	-
Total Field	23,262	3,802	1,406	2,396	6.04%	580	124	456
TOTAL EXPENDITURES	23,262	3,802	1,406	2,396	6.04%	580	124	456
Excess (deficiency) of revenues								
Over (under) expenditures	1	16,874	18,550	1,676	0.00%	134	182	48
OTHER FINANCING SOURCES (USES)								
Contribution to (Use of) Fund Balance	1	-	-	-	0.00%	-	-	-
TOTAL FINANCING SOURCES (USES)	1	-	-	-	0.00%	-	-	-
Net change in fund balance	\$ 1	\$ 16,874	\$ 18,550	\$ 1,676	0.00%	\$ 134	\$ 182	\$ 48
FUND BALANCE, BEGINNING (OCT 1, 2020)	250,923	250,923	250,923					
FUND BALANCE, ENDING	\$ 250,924	\$ 267,797	\$ 269,473					

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2021

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-21 BUDGET	MAR-21 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ 1,000	\$ 500	\$ 146	\$ (354)	14.60%	\$ 83	\$ 21	\$ (62)
Special Assmnts- Tax Collector	6,819	3,410	6,527	3,117	95.72%	568	79	(489)
Special Assmnts- Discounts	(273)	(234)	(256)	(22)	93.77%	(11)	(1)	10
TOTAL REVENUES	7,546	3,676	6,417	2,741	85.04%	640	99	(541)
EXPENDITURES								
Field								
Payroll-Village Gate Personnel	500	250	367	(117)	73.40%	42	-	42
FICA Taxes	38	19	28	(9)	73.68%	3	-	3
Communication - Telephone & WiFi	1,550	775	685	90	44.19%	129	124	5
R&M-Gate	2,000	1,000	-	1,000	0.00%	167	-	167
R&M-Sidewalks	1	-	-	-	0.00%	-	-	-
R&M-Security Cameras	2,000	1,000	-	1,000	0.00%	167	-	167
R&M-Tree Removal	1	-	-	-	0.00%	-	-	-
Misc-Assessmnt Collection Cost	136	120	124	(4)	91.18%	5	-	5
Reserve - Roadways	760	-	-	-	0.00%	-	-	-
Reserve - Sidewalks	560	-	-	-	0.00%	-	-	-
Total Field	7,546	3,164	1,204	1,960	15.96%	513	124	389
TOTAL EXPENDITURES	7,546	3,164	1,204	1,960	15.96%	513	124	389
Excess (deficiency) of revenues Over (under) expenditures	-	512	5,213	4,701	0.00%	127	(25)	(152)
Net change in fund balance	\$ -	\$ 512	\$ 5,213	\$ 4,701	0.00%	\$ 127	\$ (25)	\$ (152)
FUND BALANCE, BEGINNING (OCT 1, 2020)	82,925	82,925	82,925					
FUND BALANCE, ENDING	\$ 82,925	\$ 83,437	\$ 88,138					

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2021

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-21 BUDGET	MAR-21 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ 4,000	\$ 2,000	\$ 714	\$ (1,286)	17.85%	\$ 333	\$ 79	\$ (254)
Special Assmnts- Tax Collector	19,245	18,019	18,420	401	95.71%	876	223	(653)
Special Assmnts- Discounts	(770)	(698)	(723)	(25)	93.90%	(23)	(2)	21
TOTAL REVENUES	22,475	19,321	18,411	(910)	81.92%	1,186	300	(886)
EXPENDITURES								
Field								
Payroll-Village Gate Personnel	500	250	408	(158)	81.60%	42	-	42
FICA Taxes	38	19	31	(12)	81.58%	3	-	3
Communication - Telephone & WiFi	1,550	775	685	90	44.19%	129	124	5
R&M-Gate	2,000	1,000	-	1,000	0.00%	167	-	167
R&M-Sidewalks	1	1	-	1	0.00%	-	-	-
R&M-Security Cameras	2,000	1,000	-	1,000	0.00%	167	-	167
R&M-Tree Removal	1	1	-	1	0.00%	-	-	-
Misc-Assessmnt Collection Cost	385	348	350	(2)	90.91%	29	-	29
Reserve - Roadways	16,000	-	-	-	0.00%	-	-	-
Total Field	22,475	3,394	1,474	1,920	6.56%	537	124	413
TOTAL EXPENDITURES	22,475	3,394	1,474	1,920	6.56%	537	124	413
Excess (deficiency) of revenues Over (under) expenditures	-	15,927	16,937	1,010	0.00%	649	176	(473)
Net change in fund balance	\$ -	\$ 15,927	\$ 16,937	\$ 1,010	0.00%	\$ 649	\$ 176	\$ (473)
FUND BALANCE, BEGINNING (OCT 1, 2020)	312,641	312,641	312,641					
FUND BALANCE, ENDING	\$ 312,641	\$ 328,568	\$ 329,578					

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2021

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-21 BUDGET	MAR-21 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ 500	\$ 250	\$ 88	\$ (162)	17.60%	\$ 42	\$ 16	\$ (26)
Special Assmnts- Tax Collector	8,428	7,553	8,067	514	95.72%	290	98	(192)
Special Assmnts- Discounts	(337)	(314)	(317)	(3)	94.07%	(11)	(1)	10
TOTAL REVENUES	8,591	7,489	7,838	349	91.24%	321	113	(208)
EXPENDITURES								
Field								
Payroll-Village Gate Personnel	500	250	395	(145)	79.00%	42	-	42
FICA Taxes	38	19	30	(11)	78.95%	3	-	3
Communication - Telephone & WiFi	1,550	775	646	129	41.68%	129	90	39
R&M-Gate	2,000	1,000	-	1,000	0.00%	167	-	167
R&M-Sidewalks	1	1	-	1	0.00%	-	-	-
R&M-Security Cameras	2,000	1,000	-	1,000	0.00%	167	-	167
R&M-Tree Removal	1	1	-	1	0.00%	-	-	-
Misc-Assessmnt Collection Cost	169	148	153	(5)	90.53%	25	-	25
Reserve - Roadways	1,930	1,930	-	1,930	0.00%	-	-	-
Reserve - Sidewalks	402	402	-	402	0.00%	-	-	-
Total Field	8,591	5,526	1,224	4,302	14.25%	533	90	443
TOTAL EXPENDITURES	8,591	5,526	1,224	4,302	14.25%	533	90	443
Excess (deficiency) of revenues Over (under) expenditures	-	1,963	6,614	4,651	0.00%	(212)	23	235
Net change in fund balance	\$ -	\$ 1,963	\$ 6,614	\$ 4,651	0.00%	\$ (212)	\$ 23	\$ 235
FUND BALANCE, BEGINNING (OCT 1, 2020)	61,836	61,836	61,836					
FUND BALANCE, ENDING	\$ 61,836	\$ 63,799	\$ 68,450					

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2021

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-21 BUDGET	MAR-21 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ 2,000	\$ 1,000	\$ 426	\$ (574)	21.30%	\$ 167	\$ 62	\$ (105)
Special Assmnts- Tax Collector	21,027	18,107	20,126	2,019	95.72%	1,075	243	(832)
Special Assmnts- Discounts	(841)	(759)	(790)	(31)	93.94%	(27)	(3)	24
TOTAL REVENUES	22,186	18,348	19,762	1,414	89.07%	1,215	302	(913)
EXPENDITURES								
Field								
Payroll-Village Gate Personnel	500	250	466	(216)	93.20%	42	-	42
FICA Taxes	38	19	36	(17)	94.74%	3	-	3
Communication - Telephone & WiFi	1,550	775	685	90	44.19%	129	124	5
R&M-Gate	2,000	1,000	-	1,000	0.00%	167	-	167
R&M-Sidewalks	1	1	-	1	0.00%	-	-	-
R&M-Security Cameras	2,000	1,000	-	1,000	0.00%	167	-	167
R&M-Tree Removal	1	1	-	1	0.00%	-	-	-
Misc-Assessmnt Collection Cost	421	421	382	39	90.74%	-	-	-
Reserve - Roadways	14,000	14,000	-	14,000	0.00%	-	-	-
Reserve - Sidewalks	1,675	1,675	-	1,675	0.00%	-	-	-
Total Field	22,186	19,142	1,569	17,573	7.07%	508	124	384
TOTAL EXPENDITURES	22,186	19,142	1,569	17,573	7.07%	508	124	384
Excess (deficiency) of revenues Over (under) expenditures	-	(794)	18,193	18,987	0.00%	707	178	(529)
Net change in fund balance	\$ -	\$ (794)	\$ 18,193	\$ 18,987	0.00%	\$ 707	\$ 178	\$ (529)
FUND BALANCE, BEGINNING (OCT 1, 2020)	240,516	240,516	240,516					
FUND BALANCE, ENDING	\$ 240,516	\$ 239,722	\$ 258,709					

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2021

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-21 BUDGET	MAR-21 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ -	\$ -	\$ -	\$ -	0.00%	\$ -	\$ -	\$ -
Special Assmnts- Tax Collector	17,628	16,140	16,873	733	95.72%	372	204	(168)
Special Assmnts- Discounts	(705)	(682)	(662)	20	93.90%	(9)	(2)	7
TOTAL REVENUES	16,923	15,458	16,211	753	95.79%	363	202	(161)
EXPENDITURES								
Field								
Payroll-Village Gate Personnel	500	250	368	(118)	73.60%	42	-	42
FICA Taxes	38	19	28	(9)	73.68%	3	-	3
Communication - Telephone & WiFi	1,550	775	646	129	41.68%	129	90	39
R&M-Gate	2,000	1,000	372	628	18.60%	167	-	167
R&M-Sidewalks	1	1	-	1	0.00%	-	-	-
R&M-Security Cameras	2,000	1,000	-	1,000	0.00%	167	-	167
R&M-Tree Removal	1	1	-	1	0.00%	-	-	-
Misc-Assessmnt Collection Cost	353	324	320	4	90.65%	8	-	8
Reserve - Roadways	7,880	7,880	-	7,880	0.00%	-	-	-
Reserve - Sidewalks	2,600	2,600	-	2,600	0.00%	-	-	-
Total Field	16,923	13,850	1,734	12,116	10.25%	516	90	426
TOTAL EXPENDITURES	16,923	13,850	1,734	12,116	10.25%	516	90	426
Excess (deficiency) of revenues Over (under) expenditures	-	1,608	14,477	12,869	0.00%	(153)	112	265
Net change in fund balance	\$ -	\$ 1,608	\$ 14,477	\$ 12,869	0.00%	\$ (153)	\$ 112	\$ 265
FUND BALANCE, BEGINNING (OCT 1, 2020)	(20,856)	(20,854)	(20,856)					
FUND BALANCE, ENDING	\$ (20,856)	\$ (19,246)	\$ (6,379)					

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2021

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-21 BUDGET	MAR-21 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ 2,000	\$ 1,000	\$ 577	\$ (423)	28.85%	\$ 167	\$ 90	\$ (77)
Special Assmnts- Tax Collector	37,330	33,489	35,730	2,241	95.71%	964	432	(532)
Special Assmnts- Discounts	(1,493)	(1,405)	(1,402)	3	93.90%	(39)	(5)	34
TOTAL REVENUES	37,837	33,084	34,905	1,821	92.25%	1,092	517	(575)
EXPENDITURES								
Field								
Payroll-Village Gate Personnel	500	250	447	(197)	89.40%	42	-	42
FICA Taxes	38	19	34	(15)	89.47%	3	-	3
Communication - Telephone & WiFi	1,550	775	920	(145)	59.35%	129	159	(30)
R&M-Gate	3,000	1,500	266	1,234	8.87%	250	21	229
R&M-Sidewalks	1	1	-	1	0.00%	-	-	-
R&M-Security Cameras	2,000	1,000	-	1,000	0.00%	167	-	167
R&M-Tree Removal	1	1	-	1	0.00%	-	-	-
Misc-Assessmnt Collection Cost	747	747	678	69	90.76%	-	-	-
Reserve - Roadways	15,000	15,000	-	15,000	0.00%	-	-	-
Reserve - Sidewalks	15,000	15,000	-	15,000	0.00%	-	-	-
Total Field	37,837	34,293	2,345	31,948	6.20%	591	180	411
TOTAL EXPENDITURES	37,837	34,293	2,345	31,948	6.20%	591	180	411
Excess (deficiency) of revenues Over (under) expenditures	-	(1,209)	32,560	33,769	0.00%	501	337	(164)
Net change in fund balance	\$ -	\$ (1,209)	\$ 32,560	\$ 33,769	0.00%	\$ 501	\$ 337	\$ (164)
FUND BALANCE, BEGINNING (OCT 1, 2020)	343,163	343,163	343,163					
FUND BALANCE, ENDING	\$ 343,163	\$ 341,954	\$ 375,723					

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2021

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-21 BUDGET	MAR-21 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ 2,500	\$ 1,250	\$ 364	\$ (886)	14.56%	\$ 208	\$ 46	\$ (162)
Special Assmnts- Tax Collector	18,713	18,137	17,911	(226)	95.71%	481	217	(264)
Special Assmnts- Discounts	(749)	(689)	(703)	(14)	93.86%	(21)	(2)	19
TOTAL REVENUES	20,464	18,698	17,572	(1,126)	85.87%	668	261	(407)
EXPENDITURES								
Field								
Payroll-Village Gate Personnel	500	250	419	(169)	83.80%	42	-	42
FICA Taxes	38	19	32	(13)	84.21%	3	-	3
Communication - Telephone & WiFi	1,550	775	685	90	44.19%	129	124	5
R&M-Gate	2,000	1,000	-	1,000	0.00%	167	-	167
R&M-Sidewalks	1	1	-	1	0.00%	-	-	-
R&M-Security Cameras	2,000	1,000	-	1,000	0.00%	167	-	167
R&M-Tree Removal	1	1	-	1	0.00%	-	-	-
Misc-Assessmnt Collection Cost	374	355	340	15	90.91%	11	-	11
Reserve - Roadways	10,000	10,000	-	10,000	0.00%	-	-	-
Reserve - Sidewalks	4,000	4,000	-	4,000	0.00%	-	-	-
Total Field	20,464	17,401	1,476	15,925	7.21%	519	124	395
TOTAL EXPENDITURES	20,464	17,401	1,476	15,925	7.21%	519	124	395
Excess (deficiency) of revenues Over (under) expenditures	-	1,297	16,096	14,799	0.00%	149	137	(12)
Net change in fund balance	\$ -	\$ 1,297	\$ 16,096	\$ 14,799	0.00%	\$ 149	\$ 137	\$ (12)
FUND BALANCE, BEGINNING (OCT 1, 2020)	175,769	175,769	175,769					
FUND BALANCE, ENDING	\$ 175,769	\$ 177,066	\$ 191,865					

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2021

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-21 BUDGET	MAR-21 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ 2,500	\$ 1,250	\$ 563	\$ (687)	22.52%	\$ 208	\$ 62	\$ (146)
Special Assmnts- Tax Collector	17,947	17,055	17,178	123	95.72%	426	208	(218)
Special Assmnts- Discounts	(718)	(649)	(674)	(25)	93.87%	(17)	(2)	15
TOTAL REVENUES	19,729	17,656	17,067	(589)	86.51%	617	268	(349)
EXPENDITURES								
Field								
Payroll-Village Gate Personnel	500	250	494	(244)	98.80%	42	-	42
FICA Taxes	38	19	38	(19)	100.00%	3	-	3
Communication - Telephone & WiFi	1,550	775	959	(184)	61.87%	129	90	39
R&M-Gate	2,000	1,000	322	678	16.10%	167	-	167
R&M-Sidewalks	1	1	-	1	0.00%	-	-	-
R&M-Security Cameras	2,000	1,000	-	1,000	0.00%	167	-	167
R&M-Tree Removal	1	1	-	1	0.00%	-	-	-
Misc-Assessmnt Collection Cost	359	336	326	10	90.81%	8	-	8
Reserve - Roadways	9,720	9,720	-	9,720	0.00%	-	-	-
Reserve - Sidewalks	3,560	3,560	-	3,560	0.00%	-	-	-
Total Field	19,729	16,662	2,139	14,523	10.84%	516	90	426
TOTAL EXPENDITURES	19,729	16,662	2,139	14,523	10.84%	516	90	426
Excess (deficiency) of revenues Over (under) expenditures	-	994	14,928	13,934	0.00%	101	178	77
Net change in fund balance	\$ -	\$ 994	\$ 14,928	\$ 13,934	0.00%	\$ 101	\$ 178	\$ 77
FUND BALANCE, BEGINNING (OCT 1, 2020)	242,093	242,093	242,093					
FUND BALANCE, ENDING	\$ 242,093	\$ 243,087	\$ 257,021					

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2021

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-21 BUDGET	MAR-21 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ 2,500	\$ 1,250	\$ 467	\$ (783)	18.68%	\$ 208	\$ 58	\$ (150)
Special Assmnts- Tax Collector	19,511	18,743	18,675	(68)	95.72%	450	226	(224)
Special Assmnts- Discounts	(780)	(709)	(733)	(24)	93.97%	(18)	(3)	15
TOTAL REVENUES	21,231	19,284	18,409	(875)	86.71%	640	281	(359)
EXPENDITURES								
Field								
Payroll-Village Gate Personnel	500	250	480	(230)	96.00%	42	-	42
FICA Taxes	38	19	37	(18)	97.37%	3	-	3
Communication - Telephone & WiFi	1,300	650	646	4	49.69%	108	90	18
R&M-Gate	2,000	1,000	-	1,000	0.00%	167	-	167
R&M-Sidewalks	1	1	-	1	0.00%	-	-	-
R&M-Security Cameras	2,000	1,000	-	1,000	0.00%	167	-	167
R&M-Tree Removal	1	1	-	1	0.00%	-	-	-
Misc-Assessmnt Collection Cost	390	354	354	-	90.77%	9	-	9
Misc-Contingency	-	-	43	(43)	0.00%	-	-	-
Reserve - Roadways	10,000	10,000	-	10,000	0.00%	-	-	-
Reserve - Sidewalks	5,000	5,000	-	5,000	0.00%	-	-	-
Total Field	21,230	18,275	1,560	16,715	7.35%	496	90	406
TOTAL EXPENDITURES	21,230	18,275	1,560	16,715	7.35%	496	90	406
Excess (deficiency) of revenues Over (under) expenditures	1	1,009	16,849	15,840	0.00%	144	191	47
OTHER FINANCING SOURCES (USES)								
Contribution to (Use of) Fund Balance	1	-	-	-	0.00%	-	-	-
TOTAL FINANCING SOURCES (USES)	1	-	-	-	0.00%	-	-	-
Net change in fund balance	\$ 1	\$ 1,009	\$ 16,849	\$ 15,840	0.00%	\$ 144	\$ 191	\$ 47
FUND BALANCE, BEGINNING (OCT 1, 2020)	224,406	224,406	224,406					
FUND BALANCE, ENDING	\$ 224,407	\$ 225,415	\$ 241,255					

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2021

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-21 BUDGET	MAR-21 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ 3,000	\$ 1,500	\$ 573	\$ (927)	19.10%	\$ 250	\$ 66	\$ (184)
Special Assmnts- Tax Collector	19,245	18,149	18,420	271	95.71%	580	223	(357)
Special Assmnts- Discounts	(770)	(695)	(723)	(28)	93.90%	(21)	(2)	19
TOTAL REVENUES	21,475	18,954	18,270	(684)	85.08%	809	287	(522)
EXPENDITURES								
Field								
Payroll-Village Gate Personnel	500	250	402	(152)	80.40%	42	-	42
FICA Taxes	38	19	31	(12)	81.58%	3	-	3
Communication - Telephone & WiFi	1,550	775	714	61	46.06%	129	90	39
R&M-Gate	2,000	1,000	-	1,000	0.00%	167	-	167
R&M-Sidewalks	1	1	-	1	0.00%	-	-	-
R&M-Security Cameras	2,000	1,000	-	1,000	0.00%	167	-	167
R&M-Tree Removal	1	1	-	1	0.00%	-	-	-
Misc-Assessmnt Collection Cost	385	343	350	(7)	90.91%	10	-	10
Reserve - Roadways	15,000	15,000	-	15,000	0.00%	-	-	-
Total Field	21,475	18,389	1,497	16,892	6.97%	518	90	428
TOTAL EXPENDITURES	21,475	18,389	1,497	16,892	6.97%	518	90	428
Excess (deficiency) of revenues								
Over (under) expenditures	-	565	16,773	16,208	0.00%	291	197	(94)
Net change in fund balance	\$ -	\$ 565	\$ 16,773	\$ 16,208	0.00%	\$ 291	\$ 197	\$ (94)
FUND BALANCE, BEGINNING (OCT 1, 2020)	258,007	258,007	258,007					
FUND BALANCE, ENDING	\$ 258,007	\$ 258,572	\$ 274,780					

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2021

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-21 BUDGET	MAR-21 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ 5,000	\$ 2,500	\$ 1,026	\$ (1,474)	20.52%	\$ 417	\$ 128	\$ (289)
Special Assmnts- Tax Collector	40,522	36,045	38,785	2,740	95.71%	2,060	469	(1,591)
Special Assmnts- Discounts	(1,621)	(1,536)	(1,522)	14	93.89%	(65)	(5)	60
TOTAL REVENUES	43,901	37,009	38,289	1,280	87.22%	2,412	592	(1,820)
EXPENDITURES								
Field								
Payroll-Village Gate Personnel	500	250	500	(250)	100.00%	42	-	42
FICA Taxes	38	19	38	(19)	100.00%	3	-	3
Communication - Telephone & WiFi	1,550	775	646	129	41.68%	129	90	39
R&M-Gate	2,000	1,000	2,510	(1,510)	125.50%	167	-	167
R&M-Sidewalks	1	1	-	1	0.00%	-	-	-
R&M-Security Cameras	2,000	1,000	-	1,000	0.00%	167	-	167
R&M-Tree Removal	1	1	-	1	0.00%	-	-	-
Misc-Assessmnt Collection Cost	810	810	736	74	90.86%	99	-	99
Reserve - Roadways	22,000	22,000	-	22,000	0.00%	-	-	-
Reserve - Sidewalks	15,000	15,000	-	15,000	0.00%	-	-	-
Total Field	43,900	40,856	4,430	36,426	10.09%	607	90	517
TOTAL EXPENDITURES	43,900	40,856	4,430	36,426	10.09%	607	90	517
Excess (deficiency) of revenues								
Over (under) expenditures	1	(3,847)	33,859	37,706	0.00%	1,805	502	(1,303)
OTHER FINANCING SOURCES (USES)								
Contribution to (Use of) Fund Balance	1	-	-	-	0.00%	-	-	-
TOTAL FINANCING SOURCES (USES)	1	-	-	-	0.00%	-	-	-
Net change in fund balance	\$ 1	\$ (3,847)	\$ 33,859	\$ 37,706	0.00%	\$ 1,805	\$ 502	\$ (1,303)
FUND BALANCE, BEGINNING (OCT 1, 2020)	499,887	499,887	499,887					
FUND BALANCE, ENDING	\$ 499,888	\$ 496,040	\$ 533,746					

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2021

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-21 BUDGET	MAR-21 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ -	\$ -	\$ -	\$ -	0.00%	\$ -	\$ -	\$ -
Special Assmnts- Tax Collector	5,612	5,612	5,372	(240)	95.72%	-	65	65
Special Assmnts- Discounts	(225)	(225)	(211)	14	93.78%	-	(1)	(1)
TOTAL REVENUES	5,387	5,387	5,161	(226)	95.80%	-	64	64
EXPENDITURES								
Field								
Communication - Telephone & WiFi	850	425	369	56	43.41%	71	34	37
R&M-Security Cameras	2,000	1,000	-	1,000	0.00%	167	-	167
Misc-Assessmnt Collection Cost	112	112	102	10	91.07%	-	-	-
Reserve - Sidewalks	2,425	2,425	-	2,425	0.00%	-	-	-
Total Field	5,387	3,962	471	3,491	8.74%	238	34	204
TOTAL EXPENDITURES	5,387	3,962	471	3,491	8.74%	238	34	204
Excess (deficiency) of revenues Over (under) expenditures	-	1,425	4,690	3,265	0.00%	(238)	30	268
Net change in fund balance	\$ -	\$ 1,425	\$ 4,690	\$ 3,265	0.00%	\$ (238)	\$ 30	\$ 268
FUND BALANCE, BEGINNING (OCT 1, 2020)	-	-	-					
FUND BALANCE, ENDING	\$ -	\$ 1,425	\$ 4,690					

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2021

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-21 BUDGET	MAR-21 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ -	\$ -	\$ -	\$ -	0.00%	\$ -	\$ -	\$ -
Special Assmnts- Tax Collector	6,020	6,020	5,762	(258)	95.71%	-	70	70
Special Assmnts- Discounts	(241)	(241)	(226)	15	93.78%	-	(1)	(1)
TOTAL REVENUES	5,779	5,779	5,536	(243)	95.80%	-	69	69
EXPENDITURES								
Field								
Communication - Telephone & WiFi	850	425	414	11	48.71%	71	69	2
R&M-Security Cameras	2,000	1,000	-	1,000	0.00%	167	-	167
Misc-Assessmnt Collection Cost	120	120	109	11	90.83%	-	-	-
Reserve - Sidewalks	2,809	2,809	-	2,809	0.00%	-	-	-
Total Field	5,779	4,354	523	3,831	9.05%	238	69	169
TOTAL EXPENDITURES	5,779	4,354	523	3,831	9.05%	238	69	169
Excess (deficiency) of revenues Over (under) expenditures	-	1,425	5,013	3,588	0.00%	(238)	-	238
Net change in fund balance	\$ -	\$ 1,425	\$ 5,013	\$ 3,588	0.00%	\$ (238)	\$ -	\$ 238
FUND BALANCE, BEGINNING (OCT 1, 2020)	-	-	-					
FUND BALANCE, ENDING	\$ -	\$ 1,425	\$ 5,013					

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2021

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-21 BUDGET	MAR-21 ACTUAL	VARIANCE (\$) FAV(UNFAV)
<u>REVENUES</u>								
Interest - Investments	\$ 800	\$ 400	\$ 9	\$ (391)	1.13%	\$ 67	\$ 3	\$ (64)
Special Assmnts- Tax Collector	645,130	639,467	617,482	(21,985)	95.71%	18,693	7,467	(11,226)
Special Assmnts- Discounts	(25,805)	(23,945)	(24,237)	(292)	93.92%	(2,388)	(83)	2,305
TOTAL REVENUES	620,125	615,922	593,254	(22,668)	95.67%	16,372	7,387	(8,985)
<u>EXPENDITURES</u>								
<u>Field</u>								
Misc-Assessmnt Collection Cost	12,903	12,903	11,719	1,184	90.82%	-	2	(2)
Total Field	12,903	12,903	11,719	1,184	90.82%	-	2	(2)
<u>Debt Service</u>								
Principal Debt Retirement	310,000	-	-	-	0.00%	-	-	-
Principal Prepayments	-	-	5,000	(5,000)	0.00%	-	-	-
Interest Expense	295,915	147,958	147,958	-	50.00%	-	-	-
Total Debt Service	605,915	147,958	152,958	(5,000)	25.24%	-	-	-
TOTAL EXPENDITURES	618,818	160,861	164,677	(3,816)	26.61%	-	2	(2)
Excess (deficiency) of revenues Over (under) expenditures	1,307	455,061	428,577	(26,484)	0.00%	16,372	7,385	(8,987)
<u>OTHER FINANCING SOURCES (USES)</u>								
Operating Transfers-Out	-	-	(4)	(4)	0.00%	-	(1)	(1)
Contribution to (Use of) Fund Balance	1,307	-	-	-	0.00%	-	-	-
TOTAL FINANCING SOURCES (USES)	1,307	-	(4)	(4)	-0.31%	-	(1)	(1)
Net change in fund balance	\$ 1,307	\$ 455,061	\$ 428,573	\$ (26,488)	0.00%	\$ 16,372	\$ 7,384	\$ (8,988)
FUND BALANCE, BEGINNING (OCT 1, 2020)	307,083	307,083	307,083					
FUND BALANCE, ENDING	\$ 308,390	\$ 762,144	\$ 735,656					

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2021

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-21 BUDGET	MAR-21 ACTUAL	VARIANCE (\$) FAV(UNFAV)
<u>REVENUES</u>								
Interest - Investments	\$ -	\$ -	\$ 123	\$ 123	0.00%	\$ -	\$ 15	\$ 15
TOTAL REVENUES	-	-	123	123	0.00%	-	15	15
<u>EXPENDITURES</u>								
<u>Construction In Progress</u>								
Construction in Progress	-	-	1,418,266	(1,418,266)	0.00%	-	-	-
Total Construction In Progress	-	-	1,418,266	(1,418,266)	0.00%	-	-	-
TOTAL EXPENDITURES	-	-	1,418,266	(1,418,266)	0.00%	-	-	-
Excess (deficiency) of revenues Over (under) expenditures	-	-	(1,418,143)	(1,418,143)	0.00%	-	15	15
<u>OTHER FINANCING SOURCES (USES)</u>								
Interfund Transfer - In	-	-	4	4	0.00%	-	1	1
TOTAL FINANCING SOURCES (USES)	-	-	4	4	0.00%	-	1	1
Net change in fund balance	\$ -	\$ -	\$ (1,418,139)	\$ (1,418,139)	0.00%	\$ -	\$ 16	\$ 16
FUND BALANCE, BEGINNING (OCT 1, 2020)	-	-	5,290,525					
FUND BALANCE, ENDING	\$ -	\$ -	\$ 3,872,386					

MEADOW POINTE II
Community Development District

Supporting Schedules

March 31, 2021

Non-Ad Valorem Special Assessments - Pasco County Tax Collector
Monthly Collection Distributions
For the Fiscal Year Ending September 30, 2021

Date Received	Net Amount Received	Discount / (Penalties) Amount	Collection Costs	Gross Amount Received	ALLOCATION BY FUND		
					General Fund		002 Deed Fund Assessments
					O&M Assessments	Trash Assessments	
Assessments levied in FY 2021				\$ 2,678,485	\$ 1,581,016	\$ 151,330	\$ 41,856
Allocation %				100.0%	59.0%	5.6%	1.6%
11/06/20	\$ 25,052	\$ 1,342	\$ 511	\$ 26,906	\$ 15,882	\$ 1,520	\$ 420
11/16/20	127,320	5,413	2,598	135,332	79,882	7,646	2,115
11/25/20	175,306	7,454	3,578	186,337	109,988	10,528	2,912
12/10/20	480,839	20,444	9,813	511,096	301,682	28,876	7,987
12/10/20	1,372,137	58,339	28,003	1,458,479	860,889	82,402	22,791
12/18/20	105,410	4,367	2,151	111,928	66,067	6,324	1,749
12/30/20	41,614	1,434	849	43,898	25,911	2,480	686
01/11/21	26,561	835	542	27,938	16,491	1,578	437
02/09/21	29,522	654	602	30,779	18,168	1,739	481
03/09/21	30,650	346	7	31,003	18,300	1,752	484
TOTAL	\$ 2,414,413	\$ 100,629	\$ 48,655	\$ 2,563,697	\$ 1,513,260	\$ 144,845	\$ 40,062
% COLLECTED				95.71%	95.71%	95.71%	95.71%
TOTAL OUTSTANDING				\$ 114,788	\$ 67,756	\$ 6,485	\$ 1,794

Non-Ad Valorem Special Assessments - Pasco County Tax Collector
Monthly Collection Distributions
For the Fiscal Year Ending September 30, 2021

ALLOCATION BY FUND							
Date Received	003 Charlesworth Fund Assessments	004 Colehaven Fund Assessments	005 Covina Key Fund Assessments	006 Glenham Fund Assessments	007 Iverson Fund Assessments	008 Lettingwell Fund Assessments	009 Longleaf Fund Assessments
Assessments levied in FY 2021	\$ 21,107	\$ 6,819	\$ 19,245	\$ 8,428	\$ 21,027	\$ 17,628	\$ 37,330
Allocation %	0.8%	0.3%	0.7%	0.3%	0.8%	0.7%	1.4%
11/06/20	\$ 212	\$ 68	\$ 193	\$ 85	\$ 211	\$ 177	\$ 375
11/16/20	1,066	345	972	426	1,062	891	1,886
11/25/20	1,468	474	1,339	586	1,463	1,226	2,597
12/10/20	4,028	1,301	3,672	1,608	4,012	3,364	7,123
12/10/20	11,493	3,713	10,479	4,589	11,450	9,599	20,327
12/18/20	882	285	804	352	879	737	1,560
12/30/20	346	112	315	138	345	289	612
01/11/21	220	71	201	88	219	184	389
02/09/21	243	78	221	97	242	203	429
03/09/21	244	79	223	98	243	204	432
TOTAL	\$ 20,202	\$ 6,527	\$ 18,420	\$ 8,067	\$ 20,126	\$ 16,873	\$ 35,730
% COLLECTED	95.71%	95.71%	95.71%	95.71%	95.71%	95.71%	95.71%
TOTAL OUTSTANDING	\$ 905	\$ 292	\$ 825	\$ 361	\$ 901	\$ 755	\$ 1,600

Non-Ad Valorem Special Assessments - Pasco County Tax Collector
Monthly Collection Distributions
For the Fiscal Year Ending September 30, 2021

ALLOCATION BY FUND								
Date Received	010 Manor Isle Fund Assessments	011 Sedgwick Fund Assessments	012 Tullamore Fund Assessments	013 Vermillion Fund Assessments	014 Wrencrest Fund Assessments	015 Deer Run Fund Assessments	016 Morning Fund Assessments	2018 DS Fund Assessment
Assessments levied in FY 2021	\$ 18,713	\$ 17,947	\$ 19,511	\$ 19,245	\$ 40,522	\$ 5,612	\$ 6,020	\$ 645,130
Allocation %	0.7%	0.7%	0.7%	0.7%	1.5%	0.2%	0.2%	24.1%
11/06/20	\$ 188	\$ 180	\$ 196	\$ 193	\$ 407	\$ 56	\$ 60	\$ 6,480
11/16/20	945	907	986	972	2,047	284	304	32,596
11/25/20	1,302	1,249	1,357	1,339	2,819	390	419	44,881
12/10/20	3,571	3,425	3,723	3,672	7,732	1,071	1,149	123,101
12/10/20	10,190	9,772	10,624	10,479	22,065	3,056	3,278	351,284
12/18/20	782	750	815	804	1,693	235	252	26,959
12/30/20	307	294	320	315	664	92	99	10,573
01/11/21	195	187	204	201	423	59	63	6,729
02/09/21	215	206	224	221	466	64	69	7,413
03/09/21	217	208	226	223	469	65	70	7,467
TOTAL	\$ 17,911	\$ 17,178	\$ 18,675	\$ 18,420	\$ 38,785	\$ 5,372	\$ 5,762	\$ 617,482
% COLLECTED	95.71%	95.71%	95.71%	95.71%	95.71%	95.71%	95.71%	95.71%
TOTAL OUTSTANDING	\$ 802	\$ 769	\$ 836	\$ 825	\$ 1,737	\$ 241	\$ 258	\$ 27,647

Cash and Investment Balances
March 31, 2021

<u>ACCOUNT NAME</u>	<u>BANK NAME</u>	<u>Investment Type</u>	<u>MATURITY</u>	<u>YIELD</u>	<u>BALANCE</u>
GENERAL FUND					
Operating Checking Account	SunTrust	Checking Account	n/a	n/a	\$6,690
Operating Checking Account	Bank United	Checking Account	n/a	n/a	\$2,480,089
				Subtotal	\$2,486,779
Money Market	BankUnited	Money Market	n/a	0.30%	\$4,212,321
				Subtotal	\$4,212,321
2018 Series - Revenue Fund	US Bank	Bond Series 2018	n/a	0.02%	\$565,003
2018 Series - Prepayment Fund	US Bank	Bond Series 2018	n/a	0.02%	\$2,522
2018 Series - Reserve Fund	US Bank	Bond Series 2018	n/a	0.02%	\$151,605
2018 Series - Construction Fund	US Bank	Bond Series 2018	n/a	0.02%	\$3,872,386
				Subtotal	\$4,591,516
				Total	\$11,290,616

Aqua Pool & Spa Renovators
March 31, 2021

Original amount of promissory note (Aqua Pool)	45,000.00
Less payments received:	
2/25/2009	(745.52)
3/19/2009	(668.52)
5/12/2009	(645.78)
1/16/2012	(690.19)
(*) 5/21/2012	(300.00)
(*) 6/14/2012	(300.00)
(*) 8/28/2012	(400.00)
(*) 9/14/2012	(300.00)
(*) 10/15/2012	(300.00)
(*) 12/5/2012	(300.00)
(*) 2/18/2013	(100.00)
(*) 4/10/2013	(125.00)
(*) 5/14/2013	(120.00)
(*) 5/22/2013	(300.00)
(*) 7/2/2014	(1,658.50)
(*) 8/14/2014	(755.04)
(*) 10/6/2014	(129.39)
(*) 11/12/2014	(290.73)
Total	<u><u>36,871.34</u></u>

(*) Mr. Hanner's request to enter into a Settlement Agreement with the CDD in the amount of \$300 per month to pay his debt to the District regarding Aqua Pool & Spa Renovators was accepted.

Settlements
March 31, 2021

DEED RESTRICTION REINFORCEMENT FUND 002
--

<u>CHECK DATE</u>	<u>AMOUNT</u>	<u>check #</u>	<u>DRVC #</u>	<u>DESCRIPTION</u>
01/25/21	\$ 475.00	117102	University Realty Fine Payment	University Realty Fine Payment
03/16/21	\$ 375.00	1629	Alexandra Williamson	DRVC Fine Payment
03/16/21	\$ 1,000.00	124661	Progress Residential	DRVC Fine Payment
Total Settlements	\$ 1,850.00			

Construction Report
Series 2018 Project Fund

Recap of Capital Project Fund Activity Through March 31, 2021

Source of Funds:		Amount
Deposit to the 2018 Acquisition and Construction Account		\$ 7,297,808
Other Sources:		
Interest Earned - Acquisition and Construction Fund		\$ 63,363
Debt Service Reserve Fund Transfer		\$ 4,039
Total Source of Funds:		\$ 67,401
Use of Funds:		
Disbursements:	To Vendors	\$ 3,492,823
Net Available Amount to Spend in Project Fund Account at March 31, 2021		\$ 3,872,386

MEADOW POINTE II
Community Development District

Approval of Invoices

March 31, 2021

Invoice Summary

Posting Date	Invoice #	Vendor	Description	Amount
11/4/2020	25321	Persson, Cohen & Mooney P.A.	CDD Matters	\$ 4,152.70
11/4/2020	25322	Persson, Cohen & Mooney P.A.	HOA Matters	\$ 668.10
12/3/2020	25415	Persson, Cohen & Mooney P.A.	CDD Matters	\$ 3,078.10
12/3/2020	24513	Persson, Cohen & Mooney P.A.	HOA Matters	\$ 248.90
1/7/2021	90	Persson, Cohen & Mooney P.A.	CDD Matters	\$ 2,187.70
1/7/2021	89	Persson, Cohen & Mooney P.A.	HOA Matters	\$ 720.50
02/04/21	165	Persson, Cohen & Mooney P.A.	CDD Matters	\$ 3,662.68
02/04/21	164	Persson, Cohen & Mooney P.A.	HOA Matters	\$ 157.20
03/04/21	350	Persson, Cohen & Mooney P.A.	HOA Matters	\$ 4,435.58
03/04/21	349	Persson, Cohen & Mooney P.A.	CDD Matters	\$ 576.40
03/08/21	74364	Bryant Miller Olive	Suncoast Daycare Matter	\$ 172.50
				<u>\$ 20,060.36</u>

**INVOICE**

Invoice # 350
Date: 03/04/2021
Due On: 04/04/2021

Persson, Cohen & Mooney, P.A.

6853 Energy Court
Lakewood Ranch, FL 34240

Meadow Pointe II Community Development District
30051 County Line Road
Wesley Chapel, Florida 33543

Statement of Account

Outstanding Balance	New Charges	Payments Received	Total Amount Outstanding
(\$0.00	+ \$4,435.58) - (\$0.00) = \$4,435.58

MEADOWPTE**CDD Matters****Services**

Type	Attorney	Date	Notes	Quantity	Rate	Total
Service	RAK	02/01/2021	Receipt of finalized correspondence re: Longleaf/Frontier from legal assistant. Receipt of additional correspondence with more streets where relocation of the lines is required.	0.30	\$262.00	\$78.60
Service	LD	02/01/2021	Receipt & review of subpoena & spoliation letter; legal research re: Ch. 119 & 281 re: security system & evaluation of case law re: video footage from security camera; work on response re: same	1.60	\$262.00	\$419.20
Service	AC	02/01/2021	Review and reply to e-mail from Supervisor Dillinger re: shade meeting. Continued e-mail exchange re: Frontier letter and Lettingwell payments.	0.50	\$262.00	\$131.00
Service	AC	02/02/2021	Review video requested by records subpoena and exchange e-mails with Sheila Diaz. Forward Frontier demand to Board and management. Review Dismissal	0.75	\$262.00	\$196.50

			of Daycare litigation and forward to Board and management.			
Service	LD	02/02/2021	Review of video & continue evaluation of applicable case law; brief discussion with AC re: same (no charge)	0.20	\$0.00	\$0.00
Service	RAK	02/03/2021	Preparation of revisions of Frontier correspondence to include additional streets, and finalization of same with instructions to paralegal.	0.30	\$262.00	\$78.60
Service	AC	02/03/2021	Final review and preparation for CDD meeting/shade meeting. Attend shade meeting in person.	2.25	\$262.00	\$589.50
Service	AC	02/04/2021	Tele-conv. with Chairman re: Wrencrest litigation.	0.25	\$262.00	\$65.50
Service	AC	02/05/2021	Tele-conv. with District Engineer re: Wrencrest gate issues.	0.25	\$262.00	\$65.50
Service	LD	02/08/2021	Prepare summary e-mail re: applicable statutes and case law; draft Objection and Motion for Protective Order all related to camera footage.	1.80	\$262.00	\$471.60
Service	AC	02/09/2021	Review and revise Response/Objection to records subpoena and provide comments to associate counsel. Forward filed Response to client and Inframark management and counsel.	0.50	\$262.00	\$131.00
Service	LD	02/09/2021	Calls to J. Arnold, Esq., at Morgan & Morgan & VM (Fla. Bar listing) to meet good faith requirement; finalize Motion for Protective Order & exhibits thereto; efile same; call from J. Arnold, Esq., re: Motion, requirement for hearing & form of Order	0.40	\$262.00	\$104.80
Service	AC	02/10/2021	Review agenda package for 2/17 CDD meeting. Review e-mail exchange related to Frontier relocation of utilities in Longleaf.	0.75	\$262.00	\$196.50
Service	LD	02/11/2021	Receipt of & respond to email from opposing counsel re: hearing on Motion for Protective Order & timing for production if Court grants the Motion	0.20	\$262.00	\$52.40
Service	AC	02/12/2021	Confer with associate counsel and review and reply to e-mail from Sheila Diaz re: law enforcement review of CDD camera footage.	0.25	\$262.00	\$65.50
Service	LD	02/12/2021	Review existing policies (will use in development of policy for CCTV)	0.30	\$262.00	\$78.60
Service	AC	02/16/2021	Exchange e-mails with District Engineer re:	0.25	\$262.00	\$65.50

Wrencrest gate issues.

Service	LD	02/17/2021	Emails with Court & Counsel re: hearing on Motion for Protective Order; calendar same.	0.10	\$262.00	\$26.20
Service	AC	02/18/2021	Review contract with Lighthouse Engineering. Review and reply to e-mail from Supervisor Picarelli re: ownership of engineering documents.	0.50	\$262.00	\$131.00
Service	AC	02/19/2021	Tele-conv. with Chair re: pending items from CDD meeting. Initial review of Right of Way Maintenance Agreement re: CDD ability to place flashing signs at crosswalks.	0.75	\$262.00	\$196.50
Service	AC	02/23/2021	Confer with associate counsel re: camera footage review by law enforcement and send note to Sheila Diaz with forwarded e-mail from associate counsel.	0.25	\$262.00	\$65.50
Service	LD	02/23/2021	Legal research re: CDD's right to implement a policy re: disclosure of exempt records to law enforcement; prepare email memo summarizing same.	3.20	\$262.00	\$838.40
Service	AC	02/24/2021	Review agenda package for 3/3 CDD meeting. Continued review of maintenance agreement re: right of ways and e-mail Chair regarding crosswalk lighted signage.	0.75	\$262.00	\$196.50
Service	AC	02/25/2021	Exchange e-mails with District Manager and Sheila Diaz re: e-mail address for Resident Council.	0.25	\$262.00	\$65.50
Service	LD	02/26/2021	Review and revise propose Order on Motion for Protective Order.	0.40	\$262.00	\$104.80

Services Subtotal \$4,414.70

Expenses

Type	Date	Notes	Quantity	Rate	Total
Expense	02/03/2021	certified mail: Utility Easements: Three (3) letters sent via certified mail	1.00	\$20.88	\$20.88

Expenses Subtotal \$20.88

Subtotal \$4,435.58

Total \$4,435.58

Detailed Statement of Account

Current Invoice

Invoice Number	Due On	Amount Due	Payments Received	Balance Due
350	04/04/2021	\$4,435.58	\$0.00	\$4,435.58
Outstanding Balance				\$4,435.58
Total Amount Outstanding				\$4,435.58

Please make all amounts payable to: Persson, Cohen & Mooney, P.A.

Please pay within 31 days.

**INVOICE**

Invoice # 349
Date: 03/04/2021
Due On: 04/04/2021

Persson, Cohen & Mooney, P.A.

6853 Energy Court
Lakewood Ranch, FL 34240

Meadow Pointe II Community Development District
30051 County Line Road
Wesley Chapel, Florida 33543

Statement of Account

Outstanding Balance	New Charges	Payments Received	Total Amount Outstanding
(\$0.00	+ \$576.40) - (\$0.00) = \$576.40

MEADOWPT.HOA *DRC***Covenant matters**

Type	Attorney	Date	Notes	Quantity	Rate	Total
Service	KF	02/02/2021	HAMO/HADAD: Review e-mail from attorney Befeler re: resolution of violations; e-mail to Masters re: same	0.10	\$262.00	\$26.20
Service	AC	02/03/2021	Exchange multiple e-mails re: potential short sale and potential compromise of fines owed on resident property.	0.25	\$262.00	\$65.50
Service	KF	02/03/2021	HAMO/HADAD: Review e-mails from Masters re: status of violations	0.10	\$262.00	\$26.20
Service	AC	02/04/2021	Continued e-mail exchange with Christine Masters and Supervisor Picarelli re: short sale and potential compromise of fines.	0.25	\$262.00	\$65.50
Service	KF	02/08/2021	HAMO/HADAD: Draft payoff letter; e-mail to attorney Befeler transmitting same	0.25	\$262.00	\$65.50
Service	KF	02/16/2021	CATALINO: Draft updated payoff letter	0.25	\$262.00	\$65.50
Service	KF	02/16/2021	Update Status Report for covenant violations; e-mail to Board transmitting same	0.25	\$262.00	\$65.50
Service	KF	02/18/2021	HAMO/HADAD: Review payment proposal;	0.20	\$262.00	\$52.40

e-mail to Masters re: same						
Service	KF	02/26/2021	Review and respond to e-mail from Masters re: potential Board authorization of fence in easement area	0.30	\$262.00	\$78.60
Service	AC	02/26/2021	Confer with associate counsel re: potential approval of fence across CDD easement.	0.25	\$262.00	\$65.50
Subtotal						\$576.40
Total						\$576.40

Detailed Statement of Account

Current Invoice

Invoice Number	Due On	Amount Due	Payments Received	Balance Due
349	04/04/2021	\$576.40	\$0.00	\$576.40
Outstanding Balance				\$576.40
Total Amount Outstanding				\$576.40

Please make all amounts payable to: Persson, Cohen & Mooney, P.A.

Please pay within 31 days.



Meadow Pointe II Community Development District
 Andy Cohen, District Counsel
 6853 Energy Court
 Lakewood Ranch, FL 34240

Invoice Date: March 8, 2021
 Invoice No. 74364
 Client No. 26757.003

For professional services rendered and expenses incurred
 regarding Suncoast Daycare, Inc. v. Meadow Pointe II
 Community Development District et al.

Statement of Legal Services

		Hours	
01/25/2021	NCN Review correspondence from A. Cohen; prepare correspondence to A. Cohen	0.20	
01/25/2021	JAK Review docket regarding potential for dismissal for lack of prosecution	0.40	
02/02/2021	NEA Review clerk's docket	0.20	
02/02/2021	NCN Prepare correspondence to A. Cohen	0.10	
02/02/2021	JAK Review order of dismissal	0.10	
02/02/2021	JAK Prepare email to client regarding notice of dismissal	0.20	
Current Services		<u>1.20</u>	<u>\$172.50</u>

Recapitulation

<u>Timekeeper</u>	<u>Hours</u>	<u>Rate</u>	<u>Total</u>
Nancy E. Akins	0.20	\$85.00	\$17.00
Nikki C. Day	0.30	\$180.00	\$54.00
Jamie A. Kilpatrick	0.70	\$145.00	\$101.50

Payments

11/05/2020	Payment	Check 72430 Invoice 73356	54.00
			<u>54.00</u>

Total Current Work	<u>\$172.50</u>
Previous Balance Due	\$0.00
Balance Due	<u>\$172.50</u>

Meadow Pointe II Community Development
District

Invoice Date:
Invoice No.
Client No.

March 08, 2021
74364
26757.003

Please Reference Client Number On Checks And Wire Transfers

Mail Checks to:
1545 Raymond Diehl Road, Suite 300
Tallahassee, FL 32308
850-222-8611 FEIN 59-1315801

Send wire transfers to Capital City Bank, ABA #063100688
for credit to Bryant Miller Olive, Account #2132834901
Thank you for your business

NINTH ORDER OF BUSINESS

9A

Financial Statements

September 30, 2020

Meadow Pointe II Community Development District

	<u>Page</u>
I. Financial Section:	
Independent Auditor's Report	1
Management's Discussion and Analysis	3
Financial Statements:	
Government-Wide Financial Statements:	
Statement of Net Position	7
Statement of Activities	8
Fund Financial Statements:	
Balance Sheet - Governmental Funds	9
Statement of Revenues, Expenditures and Changes in Fund Balances - Governmental Funds	10
Reconciliation of the Statement of Revenues, Expenditures and Changes in Fund Balances of Governmental Funds to the Statement of Activities	11
Statement of Revenues, Expenditures and Changes in Fund Balance - Budget and Actual - General Fund	12
Notes to Financial Statements	13
II. Compliance Section:	
Independent Auditor's Report on Internal Control over Financial Reporting and on Compliance and Other Matters Based on an Audit of Financial Statements Performed in Accordance with <i>Government Auditing Standards</i>	22
Management Letter	23
Independent Accountant's Report on Compliance with the Requirements of Section 218.415, Florida Statutes	25

INDEPENDENT AUDITOR'S REPORT

To the Board of Supervisors
Meadow Pointe II Community Development District

Report on the Financial Statements

We have audited the accompanying financial statements of the governmental activities, and each major fund of the *Meadow Pointe II Community Development District* (the "District"), as of and for the year ended September 30, 2020, and the related notes to the financial statements, which collectively comprise the District's basic financial statements as listed in the table of contents.

Management's Responsibility for the Financial Statements

The District's management is responsible for the preparation and fair presentation of these financial statements in accordance with accounting principles generally accepted in the United States of America; this includes the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

Auditor's Responsibility

Our responsibility is to express opinions on these financial statements based on our audit. We conducted our audit in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free from material misstatement.

An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the entity's preparation and fair presentation of the financial statements in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control. Accordingly, we express no such opinion. An audit also includes evaluating the appropriateness of accounting principles used and the reasonableness of significant accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinions.

Opinions

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities, and each major fund of the District as of September 30, 2020, and the respective changes in financial position thereof and the respective budgetary comparison for the General Fund for the year then ended in accordance with accounting principles generally accepted in the United States of America.

Other Matters

Required Supplementary Information

Accounting principles generally accepted in the United States of America require that the management's discussion and analysis starting on page 3, be presented to supplement the basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

Other Reporting Required by *Government Auditing Standards*

In accordance with *Government Auditing Standards*, we have also issued a report dated March 24, 2021, on our consideration of the District's internal control over financial reporting and our tests of its compliance with certain provisions of laws, regulations, contracts, grant agreements and other matters. The purpose of that report is solely to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on the internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the District's internal control over financial reporting and compliance.

McDiarmid Davis

Orlando, Florida
March 24, 2021

Meadow Pointe II Community Development District Management's Discussion and Analysis

Our discussion and analysis of *Meadow Pointe II Community Development District's* (the "District") financial accomplishments provide an overview of the District's financial activities for the year ended September 30, 2020. Please read it in conjunction with the District's Independent Auditor's Report, financial statements and accompanying notes.

This information is being presented to provide additional information regarding the activities of the District and to meet the disclosure requirements of Government Accounting Standards Board Statement (GASB) No. 34, *Basic Financial Statements - and Management's Discussion and Analysis - for State and Local Governments* issued June 1999.

Financial Highlights

- The assets of the District exceeded its liabilities at September 30, 2020 by \$19,616,707, an increase in net position of \$492,987 in comparison with the prior year.
- At September 30, 2020, the District's governmental funds reported a fund balance of \$11,114,379, a decrease of \$365,766 in comparison with the prior year.

Overview of the Financial Statements

This discussion and analysis is intended to serve as an introduction to the *Meadow Pointe II Community Development District's* financial statements. The District's financial statements comprise three components: 1) government-wide financial statements, 2) fund financial statements and 3) notes to the financial statements.

Government-Wide Financial Statements

The government-wide financial statements are designed to provide readers with a broad overview of the District's finances, in a manner similar to a private-sector business.

The statement of net position presents information on all of the District's assets, liabilities, and deferred inflows/outflows of resources, with the difference reported as net position. Over time, increases or decreases in net position may serve as a useful indicator of whether the financial position of the District is improving or deteriorating.

The statement of activities presents information showing how the government's net position changed during the most recent fiscal year. All changes in net position are reported as soon as the underlying event giving rise to the change occurs, regardless of the timing of related cash flows. Thus, revenues and expenses are reported in this statement for some items that will only result in cash flows in future fiscal periods.

The government-wide financial statements include all governmental activities that are principally supported by special assessment revenues. The District does not have any business-type activities. The governmental activities of the District include general government, physical environment, culture and recreation, transportation, and public safety related functions.

Fund Financial Statements

A fund is a grouping of related accounts that is used to maintain control over resources that have been segregated for specific activities or objectives. The District, like other state and local governments, uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements. The District has one fund category: Governmental Funds.

Governmental Funds - Governmental funds are used to account for essentially the same functions reported as governmental activities in the government-wide financial statements. However, unlike the government-wide financial statements, governmental fund financial statements focus on near-term inflows and outflows of spendable resources, as well as on balances of spendable resources available at the end of the fiscal year. Such information may be useful in evaluating a District's near-term financing requirements.

Because the focus of governmental funds is narrower than that of the government-wide financial statements, it is useful to compare the information presented for governmental funds with similar information presented for governmental activities in the government-wide financial statements. By doing so, readers may better understand the long-term impact of the government's near-term financing decisions. Both the governmental fund balance sheet and the governmental fund statement of revenues, expenditures and changes in fund balances provide a reconciliation to facilitate this comparison between governmental funds and governmental activities.

The District maintains three individual governmental funds. Information is presented separately in the governmental fund balance sheet and the governmental fund statement of revenues, expenditures and changes in fund balances for the general fund, debt service fund and capital projects fund, which are considered to be major funds.

The District adopts an annual appropriated budget for its general fund. A budgetary comparison schedule has been provided for the general fund to demonstrate compliance with the budget.

Notes to Financial Statements

The notes provide additional information that is essential to a full understanding of the data provided in the government-wide and fund financial statements.

Government-Wide Financial Analysis

Statement of Net Position - The District's net position was \$19,616,707 at September 30, 2020. The following analysis focuses on the net position of the District's governmental activities.

	2020	2019
Assets, excluding capital assets	\$ 11,207,336	\$ 11,576,893
Capital Assets, net of depreciation	16,632,222	16,077,437
Total assets	27,839,558	27,654,330
Liabilities, excluding long-term liabilities	216,255	223,064
Long-term Liabilities	8,006,596	8,307,546
Total liabilities	8,222,851	8,530,610
Net Position:		
Net investment in capital assets	13,916,151	14,047,886
Restricted for debt service	183,786	177,636
Unrestricted	5,516,770	4,898,198
Total net position	\$ 19,616,707	\$ 19,123,720

Meadow Pointe II Community Development District
Management's Discussion and Analysis

The following is a summary of the District's governmental activities for the fiscal years ended September 30:

	2020	2019
Revenues:		
Program revenues	\$ 2,640,832	\$ 2,729,897
General revenues	235,808	105,644
Total revenues	2,876,640	2,835,541
Expenses:		
General government	292,886	861,366
Physical environment	999,342	1,087,114
Culture and recreation	529,378	624,878
Transportation	203,336	204,569
Public safety	54,520	45,672
Interest on long-term debt	304,191	130,366
Total expenses	2,383,653	2,953,965
Change in net position	492,987	(118,424)
Net position, beginning	19,123,720	19,394,565
Net position, ending	<u><u>\$ 19,616,707</u></u>	<u><u>\$ 19,276,141</u></u>

As noted above and in the statement of activities, the cost of all governmental activities during the year ended September 30, 2020 was \$2,371,239. The majority of these costs are comprised of physical environment expense.

Financial Analysis of the Government's Funds

The District uses fund accounting to ensure and demonstrate compliance with finance related legal requirements. The focus of the District's governmental funds is to provide information on near - term inflows, outflows and balances of spendable resources. Such information is useful in assessing the District's financing requirements. In particular, unassigned fund balance may serve as a useful measure of a government's net resources available for spending at the end of the fiscal year. At September 30, 2020, the District's governmental funds reported combined ending fund balances of \$11,114,379. Of this total, \$30,457 is non-spendable, \$5,597,609 is restricted, \$2,267,819 is assigned and the remainder of \$3,218,494 is unassigned.

The general fund balance increase of \$618,572 in the current year was used to fund the operating and replacement reserves.

General Fund Budgetary Highlights

An operating budget was adopted and maintained by the governing board for the District pursuant to the requirements of Florida Statutes. The budget is adopted using the same basis of accounting that is used in preparation of the fund financial statements. There were no amendments to the September 30, 2020 general fund budget. The legal level of budgetary control is at the fund level.

Meadow Pointe II Community Development District
Management's Discussion and Analysis

Capital Asset and Debt Administration

Capital Assets - At September 30, 2020, the District had \$16,632,222 invested in assets, net of accumulated depreciation. More detailed information about the District's capital assets is presented in the notes to the financial statements.

Capital Debt - At September 30, 2020, the District has \$8,120,000 in bonds outstanding. More detailed information about the District's capital debt is presented in the notes to the financial statements.

Requests for Information

If you have questions about this report or need additional financial information, contact the *Meadow Pointe II Community Development District's* Finance Department at 210 North University Drive, Suite 702, Coral Springs, Florida, 33071.

FINANCIAL STATEMENTS

Meadow Pointe II Community Development District

Statement of Net Position

September 30, 2020

	Governmental Activities
Assets:	
Cash and cash equivalents	\$ 319,312
Investments	5,226,264
Receivable from other governments	11,140
Miscellaneous receivables	79
Prepaid costs	507
Deposits	29,950
Restricted Assets:	
Temporarily restricted cash	22,475
Temporarily restricted investments	5,597,609
Capital Assets:	
Capital assets, not being depreciated	13,270,356
Capital assets, net of depreciation	3,361,866
Total assets	27,839,558
Liabilities:	
Accounts payable and accrued expenses	70,482
Member deposits	22,475
Accrued Interest Payable	123,298
Noncurrent Liabilities:	
Due within one year	310,000
Due in more than one year	7,696,596
Total liabilities	8,222,851
Net Position:	
Net investment in capital assets	13,916,151
Restricted for debt service	183,786
Unrestricted	5,516,770
Total net position	\$ 19,616,707

Meadow Pointe II Community Development District
Statement of Activities
 Year Ended September 30, 2020

Functions/Programs	Program Revenue				Net (Expense) Revenue and Changes in Net Position
	Expenses	Charges for Services	Operating Grants and	Capital Grants and	Governmental Activities
			Contributions	Contributions	
Governmental Activities:					
General government	\$ 292,886	\$ 273,792	\$ -	\$ -	\$ (19,094)
Physical environment	999,342	975,544	-	-	(23,798)
Culture and recreation	529,378	516,771	-	-	(12,607)
Transportation	203,336	198,494	-	-	(4,842)
Public safety	54,520	53,222	-	-	(1,298)
Interest on long-term debt	304,191	623,009	-	-	318,818
Total governmental activities	\$ 2,383,653	\$ 2,640,832	\$ -	\$ -	257,179
General Revenues:					
Investment and miscellaneous					235,808
Total general revenues					235,808
Change in net position					492,987
Net position, beginning					19,123,720
Net position, ending					\$ 19,616,707

Meadow Pointe II Community Development District

Balance Sheet - Governmental Funds

September 30, 2020

	General	Debt Service	Capital Projects	Total Governmental Funds
Assets:				
Cash and cash equivalents	\$ 319,312	\$ -	\$ -	\$ 319,312
Restricted cash	22,475	-	-	22,475
Investments	5,226,264	307,084	5,290,525	10,823,873
Receivable from other governments	11,140	-	-	11,140
Miscellaneous receivables	79	-	-	79
Prepaid costs	507	-	-	507
Deposits	29,950	-	-	29,950
Total assets	\$ 5,609,727	\$ 307,084	\$ 5,290,525	\$ 11,207,336
Liabilities and Fund Balances:				
Liabilities:				
Accounts payable and accrued expenses	70,482	\$ -	\$ -	\$ 70,482
Member deposits	22,475	-	-	22,475
Total liabilities	92,957	-	-	92,957
Fund Balances:				
Nonspendable	30,457	-	-	30,457
Restricted for:				
Debt service	-	307,084	-	307,084
Capital projects	-	-	5,290,525	5,290,525
Assigned for:				
Operating reserves	512,421	-	-	512,421
Roadways	1,395,243	-	-	1,395,243
Ponds	269,053	-	-	269,053
Sidewalks	91,102	-	-	91,102
Unassigned	3,218,494	-	-	3,218,494
Total fund balances	5,516,770	307,084	5,290,525	11,114,379
Total liabilities and fund balances	\$ 5,609,727	\$ 307,084	\$ 5,290,525	

Amounts reported for governmental activities in the statement of net position are different because:

Capital assets used in governmental activities are not financial resources and therefore are not reported in the funds.

16,632,222

Liabilities not due and payable from current available resources are not reported in governmental fund statements. All liabilities, both current and long-term, are reported in the government-wide statements.

Accrued interest payable	(123,298)	
Bonds and note payable	(8,006,596)	

(8,129,894)

Net Position of Governmental Activities**\$ 19,616,707**

Meadow Pointe II Community Development District
Statement of Revenues, Expenditures and Changes in the Fund Balances
Governmental Funds
Year Ended September 30, 2020

	General	Debt Service	Capital Projects	Total Governmental Funds
Revenues:				
Special assessments	\$ 2,017,823	\$ 620,677	\$ -	\$ 2,638,500
Special assessments - prepayments	-	2,332	-	2,332
Investment and miscellaneous income	193,683	1,685	40,440	235,808
Total revenues	<u>2,211,506</u>	<u>624,694</u>	<u>40,440</u>	<u>2,876,640</u>
Expenditures:				
Current:				
General government	280,472	12,414	-	292,886
Physical environment	525,228	-	-	525,228
Culture and recreation	529,378	-	-	529,378
Transportation	203,336	-	-	203,336
Public safety	54,520	-	-	54,520
Debt Service:				
Principal	-	305,000	-	305,000
Interest	-	303,159	-	303,159
Capital outlay	-	-	1,028,899	1,028,899
Total expenditures	<u>1,592,934</u>	<u>620,573</u>	<u>1,028,899</u>	<u>3,242,406</u>
Excess (Deficit) of Revenues Over Expenditures	<u>618,572</u>	<u>4,121</u>	<u>(988,459)</u>	<u>(365,766)</u>
Other Financing Sources (Uses):				
Transfers in	-	-	989	989
Transfers out	-	(989)	-	(989)
Total other financing sources (uses)	<u>-</u>	<u>(989)</u>	<u>989</u>	<u>-</u>
Net change in fund balances	<u>618,572</u>	<u>3,132</u>	<u>(987,470)</u>	<u>(365,766)</u>
Fund balances, beginning of year	<u>4,898,198</u>	<u>303,952</u>	<u>6,277,995</u>	<u>11,480,145</u>
Fund balances, end of year	<u>\$ 5,516,770</u>	<u>\$ 307,084</u>	<u>\$ 5,290,525</u>	<u>\$ 11,114,379</u>

Meadow Pointe II Community Development District
**Reconciliation of the Statement of Revenues, Expenditures and Changes in Fund Balances of
 Governmental Funds to the Statement of Activities**
 Year Ended September 30, 2020

Amounts reported for Governmental Activities in the Statement of Activities are different because:

Net change in fund balances - total governmental funds (page 10)	\$	(365,766)
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Governmental funds report outlays for capital assets as expenditures because such outlays use current financial resources; however, in the statement of net position the cost of those assets is recorded as capital assets. Depreciation on capital assets is not recognized in the governmental fund statement; however, it is reported as an expense in the statement of activities.

Capital outlay	1,028,899	
Depreciation expense	<u>(474,114)</u>	554,785

Repayments of bond principal are expenditures in governmental funds while repayments reduce liabilities in the statement of net position. Also, governmental funds report the effect premiums, discounts and similar items when debt is first issued, whereas these amounts are deferred and amortized in the statement of activities.

Bond Principal	305,000
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Some expenses reported in the statement of activities do not require the use of current financial resources and, therefore, are not reported as expenditures in governmental funds.

Change in accrued interest	3,018
Amortization of bond discount	<u>(4,050)</u>

Change in Net Position of Governmental Activities (page 8)	\$	<u>492,987</u>
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Meadow Pointe II Community Development District
Statement of Revenues, Expenditures and Changes in Fund Balance
Budget and Actual - General Fund
Year Ended September 30, 2020

	Budgeted Amounts		Actual Amounts	Variance with Final Budget - Positive (Negative)
	Original	Final		
Revenues:				
Special assessments	\$ 2,012,500	\$ 2,012,500	\$ 2,017,823	\$ 5,323
Investment and miscellaneous income	49,100	49,100	193,683	144,583
Total revenues	<u>2,061,600</u>	<u>2,061,600</u>	<u>2,211,506</u>	<u>149,906</u>
Expenditures:				
Current:				
General government	306,164	306,164	280,472	25,692
Physical environment	833,491	833,491	525,228	308,263
Culture and recreation	629,895	629,895	529,378	100,517
Roads and streets	210,000	210,000	203,336	6,664
Public safety	92,050	92,050	54,520	37,530
Total expenditures	<u>2,071,600</u>	<u>2,071,600</u>	<u>1,592,934</u>	<u>478,666</u>
Excess (deficit) of revenues over expenditures	<u>(10,000)</u>	<u>(10,000)</u>	<u>618,572</u>	<u>628,572</u>
Net change in fund balance	<u>\$ (10,000)</u>	<u>\$ (10,000)</u>	<u>618,572</u>	<u>\$ 628,572</u>
Fund balance, beginning			<u>4,898,198</u>	
Fund balance, ending			<u>\$ 5,516,770</u>	

NOTES TO FINANCIAL STATEMENTS

NOTE 1 SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

Reporting Entity

The *Meadow Pointe II Community Development District*, (the "District") was established on October 7, 1994 by Pasco County Ordinance 94-13 pursuant to the Uniform Community Development District Act of 1980, otherwise known as Chapter 190 Florida Statutes. The Act provides, among other things, the power to manage basic services for community development, the power to borrow money and issue bonds, and the power to levy and assess non-ad valorem assessments for the financing and delivery of capital infrastructure. The District was established for the purpose of financing and managing the acquisition, construction, maintenance and operation of a portion of the infrastructure necessary for community development within the District.

The District is governed by the Board of Supervisors (the Board), which is composed of five members. The Supervisors are elected on an at large basis by the owners of the property within the District. The Board of Supervisors of the District exercise all powers granted to the District pursuant to Chapter 190, Florida Statutes.

The Board has the final responsibility for:

1. Assessing and levying assessments.
2. Approving budgets.
3. Exercising control over facilities and properties.
4. Controlling the use of funds generated by the District.
5. Approving the hiring and firing of key personnel.
6. Financing improvements.

The financial statements were prepared in accordance with Governmental Accounting Standards Board ("GASB") Statements 14, 39, and 61. Under the provisions of those standards, the financial reporting entity consists of the primary government, organizations for which the District Board of Supervisors is considered to be financially accountable, and other organizations for which the nature and significance of their relationship with the District are such that, if excluded, the financial statements of the District would be considered incomplete or misleading. There are no entities considered to be component units of the District; therefore, the financial statements include only the operations of the District.

Government-Wide and Fund Financial Statements

The financial statements include both government-wide and fund financial statements.

The government-wide financial statements (i.e., the statement of net position and the statement of activities) report information on all of the non-fiduciary activities of the District. For the most part, the effect of interfund activity has been removed from these statements.

The statement of activities demonstrates the degree to which the direct expenses of a given function or segment is offset by program revenues. *Direct expenses* are those that are clearly identifiable with a specific function or segment. *Program revenues* include 1) charges to customers who purchase, use, or directly benefit from goods, services, or privileges provided by a given function or segment and 2) grants, contributions and investment income that are restricted to meeting the operational or capital requirements of a particular function or segment and 3) operating-type special assessments that are treated as charges for services (including assessments for maintenance and debt service). Other items not included among program revenues are reported instead as *general revenues*.

Measurement Focus, Basis of Accounting and Financial Statement Presentation

The government-wide financial statements are reported using the *economic resources measurement* focus and the *accrual basis of accounting*. Revenues are recorded when earned and expenses are recorded when a liability is incurred, regardless of the timing of related cash flows. Assessments are recognized as revenues in the year for which they are levied.

NOTE 1 SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

Governmental fund financial statements are reported using the *current financial resources measurement focus* and the modified *accrual basis of accounting*. Revenues are recognized as soon as they are both measurable and available. Revenues are considered to be *available* when they are collectible within the current period or soon enough thereafter to pay liabilities of the current period. For this purpose, the District considers revenues to be available if they are collected within 60 days of the end of the current fiscal period. Expenditures are recorded when a liability is incurred, as under accrual accounting; however, debt service expenditures are recorded only when payment is due.

Assessments, including debt service assessments and operation and maintenance assessments, are non-ad valorem assessments imposed on all lands located within the District and benefited by the District's activities. Operation and maintenance special assessments are levied by the District prior to the start of the fiscal year which begins October 1st and ends on September 30th. These assessments are imposed upon all benefited lands located in the District. Debt service special assessments are imposed upon certain lots and lands as described in each resolution imposing the special assessment for each series of bonds issued by the District.

Assessments and interest associated with the current fiscal period are all considered to be susceptible to accrual and have been recognized as revenues of the current fiscal period. Only the portion of assessments receivable due within the current fiscal period is considered to be susceptible to accrual as revenue of the current period. All other revenue items are considered to be measurable and available only when cash is received by the District.

The District reports the following governmental funds, which are considered to be major funds:

General Fund - is the District's primary operating fund. It accounts for all financial resources of the general government, except those required to be accounted for in another fund.

Debt Service Fund - accounts for the accumulation of resources for the annual payment of principal and interest on long-term debt.

Capital Projects Fund - accounts for the financial resources to be used for the acquisition or construction of major infrastructure within the District.

As a general rule, the effect of interfund activity has been eliminated from the government-wide financial statements. When both restricted and unrestricted resources are available for use, it is the government's policy to use restricted resources first, then unrestricted resources as they are needed.

Assets, Liabilities, Deferred Outflows/Inflows of Resources, and Net Position/Fund Balance

Restricted Assets - These assets represent cash and investments set aside pursuant to bond covenants.

Deposits and Investments - The District's cash and cash equivalents are considered to be cash on hand and demand deposits.

Investments of the District are reported at fair value and are categorized within the fair value hierarchy established in accordance with GASB Statement No. 72, *Fair Value Measurement and Application*. The District's investments consist of investments authorized in accordance with Section 218.415, Florida Statutes.

Prepaid Items - Certain payments to vendors reflect costs applicable to future accounting periods and are recorded as prepaid items in both government-wide and fund financial statements.

Capital Assets - Capital assets, which include property, plant, equipment and infrastructure assets (e.g., roads, sidewalks and similar items), are reported in the applicable governmental activities column in the government-wide financial statements. Capital assets are defined by the government as assets with an initial, individual cost of more than \$5,000 and an estimated useful life in excess of two years. Such assets are recorded at historical cost or estimated historical cost if purchased or constructed. Donated capital assets are recorded at acquisition value at the date of donation.

NOTE 1 SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

The costs of normal maintenance and repairs that do not add to the value of the asset or materially extend assets lives are not capitalized. Major outlays for capital assets and improvements are capitalized as projects are constructed.

Property, plant and equipment of the District are depreciated using the straight-line method over the following estimated useful lives:

Assets	Years
Buildings	10 - 20
Infrastructure	10 - 30
Equipment	3 - 20
Vehicles	10 - 15

Long Term Obligations - In the government-wide financial statements, long-term debt and other long-term obligations are reported as liabilities in the statement of net position. Bond premiums and discounts are deferred and amortized over the life of the bonds using the straight-line method. Bonds payable are reported net of premiums or discounts.

In the fund financial statements, governmental fund types recognize bond premiums and discounts, as well as bond issuance costs, during the current period. The face amount of debt issued is reported as other financing sources. Premiums and discounts on debt issuances are reported as other financing uses. Issuance costs, whether or not withheld from the actual debt proceeds received, are reported as expenditures.

Deferred Outflows/Inflows of Resources - In addition to assets, the statement of financial position will sometimes report a separate section for deferred outflows of resources. This separate financial statement element, *deferred outflows of resources*, represents a consumption of net position that applies to a future period(s) and so will not be recognized as an outflow of resources (expense/expenditure) until then. The District does not have any item that qualifies for reporting in this category for the year ended September 30, 2020.

In addition to liabilities, the statement of financial position will sometimes report a separate section for deferred inflows of resources. This separate financial statement element, *deferred inflows of resources*, represents an acquisition of net position that applies to a future period(s) and so will *not* be recognized as an inflow of resources (revenue) until that time. The District does not have any item that qualifies for reporting in this category for the year ended September 30, 2020.

Net Position Flow Assumption - Sometimes the District will fund outlays for a particular purpose from both restricted and unrestricted resources. In order to calculate the amounts to report as restricted- net position and unrestricted- net position in the government-wide financial statements, a flow assumption must be made about the order in which the resources are considered to be applied. It is the District's policy to consider restricted - net position to have been depleted before unrestricted-net position is applied.

Fund Balance Flow Assumptions - Sometimes the District will fund outlays for a particular purpose from both restricted and unrestricted resources (total of committed, assigned, and unassigned fund balance). In order to calculate the amounts to report as restricted, committed, assigned, and unassigned fund balance in the governmental fund financial statements a flow assumption must be made about the order in which the resources are considered to be applied. It is the District's policy to consider restricted fund balance to have been depleted before using any of the components of unrestricted fund balance. Further, when the components of unrestricted fund balance can be used for the same purpose, committed fund balance is depleted first, followed by assigned fund balance. Unassigned fund balance is applied last.

Fund Balance Policies - Fund balance of governmental funds is reported in various categories based on the nature of any limitations requiring the use of resources for specific purposes. The District itself can establish limitations on the use of resources through either commitment (committed fund balance) or an assignment (assigned fund balance).

NOTE 1 SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

The committed fund balance classification includes fund balance amounts that can be used only for the specific purposes determined by a formal action of the government's highest level of decision-making authority. The Board of Supervisors is the highest level of decision-making authority for the government that can, by adoption of an ordinance or resolution prior to the end of the fiscal year, commit fund balance. Once adopted, the limitation imposed by the ordinance or resolution remains in place until a similar action is taken to remove or revise the limitation.

Amounts in the assigned fund balance classification are intended to be used by the government for specific purposes but do not meet the criteria to be classified as committed. The Board of Supervisors has authorized the District Manager to assign amounts for specific purposes. The Board of Supervisors may also assign fund balance as it does when appropriating fund balance to cover a gap between estimated revenue and appropriations in the subsequent year's appropriated budget. Unlike commitments, assignments generally only exist temporarily. In other words, an additional action does not normally have to be taken for the removal of an assignment. Conversely, as discussed above and additional action is essential to either remove or revise a commitment.

Other Disclosures

Use of Estimates - The preparation of financial statements in conformity with generally accepted accounting principles requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities, and disclosure of contingent assets and liabilities at the date of the financial statements, and the reported amounts of revenues and expenditures during the reporting period. Actual results could differ from those estimates.

New Accounting Standards

In fiscal year 2020, the District implemented Government Accounting Standards Board (GASB) Statement No. 95, *Postponement of the Effective Dates of Certain Authoritative Guidance*. This statement provides temporary relief to governments and other stakeholders in light of the COVID-19 pandemic by postponing the effective dates of provisions in certain other statements. There was no effect on beginning balances of the District for implementation of this Statement.

NOTE 2 STEWARDSHIP, COMPLIANCE AND ACCOUNTABILITY

Budgetary Information

The District is required to establish a budgetary system and an approved annual budget for the General Fund. Annual budgets are adopted on a basis consistent with accounting principles generally accepted in the United States of America. All annual appropriations lapse at the fiscal year end. The legal level of budgetary control is at the fund level. Any budget amendments that increase the aggregate budgeted appropriations, at the fund level, must be approved by the Board of Supervisors.

The District follows these procedures in establishing the budgetary data reflected in the financial statements.

1. Each year the District Manager submits to the District Board a proposed operating budget for the fiscal year commencing the following October 1.
2. Public hearings are conducted to obtain taxpayer comments.
3. Prior to October 1, the budget is legally adopted by the District Board.
4. All budget changes must be approved by the District Board.
5. The budgets are adopted on a basis consistent with accounting principles generally accepted in the United States of America.

NOTE 3 DEPOSITS AND INVESTMENTS

Deposits

The District's cash balances were entirely covered by federal depository insurance or by a collateral pool pledged to the State Treasurer. Florida Statutes Chapter 280, "Florida Security for Public Deposits Act", requires all qualified depositories to deposit with the Treasurer or another banking institution eligible collateral equal to various percentages of the average daily balance for each month of all public deposits in excess of any applicable deposit insurance held. The percentage of eligible collateral (generally, U.S. Governmental and agency securities, state or local government debt, or corporate bonds) to public deposits is dependent upon the depository's financial history and its compliance with Chapter 280. In the event of a failure of a qualified public depository, the remaining public depositories would be responsible for covering any resulting losses.

Cash balances of \$22,475 are held as deposits for fitness facility member access cards. This cash is considered restricted as it is refundable to the members.

Investments

The District categorizes its fair value measurements within the fair value hierarchy established by generally accepted accounting principles. The fair value is the price that would be received to sell an asset, or paid to transfer a liability, in an orderly transaction between market participants at the measurement date. The hierarchy is based on the valuation inputs used to measure the fair value of the asset.

Under GASB 72, assets or liabilities are classified into one of three levels. Level 1 is the most reliable and is based on quoted prices for identical assets, or liabilities, in an active market. Level 2 uses significant other observable inputs when obtaining quoted prices for identical or similar assets, or liabilities, in markets that are not active. Level 3 is the least reliable, and uses significant unobservable inputs that uses the best information available under the circumstances, which includes the District's own data in measuring unobservable inputs.

Instead of establishing a written investment policy, the District elected to limit investments to those approved by Florida Statutes and the District Trust Indenture. Authorized District investments include, but are not limited to:

1. The Local Government Surplus Funds Trust Fund (SBA);
2. Securities and Exchange Commission Registered Money Market Funds with the highest credit quality rating from a nationally recognized rating agency;
3. Interest-bearing time deposits or savings accounts in qualified public depositories;
4. Direct obligations of the U.S. Treasury;

Investments made by the District at September 30, 2020 are summarized below. In accordance with GASB 31, investments are reported at fair value.

Investment Type	Fair Value	Credit Rating	Weighted Average Maturity
US Bank Commercial Paper	\$ 5,597,609	A1	NA
Money Market Funds	5,006,076	NA	NA
Certificates of Deposit	220,188	NA	6 months
	<u>\$ 10,823,873</u>		

Credit Risk:

The District's limits credit risk by restricting authorized investments to those described which are either backed by the full faith and credit of the United States Government or maintain the highest credit quality ratings of Moody's or S&P.

NOTE 3 DEPOSITS AND INVESTMENTS (CONTINUED)

Custodial Credit Risk:

In the case of deposits, this is the risk that in the event of a bank failure, the District's deposits may not be returned to it. The District requires that bank deposits be secured as provided by Chapter 280, Florida Statutes. This law requires local governments to deposit funds only in financial institutions designated as qualified public depositories by the Chief Financial Officer of the State of Florida, and creates the Public Deposits Trust Fund, a multiple financial institution pool with the ability to assess its member financial institutions for collateral shortfalls if a default or insolvency has occurred. At September 30, 2020, all of the District's bank deposits were in qualified public depositories.

For an investment, this is the risk that, in the event of the failure of the counterparty, the government will not be able to recover the value of its investments or collateral securities that are in the possession of an outside party. At September 30, 2020, none of the investments listed are exposed to custodial credit risk because their existence is not evidenced by securities that exist in physical or book entry form.

Concentration of Credit Risk:

There is no limit on the amount the District may invest in any one issuer.

Interest Rate Risk:

The District does not specifically address interest rate risk; however, their practice is to apply the prudent-person rule: Investments are made as a prudent person would be expected to act, with discretion and intelligence, to seek reasonable income, preserve capital, and in general, avoid speculative investments. The District invests to provide sufficient liquidity to pay obligations as they come due.

NOTE 4 CAPITAL ASSETS

Capital asset activity for the year ended September 30, 2020 was as follows:

	Beginning Balance	Additions	Disposals	Ending Balance
Governmental Activities:				
Capital Assets Not Being Depreciated:				
Land and land improvements	\$ 11,197,145	\$ -	\$ -	\$ 11,197,145
Construction in progress	1,044,312	1,028,899	-	2,073,211
Total capital assets not being depreciated	12,241,457	1,028,899	-	13,270,356
Capital Assets Being Depreciated:				
Building and improvements	6,691,759	-	-	6,691,759
Infrastructure	9,719,984	-	-	9,719,984
Machinery and equipment	340,524	-	-	340,524
Vehicles	93,007	-	-	93,007
Total capital assets being depreciated	16,845,274	-	-	16,845,274
Less Accumulated Depreciation for:				
Building and improvements	(5,949,612)	(140,779)	-	(6,090,391)
Infrastructure	(6,795,795)	(308,642)	-	(7,104,437)
Machinery and equipment	(244,076)	(16,602)	-	(260,678)
Vehicles	(19,811)	(8,091)	-	(27,902)
Total accumulated depreciation	(13,009,294)	(474,114)	-	(13,483,408)
Total capital assets being depreciated, net	3,835,980	(474,114)	-	3,361,866
Governmental activities capital assets, net	\$ 16,077,437	\$ 554,785	\$ -	\$ 16,632,222

Depreciation was charged to physical environment expense.

NOTE 5 ASSIGNED FUNDS

The District has assigned \$2,267,819 of the general fund balance for use as follows; \$1,395,243 for future repair and replacement of roadways, \$269,053 for pond repair, \$91,102 for sidewalk repair and \$512,421 has been budgeted as a general operating reserve, representing approximately three months of operations expense.

NOTE 6 LONG-TERM LIABILITIES**Series 2018 Special Assessment Revenue Bonds - Public Offering**

On October 1, 2018, the District issued \$8,425,000 of Special Assessment Revenue Bonds Series 2018 consisting of \$3,465,000 Serial Series 2018 due from May 1, 2020 to May 1, 2029 with interest rates ranging from 2.375% to 3.500%; \$1,750,000 Term Bonds Series 2018 due on May 1, 2033 with a fixed interest rate of 3.875% and \$3,210,000 Term Bonds Series 2018 due on May 1, 2039 a fixed interest rate of 4.125%. Interest is due semiannually on each May 1 and November 1. Principal on the Series 2018 Bonds is due annually commencing May 1, 2020 through May 1, 2039.

The Series 2018 Bonds are subject to redemption at the option of the District prior to their maturity and extraordinary mandatory redemption prior to their maturity in the manner determined by the Bond Indenture.

The Bond Indenture requires that the District maintain adequate funds in a reserve account to meet the debt service reserve requirement as defined in the Indenture. The requirement was met at September 30, 2020.

The Bond Indenture has certain restrictions and requirements relating principally to the use of proceeds to pay for the infrastructure improvements and the procedures to be followed by the District on assessments to property owners. The District agreed to levy special assessments in annual amounts adequate to provide payment of debt service and to meet the reserve requirements. The principal and interest on the Series 2018 Special Assessment Revenue Bonds issued under the Indenture are secured by all revenues received by the District from Series 2018 assessments levied and collected on the District lands benefited by the 2018 Project.

As of September 30, 2020, total principal and interest remaining on the Series 2018 Bonds totaled \$11,628,420. For the year ended September 30, 2020, \$608,159 principal and interest was paid. Special assessment revenue pledged was \$610,595.

Long-term debt activity for the year ended September 30, 2020 was as follows:

	Beginning Balance	Additions	Reductions	Ending Balance	Due Within One Year
Governmental activities:					
Bonds Payable:					
Revenue Bond Series 2018	\$ 8,425,000	\$ -	\$ (305,000)	\$ 8,120,000	\$ 310,000
Original Issue Discount	(117,454)	-	4,050	(113,404)	-
Governmental activity long-term liabilities	<u>\$ 8,307,546</u>	<u>\$ -</u>	<u>\$ (300,950)</u>	<u>\$ 8,006,596</u>	<u>\$ 310,000</u>

NOTE 6 LONG-TERM LIABILITIES (CONTINUED)

At September 30, 2020, the scheduled debt service requirements on the bonds payable were as follows:

<u>Year Ending September 30,</u>	<u>Governmental Activities</u>	
	<u>Principal</u>	<u>Interest</u>
2021	\$ 310,000	\$ 295,915
2022	320,000	288,165
2023	330,000	279,765
2024	340,000	270,690
2025	350,000	260,915
2026 - 2030	1,920,000	1,130,995
2031 - 2035	2,320,000	747,469
2036 - 2039	2,230,000	234,506
	<u>\$ 8,120,000</u>	<u>\$ 3,508,420</u>

NOTE 7 LITIGATION

The District is engaged in a liability claim related to a death that took place in December 2013, at the clubhouse owned by the District. The ultimate outcome of the litigation and insurance coverage cannot be determined at this time.

NOTE 8 RISK MANAGEMENT

The District is exposed to various risks of loss related to torts; theft of, damage to, and destruction of assets; errors and omissions; and natural disasters. These risks are covered by commercial insurance from independent third parties. Settled claims from these risks have not exceeded commercial insurance coverage since inception of the District.

COMPLIANCE SECTION

**INDEPENDENT AUDITOR'S REPORT ON INTERNAL CONTROL OVER FINANCIAL REPORTING
AND ON COMPLIANCE AND OTHER MATTERS BASED ON AN AUDIT
OF FINANCIAL STATEMENTS PERFORMED IN ACCORDANCE
WITH GOVERNMENT AUDITING STANDARDS**

To the Board of Supervisors
Meadow Pointe II Community Development District

We have audited, in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States, the financial statements of the governmental activities, and each major fund of the *Meadow Pointe II Community Development District* (the "District") as of and for the year ended September 30, 2020, and the related notes to the financial statements, which collectively comprise the District's basic financial statements, and have issued our report thereon dated March 24, 2021.

Internal Control Over Financial Reporting

In planning and performing our audit of the financial statements, we considered the District's internal control over financial reporting (internal control) as a basis for designing audit procedures that are appropriate in the circumstances for the purpose of expressing opinions on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of the District's internal control. Accordingly, we do not express an opinion on the effectiveness of the District's internal control.

A *deficiency in internal control* exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct misstatements on a timely basis. A *material weakness* is a deficiency, or a combination of deficiencies, in internal control such that there is a reasonable possibility that a material misstatement of the entity's financial statements will not be prevented, or detected and corrected on a timely basis. A *significant deficiency* is a deficiency, or a combination of deficiencies, in internal control that is less severe than a material weakness, yet important enough to merit attention by those charged with governance.

Our consideration of internal control over financial reporting was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control over financial reporting that might be material weaknesses or significant deficiencies. Given these limitations, during our audit, we did not identify any deficiencies in internal control over financial reporting that we consider to be material weaknesses. However, material weaknesses may exist that have not been identified.

Compliance and Other Matters

As part of obtaining reasonable assurance about whether the District's financial statements are free from material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements, noncompliance with which could have a direct and material effect on the determination of financial statement amounts. However, providing an opinion on compliance with those provisions was not an objective of our audit and, accordingly, we do not express such an opinion. The results of our tests disclosed no instances of noncompliance or other matters that are required to be reported under *Government Auditing Standards*.

Purpose of this Report

The purpose of this report is solely to describe the scope of our testing of internal control and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the entity's internal control or on compliance. This report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the entity's internal control and compliance. Accordingly, this communication is not suitable for any other purpose.

McDermitt Davis

Orlando, Florida
March 24, 2021

MANAGEMENT LETTER

Board of Supervisors
Meadow Pointe II Community Development District

Report on the Financial Statements

We have audited the financial statements of the *Meadow Pointe II Community Development District*, (the "District") as of and for the fiscal year ended September 30, 2020, and have issued our report thereon dated March 24, 2021.

Auditor's Responsibility

We conducted our audit in accordance with auditing standards generally accepted in the United States of America; the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States; and Chapter 10.550, Rules of the Auditor General.

Other Reporting Requirements

We have issued our Independent Auditor's Report on Internal Control over Financial Reporting and Compliance and Other Matters Based on an Audit of Financial Statements Performed in Accordance with *Government Auditing Standards* and Independent Auditor's Report on an examination conducted in accordance with *AICPA Professional Standards*, AT-C Section 315, regarding compliance requirements in accordance with Chapter 10.550, rules of the Auditor General. Disclosures in those reports, which are dated March 24, 2021, should be considered in conjunction with this management letter.

Prior Audit Findings

Section 10.554(1)(i)1., Rules of the Auditor General, require that we determine whether or not corrective actions have been taken to address findings and recommendations made in the preceding annual financial audit report. There were no such findings in the preceding annual financial audit report.

Official Title and Legal Authority

Section 10.554(1)(i)4., Rules of the Auditor General, requires that the name or official title and legal authority for the primary government and each component unit of the reporting entity be disclosed in this management letter, unless disclosed in the notes to the financial statements. This information has been disclosed in the notes to the financial statements.

Financial Condition and Management

Section 10.554(1)(i)5.a. and 10.556(7), Rules of the Auditor General, require us to apply appropriate procedures and communicate the results of our determination as to whether or not the District has met one or more of the conditions described in Section 218.503(1), Florida Statutes, and to identify of the specific condition(s) met. In connection with our audit, we determined that the District did not meet any of the conditions described in Section 218.503(1), Florida Statutes.

Pursuant to Sections 10.554(1)(i)5.b. and 10.556(8), Rules of the Auditor General, we applied financial condition assessment procedures for the District. It is management's responsibility to monitor the District's financial condition, and our financial condition assessment was based in part on representations made by management and the review of financial information provided by same.

Section 10.554(1)(i)2., Rules of the Auditor General, requires that we communicate any recommendations to improve financial management. In connection with our audit, we did not have any such recommendations.

Additional Matters

Section 10.554(1)(i)3., Rules of the Auditor General, requires us to communicate noncompliance with provisions of contracts or grant agreements, or abuse, that have occurred, or are likely to have occurred, that have an effect on the financial statements that is less than material but which warrants the attention of those charged with governance. In connection with our audit, we did not note any such findings.

Purpose of this Letter

Our management letter is intended solely for the information and use of the Legislative Auditing Committee, members of the Florida Senate and the Florida House of Representatives, the Florida Auditor General, Federal and other granting agencies, the Board of Supervisors and applicable management, and is not intended to be and should not be used by anyone other than these specified parties.

McDiarmid Davis

Orlando, Florida
March 24, 2021

**INDEPENDENT ACCOUNTANT'S REPORT ON COMPLIANCE WITH
THE REQUIREMENTS OF SECTION 218.415, FLORIDA STATUTES**

Board of Supervisors
Meadow Pointe II Community Development District

We have examined Meadow Pointe II Community Development District's (the District) compliance with the requirements of Section 218.415, Florida Statutes, during the year ended September 30, 2020. Management is responsible for the District's compliance with those requirements. Our responsibility is to express an opinion on the District's compliance based on our examination.

Our examination was conducted in accordance with attestation standards established by the American Institute of Certified Public Accountants and the standards applicable to attestation engagements contained in *Government Auditing Standards* issued by the Comptroller General of the United States and, accordingly, included examining, on a test basis, evidence about the District's compliance with those requirements and performing such other procedures as we considered necessary in the circumstances. We believe that our examination provides a reasonable basis for our opinion. Our examination does not provide a legal determination on the District's compliance with specified requirements.

In our opinion, the District complied, in all material respects, with the aforementioned requirements for the year ended September 30, 2020.

McDermitt Davis

Orlando, Florida
March 24, 2021

9B.

MEADOW POINTE II COMMUNITY DEVELOPMENT DISTRICT

**REQUEST FOR QUALIFICATIONS FOR
PROFESSIONAL ENGINEERING SERVICES**

Pasco County, Florida

FEBRUARY 5, 2021

**TABLE OF CONTENTS
FOR SELECTION MANUAL**

Public Notice

Instructions to Applicants

Evaluation Criteria

Standard Form 330

Affidavit of Acknowledgments

Sworn Statement Regarding Public Entity Crimes

Form of Contract

**REQUEST FOR QUALIFICATIONS FOR PROFESSIONAL ENGINEERING SERVICES
FOR THE MEADOW POINTE II COMMUNITY DEVELOPMENT DISTRICT**

The Meadow Pointe II Community Development District (the “**District**”), located in Pasco County, Florida, announces that it is soliciting professional engineering services to be performed on a continuing basis for the District’s earthwork, stormwater management systems, roadway improvements, landscape, irrigation, signage and lighting improvements, preserve areas, and other public improvements authorized by Chapter 190, *Florida Statutes*. The engineering firm or individual selected will act in the general capacity of District Engineer and will provide District engineering services, as required.

The selection manual (“**Selection Manual**”), including the scope of work, instructions to applicants, evaluation criteria and other documents, will be available for public inspection.

Any firm or individual (“**Applicant**”) desiring to provide professional engineering services to the District must: (1) hold applicable federal, state and local licenses; (2) be authorized to do business in Florida in accordance with Florida law; and (3) furnish a statement (“**Qualification Statement**”) of its qualifications and past experience on U.S. General Service Administration’s “Architect-Engineer Qualifications, Standard Form No. 330,” along with pertinent supporting data.

The District will review all Applicants consistent with Florida law, including the Consultant’s Competitive Negotiations Act, Chapter 287, *Florida Statutes* (“**CCNA**”). Each interested Applicant must submit an original copy and one (1) electronic copy (PDF format on a USB flash drive) of the Qualification Statement, along with all other requested attachments, by **11:00 a.m. on March 8, 2021** (“**Submittal Deadline**”), to the attention of Bob Nanni, District Manager, 2654 Cypress Ridge Boulevard, Suite 101, Wesley Chapel, FL 33544.

Furthermore, all Applicants – and specifically the individual(s) who would be responsible for providing the engineering services and interacting with the District’s representatives on a day-to-day basis – shall be available to present the Applicant’s Qualifications Statement and respond to questions at the District’s **March 17, 2021**, Board meeting to be held at **6:30 p.m.** at the Meadow Pointe II Clubhouse, 30051 County Line Road, Wesley Chapel, FL 33543, and, upon the District Board’s request, such other meetings as the District’s Board may designate (contact the District Manager for time/location, and any adjustments to the date).

The Board shall select and rank the Applicants using the requirements set forth in the CCNA and Selection Manual, and the highest ranked Applicant will be requested to enter into contract negotiations. If an agreement cannot be reached between the District and the highest ranked Applicant, negotiations will cease and begin with the next highest ranked Applicant, and if these negotiations are unsuccessful, will continue to the third highest ranked Applicant, and so forth.

Any protest regarding the terms of this Notice, or the Selection Manual on file with the District Manager, must be filed in writing, within seventy-two (72) hours after the Submittal Deadline. The formal protest setting forth with particularity the facts and law upon which the protest is based shall be filed within seven (7) calendar days after the initial notice of protest was filed. Failure to timely file a notice of protest or failure to timely file a formal written protest shall constitute a waiver of any right to object or protest any matters relating to the Selection Manual. Any person who files a notice of protest shall provide to the District, simultaneous with the filing of the notice, a protest bond with a responsible surety to be approved by the District and in the amount of Five Hundred Dollars (\$500.00). Furthermore, there is no express or implied obligation for the District to reimburse Applicants for any expenses associated with the preparation and submittal of the Qualification Statements in response to this request. Additional

information and requirements regarding protests are set forth in the Selection Manual and the District's Rules of Procedure, which are available from the District Manager.

Any and all questions relative to this Request for Qualifications shall be directed in writing by e-mail only to Bob Nanni at Bob.Nanni@inframark.com.

Bob Nanni
District Manager
Run Date: February 5, 2021

MEADOW POINTE II COMMUNITY DEVELOPMENT DISTRICT
REQUEST FOR QUALIFICATIONS FOR PROFESSIONAL ENGINEERING SERVICES
Pasco County, Florida

Instructions to Applicants

SECTION 1. DUE DATE. Any interested applicant (“**Applicant**”) must submit its Qualification Statement (defined herein) no later than **11:00 a.m. (EST) on March 8, 2021** (“**Submittal Deadline**”), at the Offices of the District Manager, 2654 Cypress Ridge Boulevard, Suite 101, Wesley Chapel, FL 33544. Attention: Bob Nanni.

SECTION 2. SCOPE OF WORK. The District is a special purpose unit of local government established under Chapter 190, *Florida Statutes*, for the purpose of financing, acquiring, constructing, operating and maintaining public infrastructure improvements. Related thereto, the District is soliciting qualification statements for professional engineering services for the District’s earthwork, stormwater management systems, roadway improvements, landscape, irrigation, signage and lighting improvements, preserve areas, and other public improvements authorized by Chapter 190, *Florida Statutes*. This work shall also include all related permit applications, as well as, any renewals and modifications to the District’s permits. In addition, the District’s engineer will be required to attend meetings of the District’s Board of Supervisors when requested. This work (“**Project**”) shall be performed on an as-needed, continuing basis as requests are received.

SECTION 3. CONTENTS OF QUALIFICATION STATEMENTS. Each Applicant shall submit a qualification statement (“**Qualification Statement**”) using U.S. General Service Administration’s “Architect-Engineer Qualifications, Standard Form No. 330,” and shall additionally provide all of the following information as part of such Qualification Statement regardless of whether the information is called for by Form 330 or not:

- a) A listing of the position / title and corporate responsibilities of key management or supervisory personnel. Include résumés for each person listed, and list years of experience in present position for each party listed and years of experience on projects similar to the Project;
- b) A listing of the engineer point of contact and any other personnel (or subcontractors) proposed for the Project. Include résumés for each person listed, and list years of experience in present position for each party listed and years of experience on projects similar to the Project;
- c) Information relating to the Applicant’s past experience and performance for projects similar to the Project. **Please specifically describe any prior or current experience with community development districts established under Chapter 190, Florida Statutes.**
- d) At least three (3) references from projects of similar scope to the Project. Include information relating to the work conducted for each reference as well as a name, address and phone number of a contact person. The Applicant acknowledges and agrees by submitting a Qualification Statement that the District may contact such references;
- e) A brief narrative description of the Applicant’s approach to providing the services as described herein;
- f) Information relating to whether the Applicant is a certified minority business enterprise;

- g) Information relating to the Applicant's willingness and ability to meet time and budget requirements;
- h) Information relating to the geographic location of the Applicant's headquarters and local offices;
- i) Information relating to the recent, current and projected workloads of the Applicant;
- j) Information relating to the volume of work previously awarded to the Applicant by the District;
- k) Information relating to the Applicant's financial capacity;
- l) A listing of the Applicant's current state, federal, and local licenses and the statuses of the same;
- m) A current certificate of insurance, or equivalent information, identifying the Applicant's current insurance limits and demonstrating the Applicant's errors and omissions and other insurance;
- n) Information relating to whether, over the past 10 years, Applicant has been terminated from any contract, and, if so, the reasons for such termination, and, if no such conditions exist, Applicant shall affirmatively disclose the same;
- o) Information relating to whether, over the past 10 years, Applicant has defaulted on any contract or is in arrears on any contract, or for failure to demonstrate proper licensure and business organization, and, if no such conditions exist, Applicant shall affirmatively disclose the same;
- p) Information relating to whether, over the past 10 years, Applicant has been involved in any litigation involving any contract or work and the status and/or results of such litigation, and, if no such conditions exist, Applicant shall affirmatively disclose the same;
- q) Information relating to whether, over the past 10 years, Applicant has been the subject of any governmental action of any kind (e.g., investigation, proceeding, penalty, licensure issue, etc.) and the status and/or results of such action, and, if no such conditions exist, Applicant shall affirmatively disclose the same; and
- r) Completion of any other forms contained within this Selection Manual.

Applicants shall not submit as part of any Qualification Statement a proposal for the compensation to be paid under the agreement.

SECTION 4. INSURANCE. As noted above, each Applicant should include as part of its Qualification Statement a current Certificate of Insurance, or equivalent information, identifying the Applicant's current insurance limits and demonstrating the Applicant's ability to provide errors and omissions and other insurance. As part of any contract negotiations and final contract with the Applicant, the District may require that the Applicant provide such coverage in connection with the Project and identify the District, and the District's officers, supervisors, agents, staff, and representatives as additional insureds, and, in the event an Applicant is unable to provide such insurance, the District reserves the right to cease negotiations with that Applicant and enter into negotiations with the next highest qualified Applicant. The District further reserves the right to revise the insurance and indemnification requirements, among other contract provisions, in connection with any contract negotiations.

SECTION 5. FINANCIAL CAPACITY. In evaluating the Qualification Statements, the District may consider the financial capacity of each Applicant, and accordingly each Applicant should submit relevant information regarding financial capacity, as stated above. In the event the Applicant enters into contract negotiations with the District, the District may in its sole discretion require that the Applicant provide sufficient proof of financial capacity, including, if requested, audited financial statements from the last three years.

SECTION 6. INTERPRETATIONS AND ADDENDA. All questions about the meaning or intent of the Selection Manual are to be directed in writing via e-mail only to Bob Nanni, District Manager, at Bob.Nanni@inframark.com. The deadline for submitting such questions shall be **12:00 p.m. (EST) on February 26, 2021**. Additionally, the District reserves the right in its sole discretion to make changes to the Selection Manual up until the deadline for submitting the Qualification Statements. Interpretations or clarifications considered necessary in response to any questions, and any changes to the Selection Manual up until the time of Qualification Statement opening, will be issued by Addenda, to all parties recorded as having received the Selection Manual. Only questions answered by formal written Addenda will be binding. No interpretations will be given verbally. All questions and answers will be distributed to all Applicants. No inquiries will be accepted from subcontractors; the Applicant shall be responsible for all queries. In submitting a Qualification Statement, each Applicant shall submit an acknowledgment of receipt of all Addenda and represents that it has read and understands the Selection Manual and that the Qualification Statement is made in accordance therewith.

SECTION 7. SUBMISSION OF QUALIFICATION STATEMENT. Each Applicant shall submit an original copy and one (1) electronic copy (PDF format on a USB flash drive) of the Qualification Statement forms, along with other requested attachments, at the time and place indicated herein, which shall be enclosed in an envelope, marked with the project title and name and address of the Applicant and accompanied by the required documents. If the Qualification Statement is sent through the mail or other delivery system, the sealed envelope shall be enclosed in an envelope with a notation "QUALIFICATION STATEMENT FOR MEADOW POINTE II COMMUNITY DEVELOPMENT DISTRICT ENCLOSED – ENGINEERING SERVICES" on the face of it.

SECTION 8. MODIFICATION AND WITHDRAWAL. Qualification Statements may be modified or withdrawn by an appropriate document duly executed and delivered to the place where Qualification Statements are to be submitted at any time prior to the time and date the Qualification Statements are due; provided however, additional information may be requested and/or provided to evidence compliance, make non-material modifications, clarifications or supplementations, and as otherwise permitted by Florida law. No Qualification Statement may be withdrawn after opening for a period of one hundred twenty (120) days.

SECTION 9. PUBLIC PRESENTATIONS. In connection with evaluating Qualification Statements submitted to the District, the District's Board of Supervisors ("Board") may elect to require public presentations by no fewer than three (3) Applicants (unless fewer submit) regarding an Applicant's Qualification Statement, approach to the Project, ability to furnish required services for the Project, and any relevant questions for the Applicant. The individual(s) who would be responsible for providing the engineering services and interacting with the District's representatives on a day-to-day basis shall be available at such presentations. The presentations are initially scheduled to occur at the District's **March 17, 2021, 6:30 p.m.** meeting, to be held at the Meadow Pointe II Clubhouse, 30051 County Line Road, Wesley Chapel, FL 33543, as well as at such other meeting or meetings as the District's Board may designate (contact the District Manager for time/location, and any adjustments to the date).

SECTION 10. EVALUATION OF QUALIFICATION STATEMENTS; NEGOTIATION PROCESS; CONTRACT AWARD. The Board shall review and rank the Applicants based on the information provided

in the Qualification Statement, any interviews with references, any information from public presentations, and any other information generally within the knowledge of the Board or the District's staff, and using the requirements set forth in the CCNA and in this Selection Manual. Chapter 112, Florida Statutes, will govern any voting conflicts of interest, and as such a voting conflict of interest may arise solely where there is a personal financial interest relating to the contract award.

The highest ranked Applicant will be requested to provide a proposal for compensation to be paid under the agreement and shall enter into contract negotiations. If an agreement cannot be reached between the District and the highest ranked Applicant, negotiations will cease and begin with the next highest ranked Applicant, and if these negotiations are unsuccessful, will continue to the third highest ranked Applicant. In connection with any public presentations, the Board may elect to make an initial ranking of Applicants, select only the top three (or all) Applicants to make public presentations, and then further adjust the rankings based on the presentations, or may adjust the process involving public presentations in its sole discretion. Within fourteen (14) days of the conclusion of any successful contract negotiations, the District and successful Applicant shall enter into an agreement in a form substantially similar to that set forth in the Selection Manual (subject to the terms of this Selection Manual).

SECTION 11. BASIS OF AWARD/RIGHT TO REJECT. The District reserves the right to reject any and all Qualification Statements and waive any informalities or irregularities in Qualification Statements where in the best interests of the District, and as determined by the District's Board in its sole discretion.

SECTION 12. MANDATORY AND PERMISSIVE REQUIREMENTS. Notwithstanding anything else within the Selection Manual, the only mandatory requirements of this Selection Manual for Applicants are that each Applicant must (a) be authorized to do business in Florida, and (b) hold all required State and Federal licenses in good standing. All other requirements set forth in the Selection Manual shall be deemed "permissive," in that an Applicant's failure to meet any requirement described in mandatory terms such as "shall," "will," "mandatory," or similar language does not automatically disqualify the Applicant's Qualification Statement, but instead in the Board's discretion may result in the disqualification of a Qualification Statement or alternatively may be taken into account in the evaluation and scoring of the Qualification Statement.

SECTION 13. PROTESTS. Any protest relating to the Selection Manual, including but not limited to protests relating to the Qualification Statement notice, the instructions, the contract form, the scope of work, the evaluation criteria, the evaluation process established in the Selection Manual, or any other issues or items relating to the Selection Manual, must be filed in writing, within seventy-two (72) hours after the Submittal Deadline. A formal protest setting forth with particularity the facts and law upon which the protest is based shall be filed within seven (7) calendar days after the initial notice of protest was filed. Failure to timely file a notice of protest or failure to timely file a formal written protest shall constitute a waiver of any right to object or protest relating to the aforesaid Selection Manual.

Any person who files a notice of protest of any kind shall provide to the District, simultaneous with the filing of the notice, a protest bond with a responsible surety to be approved by the District and in the amount of Five Hundred Dollars (\$500.00). In the event the protest is successful, the protest bond shall be refunded to the protestor. In the event the protest is unsuccessful, the protest bond shall be applied towards the District's costs, expenses and attorney's fees associated with hearing and defending the protest. In the event that the protest is settled, the protest bond may be applied as set forth in the settlement agreement. No Applicant shall be entitled to recover any costs of Qualification Statement preparation or other participation in the selection process, regardless of the outcome of any protest.

SECTION 14. LIMITATION OF LIABILITY. Nothing herein shall be construed as or constitute a waiver of District's limitations on liability contained in Section 768.28, *Florida Statutes*, or other statute or law.

SECTION 15. PUBLIC RECORDS. The District is a governmental entity, and, accordingly, the Qualification Statements will become public record. That said, Florida law does recognize certain exceptions from the public records laws. In the event that the Applicant believes that any particular portion of the Qualification Statement is exempt from disclosure, the Applicant shall mark the exempt pages as "CONFIDENTIAL – EXEMPT FROM DISCLOSURE." In the event that the District receives a public records request relating to such records, the District will notify the Applicant. In the event that the District reasonably and in good faith believes that the Applicant's information is not confidential or exempt under Florida law, the District may provide the information in response to the request and will not be responsible for any liability, claims, damages or losses arising from such disclosure. In the event that a claim of any kind is filed challenging the confidentiality of the Applicant's information, the District may require the Applicant to indemnify, defend, and hold harmless the District and its staff and representatives from all claims, liabilities, damages, losses and costs, including, but not limited to, reasonable attorney's fees, relating to the claim.

SECTION 16. E-VERIFY REQUIREMENT. In accordance with Section 448.095, Florida Statutes, if selected, Applicant shall, prior to entering into a contract with the District, utilize the U.S. Department of Homeland Security's E-Verify System to verify the employment eligibility of: (a) all persons employed by Applicant throughout the term of the contract with the District; and (b) all persons, including subcontractors, retained or hired by the Applicant, regardless of compensation, to perform work on the services provided pursuant to the contract with the District or any work assignment thereunder.

SECTION 17. SUBMISSION OF ONLY ONE PROPOSAL. Applicants may be disqualified and their Qualification Statements rejected if the District has reason to believe that collusion may exist among Applicants, the Applicant has defaulted on any previous contract, or is in arrears on any previous or existing contract, or for failure to demonstrate proper licensure and business organization.

SECTION 18. FAMILIARITY WITH THE LAW. By submitting a Qualification Statement, the Applicant is assumed to be familiar with all federal, state, and local laws, ordinances, rules and regulations that in any manner affect the work. Ignorance on the part of the Applicant will in no way relieve it from responsibility to perform the work covered by the Applicant in compliance with all such laws, ordinances and regulations.

SECTION 19. PUBLIC ENTITY CRIMES. Pursuant to Section 287.133(3)(a), *Florida Statutes*:

A person or affiliate who has been placed on the convicted vendor list following a conviction for a public entity crime may not submit a bid, proposal, or reply on a contract to provide any goods or services to a public entity; may not submit a bid, proposal, or reply on a contract with a public entity for the construction or repair of a public building or public work; may not submit bids, proposals, or replies on leases of real property to a public entity; may not be awarded or perform work as a contractor, supplier, subcontractor, or consultant under a contract with any public entity; and may not transact business with any public entity in excess of the threshold amount provided in s. 287.017 for CATEGORY TWO for a period of 36 months following the date of being placed on the convicted vendor list.

Applicant represents that in submitting a Qualification Statement, the Applicant has not been placed on the convicted vendor list within the last 36 months and, in the event that the Applicant is placed on the convicted vendor list, the Applicant shall immediately notify the District whereupon the Applicant may be disqualified.

SECTION 20. TABLE OF DEADLINES. For the convenience of the Applicants, the table provided below lists the relevant dates and times for the relevant aforementioned deadlines and events:

Event	Time
Availability of Selection Manual	9:00a.m. (EST) on February 5, 2021
Deadline for Submission of Questions Regarding Selection Manual	12:00p.m. (EST) on February 26, 2021
Deadline for Submission of Qualification Statement and Other Required Materials	11:00a.m. (EST) on March 8, 2021
Deadline for Selection Manual Protests	Seventy-two (72) hours after the Submittal Deadline, with a more formal and detailed protest due seven (7) calendar days after the initial notice of protest was filed.
Qualification Presentation at Meeting of District's Board of Supervisors	6:30p.m. (EST) on March 17, 2021

It is anticipated that the District's Board of Supervisors will make a final ranking regarding this Request for Qualifications at the District's March 17, 2021, Board of Supervisors meeting.

MEADOW POINTE II COMMUNITY DEVELOPMENT DISTRICT

REQUEST FOR QUALIFICATIONS FOR PROFESSIONAL ENGINEERING SERVICES Pasco County, Florida

Evaluation Criteria

1) Ability and Adequacy of Professional Personnel (Weight: 20 Points)

Consider the capabilities and experience of key personnel within the firm including certification, training, and education; affiliations and memberships with professional organizations; etc.

2) Engineer's Past Performance and Experience (Weight: 25 Points)

Experience on projects similar to the Project, and past performance regarding such projects; character, integrity, and reputation of respondent; etc.

3) Project Approach (Weight: 15 Points)

Consider the firm's initial strategy for addressing the Project.

4) Geographic Location (Weight: 5 Points)

Consider the geographic location of the firm's headquarters, offices and personnel in relation to the project.

5) Ability to Meet Time and Budget Requirements (Weight: 10 Points)

Consider the consultant's ability to meet time and budget requirements including staffing levels and past performance on previous projects; etc.

6) Certified Minority Business Enterprise (Weight: 5 Points)

Consider whether the firm is a Certified Minority Business Enterprise. Award either all eligible points or none.

7) Recent, Current and Projected Workloads (Weight: 5 Points)

Consider the recent, current and projected workloads of the firm.

8) Volume of Work Previously Awarded to Engineer by District (Weight: 5 Points)

Consider the desire to diversify the firms that receive work from the District; etc.

9) Financial Capacity (Weight: 10 Points)

Consider the firm's financial capacity and insurance levels.

APPLICANT'S TOTAL SCORE (100 Points Possible)

MEADOW POINTE II COMMUNITY DEVELOPMENT DISTRICT

**REQUEST FOR QUALIFICATIONS FOR
PROFESSIONAL ENGINEERING SERVICES
Pasco County, Florida**

Architect-Engineer Qualifications, Standard Form 330
(OMB No. 9000-0157, Expires 12/31/2020)

ARCHITECT-ENGINEER QUALIFICATIONS

PART I - CONTRACT-SPECIFIC QUALIFICATIONS

A. CONTRACT INFORMATION

1. TITLE AND LOCATION (City and State)

2. PUBLIC NOTICE DATE

3. SOLICITATION OR PROJECT NUMBER

B. ARCHITECT-ENGINEER POINT OF CONTACT

4. NAME AND TITLE

5. NAME OF FIRM

6. TELEPHONE NUMBER

7. FAX NUMBER

8. E-MAIL ADDRESS

C. PROPOSED TEAM

(Complete this section for the prime contractor and all key subcontractors.)

	(Check)				9. FIRM NAME	10. ADDRESS	11. ROLE IN THIS CONTRACT
	PRIME	JV	PARTNER	SUBCONTRACTOR			
a.					<input type="checkbox"/> CHECK IF BRANCH OFFICE		
b.					<input type="checkbox"/> CHECK IF BRANCH OFFICE		
c.					<input type="checkbox"/> CHECK IF BRANCH OFFICE		
d.					<input type="checkbox"/> CHECK IF BRANCH OFFICE		
e.					<input type="checkbox"/> CHECK IF BRANCH OFFICE		
f.					<input type="checkbox"/> CHECK IF BRANCH OFFICE		

D. ORGANIZATIONAL CHART OF PROPOSED TEAM

☐ (Attached)

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT*(Complete one Section E for each key person.)*

12. NAME	13. ROLE IN THIS CONTRACT	14. YEARS EXPERIENCE	
		a. TOTAL	b. WITH CURRENT FIRM
15. FIRM NAME AND LOCATION (City and State)			
16. EDUCATION (Degree and Specialization)		17. CURRENT PROFESSIONAL REGISTRATION (State and Discipline)	
18. OTHER PROFESSIONAL QUALIFICATIONS (Publications, Organizations, Training, Awards, etc.)			

19. RELEVANT PROJECTS

a.	(1) TITLE AND LOCATION (City and State)	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION (If applicable)
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE <input type="checkbox"/> Check if project performed with current firm		
b.	(1) TITLE AND LOCATION (City and State)	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION (If applicable)
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE <input type="checkbox"/> Check if project performed with current firm		
c.	(1) TITLE AND LOCATION (City and State)	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION (If applicable)
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE <input type="checkbox"/> Check if project performed with current firm		
d.	(1) TITLE AND LOCATION (City and State)	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION (If applicable)
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE <input type="checkbox"/> Check if project performed with current firm		
e.	(1) TITLE AND LOCATION (City and State)	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION (If applicable)
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE <input type="checkbox"/> Check if project performed with current firm		

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT <i>(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)</i>		20. EXAMPLE PROJECT KEY NUMBER		
21. TITLE AND LOCATION (City and State)	22. YEAR COMPLETED <table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 50%; padding: 2px;">PROFESSIONAL SERVICES</td> <td style="width: 50%; padding: 2px;">CONSTRUCTION <i>(If applicable)</i></td> </tr> </table>		PROFESSIONAL SERVICES	CONSTRUCTION <i>(If applicable)</i>
PROFESSIONAL SERVICES	CONSTRUCTION <i>(If applicable)</i>			
23. PROJECT OWNER'S INFORMATION				
a. PROJECT OWNER	b. POINT OF CONTACT NAME	c. POINT OF CONTACT TELEPHONE NUMBER		
24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT <i>(Include scope, size, and cost)</i>				

25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT			
a.	(1) FIRM NAME	(2) FIRM LOCATION <i>(City and State)</i>	(3) ROLE
b.	(1) FIRM NAME	(2) FIRM LOCATION <i>(City and State)</i>	(3) ROLE
c.	(1) FIRM NAME	(2) FIRM LOCATION <i>(City and State)</i>	(3) ROLE
d.	(1) FIRM NAME	(2) FIRM LOCATION <i>(City and State)</i>	(3) ROLE
e.	(1) FIRM NAME	(2) FIRM LOCATION <i>(City and State)</i>	(3) ROLE
f.	(1) FIRM NAME	(2) FIRM LOCATION <i>(City and State)</i>	(3) ROLE

G. KEY PERSONNEL PARTICIPATION IN EXAMPLE PROJECTS

[illegible]

29. EXAMPLE PROJECTS KEY

NUMBER	TITLE OF EXAMPLE PROJECT (From Section F)	NUMBER	TITLE OF EXAMPLE PROJECT (From Section F)
1		6	
2		7	
3		8	
4		9	
5		10	

H. ADDITIONAL INFORMATION

30. PROVIDE ANY ADDITIONAL INFORMATION REQUESTED BY THE AGENCY. ATTACH ADDITIONAL SHEETS AS NEEDED.

I. AUTHORIZED REPRESENTATIVE
The foregoing is a statement of facts.

31. SIGNATURE

32. DATE

33. NAME AND TITLE

ARCHITECT-ENGINEER QUALIFICATIONS

1. SOLICITATION NUMBER (If any)

PART II - GENERAL QUALIFICATIONS

(If a firm has branch offices, complete for each specific branch office seeking work.)

2a. FIRM (or Branch Office) NAME			3. YEAR ESTABLISHED		4. UNIQUE ENTITY IDENTIFIER	
2b. STREET			5. OWNERSHIP			
2c. CITY			2d. STATE		2e. ZIP CODE	
6a. POINT OF CONTACT NAME AND TITLE			a. TYPE			
6b. TELEPHONE NUMBER			6c. EMAIL ADDRESS			
8a. FORMER FIRM NAME(S) (If any)			8b. YEAR ESTABLISHED		8c. UNIQUE ENTITY IDENTIFIER	
7. NAME OF FIRM (If Block 2a is a Branch Office)			b. SMALL BUSINESS STATUS			

[illegible]

11. ANNUAL AVERAGE PROFESSIONAL SERVICES REVENUES OF FIRM FOR LAST 3 YEARS <i>(Insert revenue index number shown at right)</i>		PROFESSIONAL SERVICES REVENUE INDEX NUMBER	
a. Federal Work		1. Less than \$100,000	6. \$2 million to less than \$5 million
b. Non-Federal Work		2. \$100,000 to less than \$250,000	7. \$5 million to less than \$10 million
c. Total Work		3. \$250,000 to less than \$500,000	8. \$10 million to less than \$25 million
		4. \$500,000 to less than \$1 million	9. \$25 million to less than \$50 million
		5. \$1 million to less than \$2 million	10. \$50 million or greater

12. AUTHORIZED REPRESENTATIVE

12. AUTHORIZED REPRESENTATIVE
The foregoing is a statement of facts.

a. SIGNATURE		b. DATE
c. NAME AND TITLE		

AFFIDAVIT OF ACKNOWLEDGMENTS

STATE OF _____
COUNTY OF _____

Before me, the undersigned authority, appeared the affiant, _____, and having taken an oath, affiant, based on personal knowledge, deposes and states:

1. I am over eighteen (18) years of age and competent to testify as to the matters contained herein. I serve in the capacity of _____ for _____ ("**Applicant**"), and am authorized to make this Affidavit of Acknowledgments on behalf of Applicant.

2. I assisted with the preparation of, and have reviewed, the Applicant's Qualification Statement ("**Qualification Statement**") provided in response to the Meadow Pointe II Community Development District Request for Qualifications for Professional Engineering Services. All of the information provided therein is full and complete, and truthful and accurate. I understand that intentional inclusion of false, deceptive or fraudulent statements, or the intentional failure to include full and complete answers, may constitute fraud; and, that the District may consider such action on the part of the Applicant to constitute good cause for rejection of the Qualification Statement.

3. I do hereby certify that the Applicant has submitted only a single Qualification Statement and has not, either directly or indirectly, participated in collusion relating to the submission of the Qualification Statement.

4. The Applicant agrees through submission of the Qualification Statement to honor its Qualification Statement for one hundred and twenty (120) days from the opening of the Qualification Statements, and if awarded the contract on the basis of this Qualification Statement and further negotiations with the District, to enter into and execute the contract in a form substantially similar to that included in the Selection Manual.

5. The Applicant acknowledges the receipt of the complete Selection Manual as provided by the District and as described in the Selection Manual's Table of Contents, and, to the extent that Addendums have been issued, the receipt of the following Addendum Nos.:
 _____.

6. By signing below, and by not filing a protest within the seventy-two (72) hour period after the Submittal Deadline, the Applicant acknowledges that (i) the Applicant has read, understood, and accepted the Selection Manual; (ii) the Applicant has had an opportunity to consult with legal counsel regarding the Selection Manual; (iii) the Applicant has agreed to the terms of the Selection Manual; and (iv) the Applicant has waived any right to challenge any matter relating to the Selection Manual, including but not limited to any protest relating to the Qualification Statement notice, instructions, the contract form, the scope of work, the evaluation criteria, the evaluation process established in the Selection Manual, or any other issues or items relating to the Selection Manual.

7. The Applicant authorizes and requests any person, firm or corporation to furnish any pertinent information requested by the Meadow Pointe II Community Development District, or its authorized agents, deemed necessary to verify the statements made in the Qualification Statement, or regarding the ability, standing, integrity, quality of performance, efficiency, and general reputation of the Applicant.

Under penalties of perjury under the laws of the State of Florida, I declare that I have read the foregoing Affidavit of Acknowledgments and that the foregoing is true and correct.

Dated this _____ day of _____, 2021.

Applicant: _____

By: _____

Title: _____

STATE OF _____
COUNTY OF _____

Acknowledged before me by means of __ physical presence or __ online notarization this _____ day of _____, 2021, by _____ of _____, who is () personally known to me or () have produced _____ as identification.

Notary Public

Print Name: _____

My Commission Expires: _____

**SWORN STATEMENT UNDER SECTION 287.133,
FLORIDA STATUTES, REGARDING PUBLIC ENTITY CRIMES**

***THIS FORM MUST BE SIGNED AND SWORN TO IN THE PRESENCE OF A NOTARY PUBLIC
OR OTHER OFFICIAL AUTHORIZED TO ADMINISTER OATHS.***

This sworn statement is submitted to Meadow Pointe II Community Development District.

1. I am over eighteen (18) years of age and competent to testify as to the matters contained herein. I serve in the capacity of _____ for _____ ("Applicant"), and am authorized to make this Sworn Statement on behalf of Applicant.
2. Applicant's business address is _____.
3. Applicant's Federal Employer Identification Number (FEIN) is _____.
(If the Applicant has no FEIN, include the Social Security Number of the individual signing this sworn statement: _____.)
4. I understand that a "public entity crime" as defined in Section 287.133(1)(g), *Florida Statutes*, means "a violation of any state or federal law by a person with respect to and directly related to the transaction of business with any public entity or with an agency or political subdivision of any other state or with the United States, including, but not limited to, any bid, proposal, reply, or contract for goods or services, any lease for real property, or any contract for the construction or repair of a public building or public work, involving antitrust, fraud, theft, bribery, collusion, racketeering, conspiracy, or material misrepresentation."
5. I understand that "convicted" or "conviction" as defined in Section 287.133(1)(b), *Florida Statutes*, means "a finding of guilt or a conviction of a public entity crime, with or without an adjudication of guilt, in any federal or state trial court of record relating to charges brought by indictment or information after July 1, 1989, as a result of jury verdict, nonjury trial, or entry of a plea of guilty or nolo contendere."
6. I understand that an "affiliate" as defined in Section 287.133(1)(a), *Florida Statutes*, means:

A predecessor or successor of a person convicted of a public entity crime; or

An entity under the control of any natural person who is active in the management of the entity and who has been convicted of a public entity crime. The term "affiliate" includes those officers, directors, executives, partners, shareholders, employees, members, and agents who are active in the management of an affiliate. The ownership by one person of shares constituting a controlling interest in another person, or a pooling of equipment or income among persons when not for fair market value under an arm's length agreement, shall be a prima facie case that one person controls another person. A person who knowingly enters into a joint venture with a person who has been convicted of a public entity crime in Florida during the preceding 36 months shall be considered an affiliate.

7. I understand that a "person" as defined in Section 287.133(1)(e), *Florida Statutes*, means "any natural person or entity organized under the laws of any state or of the United States with the legal power to enter into a binding contract and which bids or applies to bid on contracts let by a public entity, or which otherwise transacts or applies to transact business with a public entity. The term 'person' includes those officers, directors, executives, partners, shareholders, employees, members, and agents who are active in management of an entity."
8. Based on information and belief, the statement which I have marked below is true in relation to the Applicant submitting this sworn statement. (Please indicate which statement applies.)

_____ Neither the entity submitting this sworn statement, nor any officers, directors, executives, partners, shareholders, employees, members, or agents who are active in management of the entity, nor any affiliate of the entity, have been charged with and convicted of a public entity crime subsequent to July 1, 1989.

_____ The entity submitting this sworn statement, or one or more of the officers, directors, executives, partners, shareholders, employees, members or agents who are active in management of the entity or an affiliate of the entity, has been charged with and convicted of a public entity crime subsequent to July 1, 1989, AND (please indicate which additional statement applies):

_____ There has been a proceeding concerning the conviction before an Administrative Law Judge of the State of Florida, Division of Administrative Hearings. The final order entered by the Administrative Law Judge did not place the person or affiliate on the convicted vendor list. (Please attach a copy of the final order.)

_____ The person or affiliate was placed on the convicted vendor list. There has been a subsequent proceeding before an Administrative Law Judge of the State of Florida, Division of Administrative Hearings. The final order entered by the Administrative Law Judge determined that it was in the public interest to remove the person or affiliate from the convicted vendor list. (Please attach a copy of the final order.)

_____ The person or affiliate has not been placed on the convicted vendor list. (Please describe any action taken by or pending with the Florida Department of Management Services.)

(Signatures on Following Page)

Under penalties of perjury under the laws of the State of Florida, I declare that I have read the foregoing Sworn Statement under Section 287.133, *Florida Statutes*, Regarding Public Entity Crimes and all of the information provided is true and correct.

Dated this _____ day of _____, 2021.

Applicant: _____

By: _____

Title: _____

STATE OF _____
COUNTY OF _____

Acknowledged before me by means of ___ physical presence or ___ online notarization this _____ day of _____, 2021, by _____, _____ of _____, who is () personally known to me or () have produced _____ as identification.

Notary Public

Print Name: _____

My Commission Expires: _____

MEADOW POINTE II COMMUNITY DEVELOPMENT DISTRICT

**REQUEST FOR QUALIFICATIONS FOR
PROFESSIONAL ENGINEERING SERVICES
Pasco County, Florida**

Form of Contract

AGREEMENT FOR PROFESSIONAL ENGINEERING SERVICES

THIS AGREEMENT FOR PROFESSIONAL ENGINEERING SERVICES (the “**Agreement**”) is made and entered into effective the _____ day of _____, 2021, by and between:

Meadow Pointe II Community Development District, a local unit of special-purpose government established pursuant to Chapter 190, *Florida Statutes*, and located in Pasco County, Florida, with a mailing address of c/o Inframark Infrastructure Management Services, 2654 Cypress Ridge Boulevard, Suite 101, Wesley Chapel, FL 33544 (the “**District**”); and

_____, a _____, with a mailing address of _____ (the “**Engineer**”).

RECITALS

WHEREAS, the District is a local unit of special purpose government established pursuant to the Uniform Community Development District Act of 1980, as codified in Chapter 190, *Florida Statutes*; and

WHEREAS, the District is authorized to plan, acquire and/or maintain improvements, facilities and services in conjunction with the development and maintenance of the lands within the District; and

WHEREAS, pursuant to Sections 190.033 and 287.055, *Florida Statutes*, the District solicited qualifications from qualified firms and individuals to provide professional engineering services to the District on a continuing basis; and

WHEREAS, Engineer submitted a proposal to serve in this capacity; and

WHEREAS, the District's Board of Supervisors ranked Engineer as the most qualified firm to provide professional engineering services for the District and authorized the negotiation of a contract pursuant to Section 287.055, *Florida Statutes*; and

WHEREAS, the District intends to employ Engineer to perform engineering, construction administration, environmental management and permitting, financial and economic studies, as defined by a separate work authorization or work authorizations; and

WHEREAS, the Engineer shall serve as District's professional representative in each service or project to which this Agreement applies and will give consultation and advice to the District during performance of these services.

NOW, THEREFORE, for and in consideration of the mutual covenants herein contained, the acts and deeds to be performed by the parties hereto and the payments by the District to the Engineer of the sums of money herein specified, it is mutually covenanted and agreed as follows:

ARTICLE 1. INCORPORATION OF RECITALS. The recitals stated above are true and correct and are incorporated by reference herein as a material part of this Agreement.

ARTICLE 2. SCOPE OF SERVICES.

A. The Engineer will provide general engineering services, including:

1. Preparation of any necessary reports and attendance at meetings of the District's Board of Supervisors.
 2. Assisting in meeting with necessary parties involving bond issues, special reports, feasibility studies or other tasks.
 3. Providing professional engineering services including but not limited to review and execution of documents under the District's Trust Indentures and monitoring of District projects.
 4. Any other items requested by the Board of Supervisors.
- B.** Engineer shall, when authorized by the Board, provide general services related to construction of any District projects including, but not limited to:
1. Periodic visits to the site, or full-time construction management of District projects, as directed by District.
 2. Processing of contractor's pay estimates.
 3. Preparation of, and/or assistance with, the preparation of work authorizations, requisitions, change orders and acquisitions for review by the District Manager, District Counsel and the Board.
 4. Final inspection and requested certificates for construction including the final certificate of construction.
 5. Consultation and advice during construction, including performing all roles and actions required of any construction contract between District and any contractor(s) in which Engineer is named as owner's representative or "Engineer."
 6. Any other activity related to construction as authorized by the Board.
- C.** With respect to maintenance of the facilities, Engineer shall render such services as authorized by the Board.

ARTICLE 3. METHOD OF AUTHORIZATION. Each service or project shall be authorized in writing by the District. The written authorization shall be incorporated in a work authorization which shall include the scope of services, compensation, project schedule, and special provisions or conditions specific to the service or project being authorized ("**Work Authorization**"). Authorization of services or projects under this Agreement shall be at the sole option of the District.

ARTICLE 4. COMPENSATION. It is understood and agreed that the payment of compensation for services under this Agreement shall be stipulated in each Work Authorization. One of the following methods will be utilized:

- A. Lump Sum Amount** – The District and Engineer shall mutually agree to a lump sum amount for the services to be rendered payable monthly in direct proportion to the work accomplished. For any lump-sum or cost-plus-a-fixed-fee professional service

contract over the threshold amount provided in Section 287.017 of the Florida Statutes for CATEGORY FOUR, the District shall require the Engineer to execute a truth-in-negotiation certificate stating that wage rates and other factual unit costs supporting the compensation are accurate, complete, and current at the time of contracting. The price for any lump sum Work Authorization, and any additions thereto, will be adjusted to exclude any significant sums by which the District determines the Work Authorization was increased due to inaccurate, incomplete, or noncurrent wage rates and other factual unit costs. All such adjustments must be made within one (1) year following the completion of the work contemplated by the lump sum Work Authorization.

- B. Hourly Personnel Rates** – For services or projects where the scope of services is not clearly defined or recurring services or other projects where the District desires the use of the hourly compensation rates outlined in **Exhibit A**, attached hereto and incorporated by this reference. The District and Engineer may agree to a “not to exceed” amount when utilizing hourly personnel rates for a specific work authorization.

ARTICLE 5. REIMBURSABLE EXPENSES. Reimbursable expenses consist of actual expenditures made by Engineer, its employees, or its consultants in the interest of the services for the incidental expenses as listed as follows:

- A.** Expenses of transportation and living when traveling in connection with a project and fees paid for securing approval of authorities having jurisdiction over the project. All expenditures shall be made in accordance with Chapter 112, *Florida Statutes*, and with the District’s travel policy.
- B.** Expense of reproduction, postage and handling of drawings and specifications.

ARTICLE 6. TERM OF AGREEMENT. It is understood and agreed that the term of this Agreement will be from the time of execution of this Agreement by the parties hereto until terminated in accordance with its terms.

ARTICLE 7. SPECIAL CONSULTANTS. When authorized in writing by the District, additional special consulting services may be utilized by Engineer and paid for on a cost basis.

ARTICLE 8. BOOKS AND RECORDS. Engineer shall maintain comprehensive books and records relating to any services performed under this Agreement, which shall be retained by Engineer for a period of at least four (4) years from and after completion of any services hereunder, or such further time as required under Florida law. The District, or its authorized representative, shall have the right to audit such books and records at all reasonable times upon prior notice to Engineer.

ARTICLE 9. OWNERSHIP OF DOCUMENTS.

- A.** All rights in and title to all plans, drawings, specifications, ideas, concepts, designs, sketches, models, programs, software, creation, inventions, reports, or other tangible work product originally developed by Engineer pursuant to this Agreement (the “**Work Product**”) shall be and remain the sole and exclusive property of the District when developed and shall be considered work for hire.

- B. The Engineer shall deliver all Work Product to the District upon completion thereof, unless it is necessary for the Engineer in the District's sole discretion to retain possession for a longer period of time. Upon early termination of the Engineer's services hereunder, the Engineer shall deliver all such Work Product whether complete or not. The District shall have all rights to use any and all Work Product. Engineer shall retain copies of the Work Product for its permanent records, provided the Work Product is not used without the District's prior express written consent. The Engineer agrees not to recreate any Work Product contemplated by this Agreement, or portions thereof, which if constructed or otherwise materialized, would be reasonably identifiable with the Project.
- C. The District exclusively retains all manufacturing rights to all materials or designs developed under this Agreement. To the extent the services performed under this Agreement produce or include copyrightable or patentable materials or designs, such materials or designs are work made for hire for the District as the author, creator, or inventor thereof upon creation, and the District shall have all rights therein including, without limitation, the right of reproduction, with respect to such work. The Engineer hereby assigns to the District any and all rights the Engineer may have including, without limitation, the copyright, with respect to such work. The Engineer acknowledges that the District is the motivating factor for, and for the purpose of copyright or patent, has the right to direct and supervise, the preparation of such copyrightable or patentable materials or designs.

ARTICLE 10. ACCOUNTING RECORDS. Records of the Engineer pertaining to the services provided hereunder shall be kept on a basis of generally accepted accounting principles and shall be available to the District or its authorized representative for observation or audit at mutually agreeable times.

ARTICLE 11. REUSE OF DOCUMENTS. All documents including drawings and specifications furnished by Engineer pursuant to this Agreement are instruments of service. Such documents are not intended or represented to be suitable for reuse by District or others on extensions of the work for which they were provided or on any other project. Any reuse without specific written consent by Engineer will be at the District's sole risk and without liability or legal exposure to Engineer. All documents including drawings, plans and specifications furnished by Engineer to District are subject to reuse in accordance with Section 287.055(10), *Florida Statutes*.

ARTICLE 12. ESTIMATE OF COST. Since Engineer has no control over the cost of labor, materials, or equipment or over a contractor's methods of determining prices, or over competitive bidding or market conditions, Engineer's opinions of probable cost provided as a service hereunder are to be made on the basis of his experience and qualifications and represent Engineer's best judgment as a design professional familiar with the construction industry, but Engineer cannot and does not guarantee that proposals, bids, or the construction costs will not vary from opinions of probable cost prepared by Engineer. If the District wishes greater assurance as to the construction costs, it shall employ an independent cost estimator at its own expense. Services to modify approved documents to bring the construction cost within any limitation established by the District will be considered additional services and justify additional fees.

ARTICLE 13. INSURANCE.

- A. Subject to the provisions of this Article, the Engineer shall, at a minimum, maintain throughout the term of this Agreement the following insurance:

1. Workers' Compensation Insurance in accordance with the laws of the State of Florida.
 2. Commercial General Liability Insurance, including, but not limited to, bodily injury (including contractual), property damage (including contractual), products and completed operations, and personal injury with limits of not less than One Million Dollars and No Cents (\$1,000,000.00) per occurrence, and not less than Two Million Dollars and No Cents (\$2,000,000.00) in the aggregate covering all work performed under this Agreement.
 3. Automobile Liability Insurance, including without limitation bodily injury and property damage, including all vehicles owned, leased, hired, and non-owned vehicles with limits of not less than One Million Dollars and No Cents (\$1,000,000.00) combined single limit covering all work performed under this Agreement.
 4. Professional Liability Insurance for Errors and Omissions, with limits of not less than One Million Dollars and No Cents (\$1,000,000.00).
- B.** All insurance policies secured by Engineer pursuant to the terms of this Agreement shall be written on an "occurrence" basis to the extent permitted by law.
- C.** The District and the District's officers, supervisors, agents, staff, and representatives shall be named as additional insured parties, except with respect to the Worker's Compensation Insurance for which only proof of insurance shall be provided. The Engineer shall furnish the District with the Certificate of Insurance evidencing compliance with the requirements of this Section. No certificate shall be acceptable to the District, unless it provides that any change or termination within the policy periods of the insurance coverage, as certified, shall not be effective within thirty (30) days of prior written notice to the District. Insurance coverage shall be from a reputable insurance carrier, licensed to conduct business in the state of Florida
- D.** If the Engineer fails to have secured and maintained the required insurance, the District has the right (without any obligation to do so, however), to secure such required insurance in which event, the Engineer shall pay the cost for that required insurance and shall furnish, upon demand, all information that may be required in connection with the District's obtaining the required insurance.

ARTICLE 14. CONTINGENT FEE. The Engineer warrants that it has not employed or retained any company or person, other than a bona fide employee working solely for the Engineer, to solicit or secure this Agreement and that it has not paid or agreed to pay any person, company, corporation, individual, or firm, other than a bona fide employee working solely for the Engineer, any fee, commission, percentage, gift, or other consideration contingent upon or resulting from the award or making of this Agreement.

ARTICLE 15. AUDIT. Records of the Engineer pertaining to the services provided hereunder shall be kept on a basis of generally accepted accounting principles and shall be available to the District or its authorized representative for observation or audit at mutually agreeable times. The Engineer agrees that the District or any of its duly authorized representatives shall have access to and the right to examine

any books, documents, papers, and records of the Engineer involving transactions related to the Agreement for a period of four (4) years or longer as required by law. The Engineer agrees that payment made under the Agreement shall be subject to reduction for amounts charged thereto that are found on the basis of audit examination not to constitute allowable costs. All required records shall be maintained until either (a) the completion of an audit and resolution of all questions arising therefrom, or (b) three years after the expenditure of all funds under this Agreement, or (c) the public record retention period established by the District's records retention policy, whichever comes later.

ARTICLE 16. COMPLIANCE WITH GOVERNMENTAL REGULATIONS. In performing its obligations under this Agreement, the Engineer and each of its agents, servants, employees, or anyone directly or indirectly employed by the Engineer, shall comply with all applicable laws, ordinances, rules, regulations, and orders of any public or governmental authority having appropriate jurisdiction. If the Engineer fails to notify the District in writing within five (5) days of the receipt of any notice, order, required to comply notice, or a report of a violation or an alleged violation, made by any local, State, or Federal governmental body or agency or subdivision thereof with respect to the services being rendered under this Agreement or any action of the Engineer or any of its agents, servants, or employees, or fails to comply with any requirement of such agency within five (5) days after receipt of any such notice, order request to comply notice, or report of a violation or an alleged violation, the District may terminate this Agreement, such termination to be effective upon the giving of notice of termination.

ARTICLE 17. COMPLIANCE WITH PROFESSIONAL STANDARDS. In performing its obligations under this Agreement, the Engineer and each of its agents, servants, employees, or anyone directly or indirectly employed by Engineer, shall maintain the highest standard of care, skill, diligence, and professional competency for such work and/or services. Any designs, drawings, reports, or specifications prepared or furnished by Engineer that contain errors, conflicts, or omissions will be promptly corrected by Engineer at no cost to the District.

ARTICLE 18. INDEMNIFICATION. The Engineer agrees, to the fullest extent permitted by law, to indemnify, defend, and hold harmless the District and the District's officers, supervisors, agents, staff, and representatives (together, the "**Indemnitees**"), from liabilities, damages, losses, and costs, including, but not limited to, reasonable attorneys' fees, to the extent caused by the negligence, recklessness, or intentionally wrongful conduct of the Engineer and other persons employed or utilized by the Engineer in the performance of this Agreement, including without limitation the Engineer's contractors, subcontractors, and sub-subcontractors. To the extent a limitation on liability is required by Section 725.06 of the Florida Statutes or other applicable law, liability under this section shall in no event exceed the sum of Two Million Dollars and No Cents (\$2,000,000.00) and Engineer shall carry, at his own expense, insurance in a company satisfactory to District to cover the aforementioned liability. Engineer agrees such limitation bears a reasonable commercial relationship to the Agreement and was part of the project specifications or bid documents. The Engineer agrees and covenants that nothing herein shall constitute or be construed as a waiver of the District's sovereign immunity pursuant to Section 768.28, *Florida Statutes*, or other law, and nothing in the Agreement shall inure to the benefit of any third party for the purpose of allowing any claim which would otherwise be barred under the Doctrine of Sovereign Immunity or by operation of law. In the event that any indemnification, defense, or hold harmless provision of this Agreement is determined to be unenforceable, the provision shall be reformed in accordance with the mutual intent of the Engineer and the District to provide indemnification, defense, and hold harmless provisions to the maximum effect allowed by Florida law and for the benefit of the Indemnitees.

ARTICLE 19. EMPLOYMENT VERIFICATION. The Engineer agrees that it shall bear the responsibility for verifying the employment status, under the Immigration Reform and Control Act of 1986, of all persons it employs in the performance of this Agreement.

ARTICLE 20. INDEPENDENT CONTRACTOR. In all matters relating to this Agreement, the District and the Engineer agree and acknowledge that the Engineer shall serve as an independent contractor of the District. Neither the Engineer nor employees of the Engineer, if any, are employees of the District under the meaning or application of any Federal or State unemployment, insurance laws, or any other potentially applicable laws. The Engineer agrees to assume all liabilities or obligations by any one or more of such laws with respect to employees of the Engineer, if any, in the performance of this Agreement. The Engineer shall not have any authority to assume or create any obligation, express or implied, on behalf of the District and the Engineer shall have no authority to represent as agent, employee, or in any other capacity the District, unless set forth differently herein or authorized by vote of the Board.

ARTICLE 21. CONTROLLING LAW. The Engineer and the District agree that this Agreement shall be controlled and governed by the laws of the State of Florida. Venue for all proceedings with respect to this Agreement shall be Hillsborough County, Florida.

ARTICLE 22. NOTICE. All notices, requests, consents and other communications under this Agreement (“**Notices**”) shall be in writing and shall be delivered, mailed by First Class Mail, postage prepaid, or overnight delivery service, to the parties, as follows:

A. If to Engineer: [TO BE INSERTED]

B. If to District: Meadow Pointe II Community
Development District
c/o Inframark Infrastructure Management Services
2654 Cypress Ridge Boulevard, Suite 101
Wesley Chapel, Florida 33544
Attn: Bob Nanni

With a copy to: Persson, Cohen & Mooney, P.A.
6853 Energy Court
Lakewood Ranch, Florida 34240
Attn: Andy Cohen

Except as otherwise provided in this Agreement, any Notice shall be deemed received only upon actual delivery at the address set forth above. Notices delivered after 5:00 p.m. (at the place of delivery) or on a non-business day, shall be deemed received on the next business day. If any time for giving Notice contained in this Agreement would otherwise expire on a non-business day, the Notice period shall be extended to the next succeeding business day. Saturdays, Sundays, and legal holidays recognized by the United States government shall not be regarded as business days. Counsel for the District and counsel for the Engineer may deliver Notice on behalf of the District and the Engineer. Any party or other person to whom Notices are to be sent or copied may notify the other parties and addressees of any change in name or address to which Notices shall be sent by providing the same on five (5) day’s written notice to the parties and addressees set forth herein.

ARTICLE 23. PUBLIC RECORDS. Engineer understands and agrees that all documents of any kind provided to the District in connection with this Agreement may be public records, and, accordingly, Engineer agrees to comply with all applicable provisions of Florida law in handling such records,

including but not limited to Section 119.0701, *Florida Statutes*. Engineer acknowledges that the designated public records custodian for the District is Sandra Demarco (“**Public Records Custodian**”). Among other requirements and to the extent applicable by law, the Engineer shall 1) keep and maintain public records required by the District to perform the Services; 2) upon request by the Public Records Custodian, provide the District with the requested public records or allow the records to be inspected or copied within a reasonable time period at a cost that does not exceed the cost provided in Chapter 119, *Florida Statutes*; 3) ensure that public records which are exempt or confidential, and exempt from public records disclosure requirements, are not disclosed except as authorized by law for the duration of the Agreement term and following the Agreement term if the Engineer does not transfer the records to the Public Records Custodian of the District; and 4) upon completion of the Agreement, transfer to the District, at no cost, all public records in Engineer’s possession or, alternatively, keep, maintain and meet all applicable requirements for retaining public records pursuant to Florida laws. When such public records are transferred by the Engineer, the Engineer shall destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. All records stored electronically must be provided to the District in a format that is compatible with Microsoft Word or Adobe PDF formats.

IF THE ENGINEER HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, *FLORIDA STATUTES*, TO THE ENGINEER’S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS AGREEMENT, CONTACT THE DISTRICT’S CUSTODIAN OF PUBLIC RECORDS, SANDRA DEMARCO AT (954) 603-0033, EXT. 40532 SANDRA.DEMARCO@INFRAMARK.COM, 210 N. UNIVERSITY DRIVE, SUITE 702, CORAL SPRINGS, FL 33071.

ARTICLE 24. E-VERIFY REQUIREMENT. Engineer and its subcontractors (if any) warrant compliance with all federal immigration laws and regulations that relate to their employees including, but not limited to, registering with, and using the E-Verify system. Engineer agrees and acknowledges that the District is a public employer that is subject to the E-Verify requirements as set forth in Section 448.095, *Florida Statutes*, and that the provisions of Section 448.095, F.S., apply to this Agreement. Notwithstanding, if the District has a good faith belief that Engineer has knowingly hired, recruited, or referred an alien who is not duly authorized to work by the immigration laws or the Attorney General of the United States for employment under this Agreement or any Work Assignment thereunder, the District shall terminate the Agreement. If the District has a good faith belief that a subcontractor performing work under this Agreement knowingly hired, recruited, or referred an alien who is not duly authorized to work by the immigration laws or the Attorney General of the United States for employment under this Agreement, the District shall promptly notify Engineer and order Engineer to immediately terminate the contract with the subcontractor. Engineer shall be liable for any additional costs incurred by the District as a result of the termination of the Agreement based on Engineer’s failure to comply with the E-Verify requirements referenced herein.

ARTICLE 25. NO THIRD-PARTY BENEFITS. Nothing in the Agreement shall inure to the benefit of any third party for the purpose of allowing any claim which would otherwise be barred by operation of law.

ARTICLE 26. SEVERABILITY. The invalidity or unenforceability of any one or more provisions of this Agreement shall not affect the validity or enforceability of the remaining portions of this Agreement, or any part of this Agreement not held to be invalid or unenforceable.

ARTICLE 27. ASSIGNMENT. Except as provided otherwise in this Agreement, neither the District nor the Engineer shall assign, sublet, or transfer any rights under or interest in this Agreement without the express written consent of the other. Any purported assignment without such written consent is void. Nothing in this paragraph shall prevent the Engineer from employing such independent professional associates and consultants as Engineer deems appropriate and consistent with this Agreement.

ARTICLE 28. CONSTRUCTION DEFECTS. ANY CLAIMS FOR CONSTRUCTION DEFECTS ARE SUBJECT TO THE NOTICE AND CURE PROVISIONS OF CHAPTER 558, *FLORIDA STATUTES*.

ARTICLE 29. AMENDMENT. Amendments to and waivers of the provisions contained in this Agreement may be made only by an instrument in writing that is executed by both the District and the Engineer.

ARTICLE 30. ARM'S LENGTH TRANSACTION. This Agreement reflects the negotiated agreement of the District and the Engineer, each represented by competent legal counsel. Accordingly, this Agreement shall be construed as if both parties jointly prepared it, and no presumption against one party or the other shall govern the interpretation or construction of any of the provisions of this Agreement.

ARTICLE 31. INDIVIDUAL LIABILITY. UNDER THIS AGREEMENT, AND PURSUANT TO THE REQUIREMENTS OF SECTION 558.0035, *FLORIDA STATUTES*, THE REQUIREMENTS OF WHICH ARE EXPRESSLY INCORPORATED HEREIN, AN INDIVIDUAL EMPLOYEE OR AGENT OF THE ENGINEER MAY NOT BE HELD INDIVIDUALLY LIABLE FOR NEGLIGENCE.

ARTICLE 32. TERMINATION. The District may terminate this Agreement for cause immediately upon notice to Engineer. The District or the Engineer may terminate this Agreement without cause upon thirty (30) days written notice. At such time as the Engineer receives notification of the intent of the District to terminate the Agreement, the Engineer shall not perform any further services unless directed to do so in writing by the District. In the event of any termination or breach of any kind, the Engineer shall not be entitled to consequential damages of any kind (including but not limited to lost profits), but instead the Engineer's sole remedy will be to recover payment for services rendered to the date of the notice of termination, subject to any offsets.

ARTICLE 33. HEADINGS FOR CONVENIENCE ONLY. The descriptive headings in this Agreement are for convenience only and shall neither control nor affect the meaning or construction of any of the provisions of this Agreement.

ARTICLE 34. ENFORCEMENT OF AGREEMENT. In the event that either the District or the Engineer is required to enforce this Agreement by court proceedings or otherwise, then the prevailing party shall be entitled to recover from the other party all costs incurred, including reasonable attorney's fees and costs at all judicial levels.

ARTICLE 35. ACCEPTANCE. Acceptance of this Agreement is indicated by the signatures of the authorized representatives of the District and the Engineer in the spaces provided below.

ARTICLE 36. COUNTERPARTS. This instrument may be executed in any number of counterparts, each of which, when executed and delivered, shall constitute an original, and such counterparts together shall constitute one and the same instrument. Signature and acknowledgment pages, if any, may be detached from the counterparts and attached to a single copy of this document to physically form one document.

IN WITNESS WHEREOF, the parties hereto have caused this Agreement to be executed on the day and year first above written.

Attest:

**MEADOW POINTE II COMMUNITY
DEVELOPMENT DISTRICT**

Assistant Secretary/Secretary

Chairperson,
Board of Supervisors

[ENGINEER]

Witness

By: _____
Its: _____

EXHIBIT A: Schedule of Rates

Exhibit A
Schedule of Rates

9C.

MEADOW POINTE II
Community Development District

Annual Operating Budgets
Fiscal Year 2022

Proposed Budget
V2 03.30.21

Prepared by:



Table of Contents

	<u>Page #</u>
<u>OPERATING BUDGETS</u>	
General Fund	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	1-4
Exhibit A - Allocation of Fund Balances.....	5
Budget Narrative	6-14
Deed Restriction Fund	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	15
Exhibit B - Allocation of Fund Balances.....	16
Budget Narrative	17-18
Charlesworth Fund	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	19
Budget Narrative	20-21
Colehaven Fund	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	22
Budget Narrative	23-24
Covina Key Fund	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	25
Budget Narrative	26-27
Glenham Fund	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	28
Budget Narrative	29-30

Table of Contents

	<u>Page #</u>
<u>OPERATING BUDGETS (continued)</u>	
Iverson Fund	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	31
Budget Narrative	32-33
Lettingwell Fund	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	34
Budget Narrative	35-36
Longleaf Fund	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	37
Budget Narrative	38-39
Manor Isle Fund	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	40
Budget Narrative	41-42
Sedgwick Fund	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	43
Budget Narrative	44-45
Tullamore Fund	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	46
Budget Narrative	47-48
Vermillion Fund	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	49
Budget Narrative	50-51

Table of Contents

	<u>Page #</u>
<u>OPERATING BUDGETS (continued)</u>	
Wrencrest Fund	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	52
Budget Narrative	53-54
Deer Run	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	55
Budget Narrative	56
Morning Side	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	57
Budget Narrative	58
Village Funds	
Exhibit C - Allocation of Reserves.....	59
 <u>DEBT SERVICE BUDGET</u>	
Series 2018	
Summary of Revenues, Expenditures and Changes in Fund Balances.....	60
Amortization Schedule	61
Budget Narrative	62
 <u>SUPPORTING BUDGET SCHEDULES</u>	
2022-2021 Assessment Matrix.....	63-65

MEADOW POINTE II
Community Development District

Operating Budgets
Fiscal Year 2022

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2022 Proposed Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2019	FY 2020	BUDGET FY 2021	THRU FEB-2021	MAR- SEPT-2021	PROJECTED FY 2021	BUDGET FY 2022
REVENUES							
Interest - Investments	\$ 16,699	\$ 8,147	\$ 6,000	\$ 466	\$ 1,398	\$ 1,864	\$ 250
Garbage/Solid Waste Revenue	141,502	151,010	151,330	143,093	8,237	151,330	151,330
Interest - Tax Collector	346	308	-	10	40	50	-
Special Assmnts- Tax Collector	1,933,294	1,577,671	1,581,016	1,494,960	86,056	1,581,016	1,571,653
Special Assmnts- Discounts	(69,574)	(61,996)	(69,294)	(64,859)	-	(64,859)	(68,919)
Other Miscellaneous Revenues	17,595	136,325	8,266	12,383	2,500	14,883	8,266
Gate Bar Code/Remotes	8,093	7,781	5,000	2,673	2,917	5,590	5,000
Access Cards	1,627	927	3,000	197	1,103	1,300	1,300
TOTAL REVENUES	2,079,791	1,821,100	1,685,318	1,588,923	102,251	1,691,174	1,668,880

EXPENDITURES*Administrative*

P/R-Board of Supervisors	22,800	23,200	24,000	10,200	13,800	24,000	24,000
FICA Taxes	1,744	1,775	1,836	780	1,056	1,836	1,836
ProfServ-Engineering	51,592	11,315	25,000	-	14,583	14,583	25,000
ProfServ-Legal Services	42,091	37,922	45,000	13,081	26,250	39,331	45,000
ProfServ-Mgmt Consulting Serv	75,260	70,584	72,135	30,056	42,079	72,135	74,299
ProfServ-Property Appraiser	150	150	150	-	150	150	150
ProfServ-Special Assessment	-	7,378	8,116	8,116	-	8,116	8,359
ProfServ-Trustee	-	4,041	4,050	4,041	-	4,041	4,050
ProfServ-Web Site Maintenance	1,399	7,321	2,500	1,553	947	2,500	2,500
Auditing Services	4,400	4,400	4,400	-	4,400	4,400	4,400
Postage and Freight	1,575	5,534	1,500	143	875	1,018	1,500

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2022 Proposed Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2019	FY 2020	BUDGET FY 2021	THRU FEB-2021	MAR- SEPT-2021	PROJECTED FY 2021	BUDGET FY 2022
Insurance - General Liability	32,197	35,562	39,118	34,556	-	34,556	38,012
Printing and Binding	1,823	919	1,200	137	700	837	1,000
Legal Advertising	489	4,083	850	304	-	304	1,500
Miscellaneous Services	1,279	896	1,200	423	700	1,123	1,200
Misc-Assessmnt Collection Cost	35,238	23,643	31,620	30,244	1,721	31,965	31,433
Misc-Supervisor Expenses	100	373	800	29	467	496	650
Office Supplies	110	28	180	-	105	105	150
Annual District Filing Fee	175	175	175	175	-	175	175
Total Administrative	272,422	239,299	263,830	133,838	107,833	241,671	265,214
Field							
Contracts-Security Services	45,672	54,520	55,000	22,000	31,500	53,500	55,000
Contracts-Security Alarms	577	430	540	172	315	487	540
R&M-General	21,460	8,995	12,000	974	14,026	15,000	15,000
Misc-Animal Trapper	-	-	250	-	146	146	250
Misc-Contingency	449	19	2,500	-	1,458	1,458	2,500
Total Field	68,158	63,964	70,290	23,146	47,445	70,591	73,290
Landscape							
ProfServ-Landscape Architect	10,080	12,580	10,080	4,200	5,880	10,080	10,080
Contracts-Landscape	128,044	137,055	137,055	55,309	65,621	120,930	112,493
Contracts-Irrigation	13,608	13,608	13,608	1,134	-	1,134	-
R&M-Irrigation	12,224	4,669	6,000	2,709	3,500	6,209	6,000
R&M-Landscape Renovations	57,021	8,667	16,000	4,069	9,333	13,402	16,000
R&M-Mulch	15,580	15,580	15,580	-	9,088	9,088	15,580
R&M-Tree and Trimming	-	-	4,000	700	2,333	3,033	4,000
R&M-Annuals	9,630	9,570	-	-	-	-	-
R&M-Perennials	-	-	10,000	-	5,833	-	10,000
Total Landscape	246,187	201,729	212,323	68,121	101,589	163,877	174,153

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2022 Proposed Budget

ACCOUNT DESCRIPTION	ACTUAL FY 2019	ACTUAL FY 2020	ADOPTED BUDGET FY 2021	ACTUAL THRU FEB-2021	PROJECTED MAR- SEPT-2021	TOTAL PROJECTED FY 2021	ANNUAL BUDGET FY 2022
Utilities							
Contracts-Solid Waste Services	133,100	135,583	135,583	57,502	80,502	138,004	138,004
Utility - General	7,543	7,303	7,500	3,266	4,260	7,526	7,500
Electricity - Streetlighting	204,569	203,336	210,000	84,275	122,500	206,775	210,000
Utility - Reclaimed Water	8,563	7,551	13,000	2,799	7,583	10,382	13,000
Misc-Property Taxes	20,084	3,655	-	10,324	-	10,324	11,000
Misc-Assessmnt Collection Cost	2,735	3,630	3,027	2,749	165	2,914	3,027
Total Utilities	376,594	361,058	369,110	160,915	215,010	375,925	382,531
Lakes and Ponds							
Contracts-Lakes	59,072	59,926	61,000	25,338	35,473	60,811	60,811
R&M-Mitigation	-	-	1,000	-	583	583	1,000
R&M-Ponds	-	10,919	45,000	291	26,250	26,541	45,000
Reserve - Ponds	-	-	5,000	-	-	-	5,000
Total Lakes and Ponds	59,072	70,845	112,000	25,629	62,307	87,936	111,811
Parks and Recreation - General							
ProfServ-Info Technology	7,762	17,465	12,000	10,305	7,000	17,305	12,000
Contracts-Pools	18,804	18,804	18,804	7,835	10,969	18,804	18,804
Communication - Telephone	8,821	15,522	-	-	-	-	-
Communication - Telephone & WiFi	-	-	8,700	3,255	5,075	8,330	8,700
Utility - General	1,222	1,128	1,500	564	875	1,439	1,500
Utility - Water & Sewer	3,040	5,659	4,500	2,143	2,625	4,768	5,000
Electricity - Rec Center	13,672	10,996	15,500	4,472	9,042	13,514	15,500
Lease - Copier	3,665	13,402	4,400	2,102	2,567	4,669	4,400
R&M-Clubhouse	9,532	11,777	13,000	1,610	7,583	9,193	13,000
R&M-Court Maintenance	2,047	3,113	5,000	-	2,917	2,917	5,000
R&M-Pools	1,633	4,160	3,500	1,467	1,433	2,900	3,500
R&M-Fitness Equipment	4,752	5,125	4,500	800	1,120	1,920	4,500
R&M-Playground	4,614	795	4,200	1,595	2,450	4,045	4,200
Misc-Clubhouse Activities	769	1,500	2,500	-	1,458	1,458	2,500
Misc-Contingency	5,747	5,383	2,000	1,962	850	2,812	2,000

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2022 Proposed Budget

ACCOUNT DESCRIPTION	ACTUAL FY 2019	ACTUAL FY 2020	ADOPTED BUDGET FY 2021	ACTUAL THRU FEB-2021	PROJECTED MAR- SEPT-2021	TOTAL PROJECTED FY 2021	ANNUAL BUDGET FY 2022
Office Supplies	3,309	5,420	2,500	353	1,458	1,811	2,500
Op Supplies - General	28,584	30,897	30,000	12,076	17,500	29,576	30,000
Op Supplies - Fuel, Oil	4,291	2,798	5,000	678	2,917	3,595	5,000
Cleaning Supplies	1,596	5,172	4,000	1,863	2,333	4,196	4,500
Cap Outlay - Pool Furniture	-	-	-	-	-	-	-
Capital Outlay	26,925	-	-	-	-	-	-
Reserve - Renewal&Replacement	81,792	-	21,340	-	-	-	21,340
Total Parks and Recreation - General	232,577	159,175	162,944	53,080	80,172	133,252	163,944
Personnel							
Payroll-Maintenance	361,602	319,643	414,830	115,209	241,984	357,193	414,830
Payroll-Benefits	4,257	3,159	3,600	1,040	2,100	3,140	3,600
FICA Taxes	27,760	24,421	31,734	8,868	18,512	27,380	31,734
Workers' Compensation	20,344	8,344	34,657	2,374	32,283	34,657	38,122
Unemployment Compensation	1,179	-	2,000	796	1,167	1,963	2,150
ProfServ-Human Resources	900	900	900	450	450	900	900
Op Supplies - Uniforms	5,365	3,974	6,000	1,622	3,500	5,122	5,500
Subscriptions and Memberships	1,042	784	1,100	870	230	1,100	1,100
Total Personnel	422,449	361,225	494,821	131,229	300,225	431,454	497,937
TOTAL EXPENDITURES	1,677,459	1,457,295	1,685,318	595,958	914,581	1,504,706	1,668,880
Excess (deficiency) of revenues							
Over (under) expenditures	402,332	363,805	-	992,965	(812,330)	186,468	-
OTHER FINANCING SOURCES (USES)							
Transfer In	-	-	-	-	-	-	-
TOTAL OTHER SOURCES (USES)	-	-	-	-	-	-	-
Net change in fund balance	402,332	363,805	-	992,965	(812,330)	186,468	-
FUND BALANCE, BEGINNING	2,025,874	2,431,480	2,785,288	2,785,288	-	2,785,288	2,971,756
FUND BALANCE, ENDING	\$ 2,431,480	\$ 2,795,285	\$ 2,785,288	\$ 3,778,253	\$ (812,330)	\$ 2,971,756	\$ 2,971,756

Exhibit "A"
Allocation of Fund Balances

AVAILABLE FUNDS

	<u>Amount</u>
Beginning Fund Balance - Fiscal Year 2022	\$ 2,971,756
Net Change in Fund Balance - Fiscal Year 2022	-
Reserves - Fiscal Year 2022 Addition	26,340
Total Funds Available (Estimated) - 9/30/2022	2,998,096

ALLOCATION OF AVAILABLE FUNDS

Nonspendable Fund Balance

Deposits	29,950
Subtotal	29,950

Assigned Fund Balance

Operating Reserve - Operating Capital	410,635 ⁽¹⁾
Reserve - Ponds	269,053 ⁽²⁾
Reserve - Ponds - FY 21	5,000
Reserve - Ponds - FY 22	5,000
	279,053
Reserve - Renewal&Replacement - FY 21	21,340
Reserve - Renewal&Replacement - FY 22	21,340
	42,680
Subtotal	732,368

Total Allocation of Available Funds	762,318
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Total Unassigned (undesignated) Cash	\$ 2,235,778
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Notes

(1) Represents approximately 3 months of operating expenditures

(2) Represents Reserve-Pond prior year

Budget Narrative
Fiscal Year 2022

REVENUES

Interest-Investments (361001)

The District earns interest net of bank charges on available operating funds.

Garbage/Solid Waste Revenue (343400)

The District will levy a Non-Ad Valorem assessment on all the residential property (except Townhomes: Covina key, Vermillion, Charlesworth, Tullamore, Sedgwick and Wellington and Multi Family: Wellington) within the District in order to pay for the solid waste disposal during the Fiscal Year.

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

Other Miscellaneous Revenues (369900)

The District receives amounts for advertising, and other miscellaneous items.

Gate Bar Code/Remotes (369940)

The District receives amounts for gate bar codes and gate remotes that operate the gates of the District.

Access Cards (369941)

The District receives amounts for Fitness Center access which are nonrefundable.

MEADOW POINTE II

Community Development District

*General Fund***Budget Narrative**
Fiscal Year 2022**EXPENDITURES - Administrative****P/R-Board of Supervisors (511001-51101)**

Chapter 190 of the Florida Statutes allows for members of the Board of Supervisors to be compensated \$200 per meeting at which they are in attendance. The amount for the Fiscal Year is based upon all supervisors attending all of the meetings.

FICA Taxes (521001-51101)

Payroll taxes on Board of Supervisor's compensation. The budgeted amount for the fiscal year is calculated at 7.65% of the total Board of Supervisor's payroll expenditures.

Professional Services-Engineering (531013-51501)

The District's engineer, Lighthouse Engineering, Inc., provides general engineering services to the District, i.e. attendance and preparation for monthly board meetings when requested, review of invoices and other specifically requested assignments.

Professional Services-Legal Services (531023-51401)

The District's attorney, Andy Cohen provides general legal services to the District, i.e., attendance and preparation for monthly Board meetings, review of contracts, review of agreements and resolutions and other research as directed or requested by the Board of Supervisors and the District Manager.

Professional Services-Management Consulting Services (531027-51301)

The District receives Management, Accounting, Assessment and Administrative services as part of a Management Agreement with Inframark Infrastructure Management Services, Inc. Also included are costs for Information Technology charges to process all of the District's financial activities, i.e. accounts payable, financial statements, budgets, etc., on a main frame computer owned by Inframark in accordance with the management contract and the charge for rentals. The budgeted amount for the fiscal year is based on the contracted fees outlined in Exhibit "A" of the Management Agreement, with a proposed increase over last year's fees.

Professional Services-Property Appraiser (531035-51301)

The Property Appraiser Gary Joiner provides the District with a listing of the legal description of each property parcel within the District boundaries and the names and addresses of the owners of such property. The District reimburses the Property Appraiser for necessary administrative costs incurred to provide this service. The fiscal year budget for property appraiser costs is based on the Pasco County Flat Fee of \$150.

Professional Services-Special Assessment (531038-51301)

This budget line is for preparation of the District's assessment roll.

Professional Services-Web Site Maintenance (531094-51301)

The District pays web hosting services for the District's web site.

MEADOW POINTE II

Community Development District

*General Fund***Budget Narrative**
Fiscal Year 2022**EXPENDITURES – Administrative (continued)****Auditing Services (532002-51301)**

The District is required to conduct an annual audit of its financial records by an Independent Certified Public Accounting Firm. The budgeted amount for the fiscal year is based on contracted fees with McDirmit Davis & Company, LLC.

Postage and Freight (541006-51301)

This budget line is for actual postage and/or freight used for District mailings including agenda packages, vendor checks, mail notices and other correspondence.

Insurance-General Liability (545002-51301)

The District's General Liability & Public Officials Liability Insurance policy is with Public Risk Insurance Agency, Inc. They specialize in providing insurance coverage to governmental agencies. The budgeted amount allows for a projected increase in the premium.

Printing and Binding (54701-51301)

This budget line is for copies used in the preparation of agenda packages, required mailings, and other special projects.

Legal Advertising (548002-51301)

The District is required to advertise various notices for monthly Board meetings and other public hearings in a newspaper of general circulation. The newspaper is currently Media General.

Miscellaneous Services (549001-51301)

This includes any other miscellaneous expenses that may be incurred during the year.

Miscellaneous-Assessment Collection Costs (549070-51301)

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated Non-Ad Valorem assessment collections.

Miscellaneous-Supervisor Expenses (549140-51301)

Any Supplies to be reimbursed from the Supervisors.

MEADOW POINTE II
Community Development District

General Fund

Budget Narrative
Fiscal Year 2022

Office Supplies (551002-51301)

Any Supplies used for special projects.

Annual District Filing Fee (554007-51301)

The District is required to pay an annual fee of \$175 to the Department of Community Affairs.

EXPENDITURES – Field

Contracts-Security Services (534037-53901)

The District currently has a contract with Andrew Cobb to provide services to protect the District's assets.

Contracts-Security Alarms (534090-53901)

This budget line is for alarm monitoring fees from ADT Security.

R&M-General (546001-53901)

The District periodically implements needed repairs to ensure maintenance of the District's assets.

Miscellaneous-Animal Trapper (549130-53901)

The District will utilize funds for wild animal nuisance removal for field.

Miscellaneous-Contingency (549900-53901)

The District will utilize contingency funds as needed for unforeseen and/or emergency.

EXPENDITURES – Landscape

Professional Services-Landscape Architect (531022-53902)

The District currently has a contract with OLM, Inc., a landscape consultant to monitor the quality of the landscaping services.

Contracts-Landscape (534050-53902)

The District currently has a contract with Mainscape, Inc., a landscape firm to provide landscaping services for the District. The amount is based on a contracted amount throughout the year.

MEADOW POINTE II
Community Development District

General Fund

Budget Narrative
Fiscal Year 2022

R&M-Irrigation (546041-53902)

The District currently engages , Inc. for repairs and maintenance of the irrigation system to ensure proper operation and adequate water for District plantings.

R&M-Landscape Renovations (546051-53902)

The District currently engages Mainscape, Inc. to replace any landscapes within the District.

R&M-Mulch (546059-53902)

The District currently engages Mainscape, Inc. to replace any mulch within the District per contract.

R&M-Tree and Trimming (546099-53902)

The District contracts a tree service company to trim trees throughout the District.

R&M-Perennials (546162-53902)

The District currently engages Mainscape, Inc. replace any seasonal flowers/plants with Perennials within the District per contract.

EXPENDITURES – Utilities

Contracts-Solid Waste Services (534039-53903)

The District currently has a contract with Waste Connection. a solid waste firm for residential trash collection.

Utility – General (543001-53901)

The District pays Tampa Electric Co. for electricity usage for the District's gates, entries etc

Electricity – Streetlights (543013-53903)

The District pays Tampa Electric Co. for electricity usage, rental and maintenance for District streetlights.

Utility – Reclaimed Water (543028-53903)

The District pays Pasco County Utilities for water irrigation usage for the District's facilities and assets.

Miscellaneous-Property Taxes (549044-53903)

The District pays Pasco County an annual Property Tax fee for storm water usage.

MEADOW POINTE II
Community Development District

General Fund

Budget Narrative
Fiscal Year 2022

EXPENDITURES – Utilities (continued)

Miscellaneous-Assessment Collection Cost (549070-53903)

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of solid waste assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated solid waste assessment collections.

EXPENDITURES – Lakes and Ponds

Contracts-Lake (534084-53917)

The District currently has a contract with Solitude Lake Management, a certified lake maintenance company to ensure the proper flow and function of the storm water.

R&M-Mitigation (546056-53917)

The District currently has a contract with Ecological Consultants, Inc., a mitigation company to ensure the proper flow and function of the storm water system.

R&M-Ponds (546073-53917)

Repairs and maintenance to ponds within the District.

Reserve- Ponds (568126-53901)

These are the reserves for maintaining the ponds of the District.

EXPENDITURES – Parks and Recreation

Professional Services-Information Technology (531020-57201)

This a contract with Alliance Consulting for LAN, Server, Email, Software and Hardware support.

Contracts-Pools (534078-57201)

The District has a current contract with Positive Pool Service for maintenance of the pool.

MEADOW POINTE II
Community Development District

General Fund

Budget Narrative
Fiscal Year 2022

EXPENDITURES – Parks and Recreation (continued)

Communication-Telephone & WiFi (541007-53901)

The District is charged for Telephone and WiFi expenditures.

Utility-General (543001-57201)

The District pays the Waste Connection for the removal of trash in the dumpster at the clubhouse.

Utility – Water & Sewer (543021-57201)

The District pays Pasco County Utilities for water & sewer usage for the District's facilities and assets.

Electric – Recreation Center (543040-57201)

The District pays Tampa Electric Co. for the clubhouse electricity and the Zap Cap lightning protection.

Lease – Copier (544008-57201)

This budget line is for the copier lease maintained from US Bank Equipment Finance.

R&M-Clubhouse (546015-57201)

This includes furniture, ID Cards, ID Printer Supplies, office supplies and security cameras for the Clubhouse.

R&M-Court Maintenance (546017-57201)

This budget line includes repairs and maintenance of the outdoor athletic courts.

R&M-Pools (546074-57201)

This budget line is for the repair of the pool and its equipment.

R&M-Fitness Equipment (546115-57201)

The District engages Phenomenal Exercise Equipment Service, Inc. for additions, replacements or repairs of Fitness Center equipments.

R&M-Playground (546326-57201)

This budget line is for items related to the children's playground and its upkeep.

Miscellaneous-Clubhouse Activities (549120-5701)

This represents any miscellaneous clubhouse activity expenditures during the Fiscal Year.

MEADOW POINTE II
Community Development District

General Fund

Budget Narrative
Fiscal Year 2022

Miscellaneous-Contingency (549900-57201)

This represents any miscellaneous contingency expenditures during the Fiscal Year.

Office Supplies (551001-57201)

This represents any office supplies expenditures during the Fiscal Year.

Operating Supplies-General (552001-57201)

The District will provide necessary consumable supplies to operate District facilities. This budget line includes the pest control monthly service fees from Outsmart Pest Management, Inc.

Operating Supplies-Fuel, Oil (552030-57201)

This budget line is for fuel of the District's tracks and mules.

Cleaning Supplies (552077-57201)

This represents any cleaning supplies expenditures during the Fiscal Year.

Reserve-Renewal & Replacement (568130-57201)

These are the reserves for the renewal and replacement of the assets and equipment around the District.

EXPENDITURES – Personnel

Payroll-Maintenance (512006-57230)

Payroll for employees utilized in the field for operations and maintenance of District assets.

Payroll-Benefits (512010-57230)

The District pays AFLAC for benefits of the District's employees.

FICA Taxes (521001-57230)

Payroll taxes for employees.

Workers' Compensation (524001-57230)

The District has currently Bridgefield Employers Insurance Co. for Workers' compensation for the District's employees.

MEADOW POINTE II

Community Development District

General Fund

Budget Narrative

Fiscal Year 2022

Unemployment compensation (525001-57230)

The District has to pay unemployment for employees that left the District and are unemployed.

ProfServ-Human Resources (531081-57230)

Anticipated cost of engaging a human resources firm to provide consulting services.

Operating Supplies-Uniforms (552028-57230)

This budget line is for monthly services from UNIFIRST Uniforms employee's uniform service.

Subscriptions and Memberships (554001-57230)

This budget line is for various membership fees incurred by the District.

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2022 Proposed Budget

ACCOUNT DESCRIPTION	ACTUAL FY 2019	ACTUAL FY 2020	ADOPTED BUDGET FY 2021	ACTUAL THRU FEB-2021	PROJECTED MAR- SEPT-2021	TOTAL PROJECTED FY 2021	ANNUAL BUDGET FY 2022
REVENUES							
Interest - Investments	\$ 2,943	\$ 1,699	\$ 1,500	\$ 202	\$ 450	\$ 652	\$ 850
Special Assmnts- Tax Collector	34,646	33,868	41,856	39,578	2,278	41,856	43,303
Special Assmnts- Discounts	(1,162)	(1,215)	(1,674)	(1,567)	-	(1,567)	(1,732)
Settlements	5,050	3,176	5,000	475	2,917	3,392	5,000
TOTAL REVENUES	41,477	37,528	46,682	38,688	5,645	44,333	47,421
EXPENDITURES							
<i>Administrative</i>							
Payroll-Salaries	26,651	28,074	29,484	12,105	17,199	29,304	30,369
FICA Taxes	1,954	1,675	2,256	773	1,316	2,089	2,323
ProfServ-Legal Services	8,016	6,181	10,000	1,722	5,833	7,555	8,500
ProfServ-Mgmt Consulting Serv	2,163	2,163	2,163	928	1,235	2,163	2,163
Postage and Freight	1,842	741	2,500	537	1,458	1,995	2,000
Misc-Assessmnt Collection Cost	613	514	679	760	46	806	866
Office Supplies	1,193	1,177	1,600	335	933	1,268	1,200
Total Administrative	42,432	40,525	48,682	17,160	28,020	45,180	47,421
TOTAL EXPENDITURES	42,432	40,525	48,682	17,160	28,020	45,180	47,421
Excess (deficiency) of revenues Over (under) expenditures	(955)	(2,997)	-	21,528	(22,376)	(848)	-
OTHER FINANCING SOURCES (USES)							
Contribution to (Use of) Fund Balance	-	-	-	-	-	-	-
TOTAL OTHER SOURCES (USES)	-	-	-	-	-	-	-
Net change in fund balance	(955)	(2,997)	-	21,528	(22,376)	(848)	-
FUND BALANCE, BEGINNING	65,287	64,332	61,335	61,335	-	61,335	60,487
FUND BALANCE, ENDING	\$ 64,332	\$ 61,335	\$ 61,335	\$ 82,863	\$ (22,376)	\$ 60,487	\$ 60,487

Exhibit "B"
Allocation of Fund Balances

AVAILABLE FUNDS

	<u>Amount</u>
Beginning Fund Balance - Fiscal Year 2022	\$ 60,487
Net Change in Fund Balance - Fiscal Year 2022	-
Reserves - Fiscal Year 2022 Addition	-
Total Funds Available (Estimated) - 9/30/22	60,487

ALLOCATION OF AVAILABLE FUNDS***Assigned Fund Balance***

Operating Reserve - Operating Capital	11,855 ⁽¹⁾
Subtotal	<u>11,855</u>

Total Allocation of Available Funds	23,089
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Total Unassigned (undesignated) Cash	\$ 37,398
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Notes

(1) Represents approximately 3 months of operating expenditures

MEADOW POINTE II

Community Development District

Deed Restriction Enforcement Fund

Budget Narrative Fiscal Year 2022

REVENUES

Interest-Investments (361001)

The interest is earned on available operating funds.

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

Settlements (369300)

The District receives amounts for settlements on Deed Restriction violations.

EXPENDITURES - Administrative

Payroll-Salaries (512001-51301)

This is for the payroll for the Deed Restriction employee.

Professional Services-Legal Services (531023-51401)

The District's Attorney provides general legal services and legal services to the District regarding deed restriction violations including but not limited to notices to owners, attendance of pre-suit mediation, liens and collections of settlements.

Professional Services-Management Consulting Services (531027-51301)

The District receives Management, Accounting, Assessment and Administrative services as part of a Management Agreement with Inframark Infrastructure Management Services, Inc. Also included are costs for Information Technology charges to process all of the District's financial activities, i.e. accounts payable, financial statements, budgets, etc., on a main frame computer owned by Inframark in accordance with the management contract and the charge for rentals. The budgeted amount for the fiscal year is based on the contracted fees outlined in Exhibit "A" of the Management Agreement, with a proposed increase over last year's fees.

Postage and Freight (541006-51301))

This budget line is for actual postage and/or freight related to the deed matters.

MEADOW POINTE II

Community Development District

Deed Restriction Enforcement Fund

Budget Narrative

Fiscal Year 2022

Miscellaneous-Assessment Collection Costs (549070-51301)

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated Non-Ad Valorem assessment collections.

Office Supplies (551001-51301)

Supplies used in the required mailings and other special projects.

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2022 Proposed Budget

ACCOUNT DESCRIPTION	ACTUAL FY 2019	ACTUAL FY 2020	ADOPTED BUDGET FY 2021	ACTUAL THRU FEB-2021	PROJECTED MAR- SEPT-2021	TOTAL PROJECTED FY 2021	ANNUAL BUDGET FY 2022
REVENUES							
Interest - Investments	\$ 6,374	\$ 3,674	\$ 3,000	\$ 482	\$ 675	\$ 1,157	\$ 1,200
Special Assmnts- Tax Collector	50,742	22,315	21,107	19,958	1,149	21,107	22,449
Special Assmnts- Discounts	(1,701)	(800)	(844)	(790)	-	(790)	(898)
TOTAL REVENUES	55,415	25,189	23,263	19,650	1,824	21,474	22,751
EXPENDITURES							
<i>Field</i>							
Payroll-Village Gate Personnel	795	799	500	314	467	781	-
FICA Taxes	61	61	38	24	36	60	-
Contracts-Gates	490	-	-	-	-	-	-
Communication - Telephone	272	957	-	-	-	-	-
Communication - Telephone & WiFi	-	-	1,300	526	758	1,284	1,300
R&M-Gate	1,785	1,380	3,000	-	1,750	1,750	3,000
R&M-Security Cameras	-	-	2,000	-	2,000	2,000	2,000
R&M-Sidewalk	-	-	1	-	-	-	1
R&M-Tree Removal	-	-	1	-	-	-	1
Misc-Assessmnt Collection Cost	981	226	422	383	23	406	449
Misc-Contingency	564	-	-	-	-	-	-
Reserve - Roadways	-	-	12,000	-	-	-	12,000
Reserve - Sidewalks	-	-	4,000	-	-	-	4,000
Total Field	5,006	3,423	23,262	1,247	5,034	6,281	22,751
TOTAL EXPENDITURES	5,006	3,423	23,262	1,247	5,034	6,281	22,751
Excess (deficiency) of revenues							
Over (under) expenditures	50,409	21,766	1	18,403	(3,210)	15,193	-
Net change in fund balance	50,409	21,766	1	18,403	(3,210)	15,193	-
FUND BALANCE, BEGINNING	178,666	229,075	250,923	250,924	-	250,924	266,117
FUND BALANCE, ENDING	\$ 229,075	\$ 250,841	\$ 250,924	\$ 269,327	\$ (3,210)	\$ 266,117	\$ 266,117

MEADOW POINTE II

Community Development District

Charlesworth Fund

Budget Narrative Fiscal Year 2022

REVENUES

Interest-Investments (361001)

The interest is earned on available operating funds.

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES - *Field*

Payroll-Village Gate Personnel (512017-53901)

This is for the payroll for the Village Gate employee

FICA Taxes (521001-53901)

Payroll taxes for employees.

Contracts-Gates (534140-53901)

The District has a contract with Metro Gates to maintain and repair the gates of the District's villages.

Communication-Telephone & WiFi (541007-53901)

The District is charged for Telephone and WiFi expenditures.

R&M-Gate (546034-53901)

This is for the repairs and maintenance of the gates.

R&M-Security Cameras (546345-53901)

This budget line is to repair the security cameras.

MEADOW POINTE II

Community Development District

Charlesworth Fund

Budget Narrative

Fiscal Year 2022

R&M-Sidewalks (546084-53901)

This budget line is to repair the sidewalk.

R&M-Roads (546139-53901)

This budget line is to repair the roadways.

R&M-Tree Removal (546907-53901)

This budget line is for tree removal services.

Miscellaneous-Assessment Collection Costs (549070-53901)

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated Non-Ad Valorem assessment collections.

Miscellaneous-Contingency (549900-53901)

This represents any miscellaneous contingency during the Fiscal Year.

Reserve – Roadways (568138-53901)

These are the reserves for the renewal and replacement of the assets and equipment around Charlesworth.

Reserve - Sidewalks (568162-53901)

This budget line is to repair the sidewalk.

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2022 Proposed Budget

ACCOUNT DESCRIPTION	ACTUAL FY 2019	ACTUAL FY 2020	ADOPTED BUDGET FY 2021	ACTUAL THRU FEB-2021	PROJECTED MAR- SEPT-2021	TOTAL PROJECTED FY 2021	ANNUAL BUDGET FY 2022
REVENUES							
Interest - Investments	\$ 1,470	\$ 846	\$ 1,000	\$ 125	375	\$ 500	\$ 450
Special Assmnts- Tax Collector	26,968	7,224	6,819	6,448	371	6,819	6,832
Special Assmnts- Discounts	(904)	(259)	(273)	(255)	-	(255)	(273)
TOTAL REVENUES	27,534	7,811	7,546	6,318	746	7,064	7,009
EXPENDITURES							
<i>Field</i>							
Payroll-Village Gate Personnel	750	780	500	367	500	867	-
FICA Taxes	57	60	38	28	38	66	-
Contracts-Gates	350	-	-	-	-	-	-
Communication - Telephone	272	992	-	-	-	-	-
Communication - Telephone & WiFi	-	-	1,550	526	904	1,430	1,550
R&M-Gate	1,091	-	2,000	-	2,000	2,000	2,000
R&M-Security Cameras	-	-	2,000	-	2,000	2,000	2,000
R&M-Sidewalk	-	-	1	-	-	-	1
R&M-Tree Removal	-	-	1	-	-	-	1
Misc-Assessmnt Collection Cost	477	31	136	124	7	131	137
Reserve - Roadways	-	-	760	-	-	-	760
Reserve - Sidewalks	-	-	560	-	-	-	560
Total Field	2,997	1,863	7,546	1,045	5,450	6,495	7,009
TOTAL EXPENDITURES	2,997	1,863	7,546	1,045	5,450	6,495	7,009
Excess (deficiency) of revenues Over (under) expenditures	24,537	5,948	-	5,273	(4,704)	569	-
Net change in fund balance	24,537	5,948	-	5,273	(4,704)	569	-
FUND BALANCE, BEGINNING	52,440	76,977	82,925	82,925	-	82,925	83,494
FUND BALANCE, ENDING	\$ 76,977	\$ 82,925	\$ 82,925	\$ 88,198	\$ (4,704)	\$ 83,494	\$ 83,494

Budget Narrative
Fiscal Year 2022

REVENUES

Interest-Investments (361001)

The interest is earned on available operating funds.

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES - Field

Payroll-Village Gate Personnel (512017-53901)

This is for the payroll for the Village Gate employee

FICA Taxes (521001-53901)

Payroll taxes for employees.

Contracts-Gates (534140-53901)

The District has a contract with Metro Gates to maintain and repair the gates of the District's villages.

Communication-Telephone & WiFi (541007-53901)

The District is charged for Telephone and WiFi expenditures.

R&M-Gate (546034-53901)

This is for the repairs and maintenance of the gates.

R&M-Security Cameras (546345-53901)

This budget line is to repair the security cameras.

MEADOW POINTE II

Community Development District

Colehaven Fund

Budget Narrative

Fiscal Year 2022

R&M-Sidewalks (546084-53901)

This budget line is to repair the sidewalk.

R&M-Roads (546139-53901)

This budget line is to repair the roadways.

R&M-Tree Removal (546907-53901)

This budget line is for tree removal services.

Miscellaneous-Assessment Collection Costs (549070-53901)

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated Non-Ad Valorem assessment collections.

Miscellaneous-Contingency (549900-53901)

This represents any miscellaneous contingency during the Fiscal Year.

Reserve – Roadways (568138-53901)

These are the reserves for the renewal and replacement of the assets and equipment around Colehaven.

Reserve - Sidewalks (568162-53901)

This budget line is to repair the sidewalk.

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2022 Proposed Budget

ACCOUNT DESCRIPTION	ACTUAL FY 2019	ACTUAL FY 2020	ADOPTED BUDGET FY 2021	ACTUAL THRU FEB-2021	PROJECTED MAR- SEPT-2021	TOTAL PROJECTED FY 2021	ANNUAL BUDGET FY 2022
REVENUES							
Interest - Investments	\$ 8,652	\$ 4,989	\$ 4,000	\$ 635	1,905	\$ 2,540	\$ 2,100
Special Assmnts- Tax Collector	57,234	25,564	19,245	18,197	1,048	19,245	20,694
Special Assmnts- Discounts	(1,919)	(917)	(770)	(721)	-	(721)	(828)
TOTAL REVENUES	63,967	29,636	22,475	18,111	2,953	21,064	21,966
EXPENDITURES							
<i>Field</i>							
Payroll-Village Gate Personnel	884	848	500	408	550	958	-
FICA Taxes	68	65	38	31	42	73	-
Contracts-Gates	350	-	-	-	-	-	-
Communication - Telephone	281	1,059	-	-	-	-	-
Communication - Telephone & WiFi	-	-	1,550	526	904	1,430	1,550
R&M-Gate	6,285	275	2,000	-	2,000	2,000	2,000
R&M-Security Cameras	-	-	2,000	-	2,000	2,000	2,000
R&M-Sidewalk	-	-	1	-	-	-	1
R&M-Tree Removal	-	-	1	-	-	-	1
Misc-Assessmnt Collection Cost	1,106	335	385	349	21	370	414
Misc-Contingency	-	48	-	-	-	-	-
Reserve - Roadways	-	-	16,000	-	-	-	16,000
Total Field	8,986	2,630	22,475	1,314	5,517	6,831	21,966
TOTAL EXPENDITURES	8,986	2,630	22,475	1,314	5,517	6,831	21,966
Excess (deficiency) of revenues							
Over (under) expenditures	54,981	27,006	-	16,797	(2,564)	14,233	-
Net change in fund balance	54,981	27,006	-	16,797	(2,564)	14,233	-
FUND BALANCE, BEGINNING	230,562	285,543	312,641	312,641	-	312,641	326,874
FUND BALANCE, ENDING	\$ 285,543	\$ 312,549	\$ 312,641	\$ 329,438	\$ (2,564)	\$ 326,874	\$ 326,874

Budget Narrative
Fiscal Year 2022

REVENUES

Interest-Investments (361001)

The interest is earned on available operating funds.

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES - Field

Payroll-Village Gate Personnel (512017-53901)

This is for the payroll for the Village Gate employee

FICA Taxes (521001-53901)

Payroll taxes for employees.

Contracts-Gates (534140-53901)

The District has a contract with Metro Gates to maintain and repair the gates of the District's villages.

Communication-Telephone & WiFi (541007-53901)

The District is charged for Telephone and WiFi expenditures.

R&M-Gate (546034-53901)

This is for the repairs and maintenance of the gates.

R&M-Security Cameras (546345-53901)

This budget line is to repair the security cameras.

MEADOW POINTE II

Community Development District

Covina Key Fund

Budget Narrative

Fiscal Year 2022

R&M-Sidewalks (546084-53901)

This budget line is to repair the sidewalk.

R&M-Roads (546139-53901)

This budget line is to repair the roadways.

R&M-Tree Removal (546907-53901)

This budget line is for tree removal services.

Miscellaneous-Assessment Collection Costs (549070-53901)

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated Non-Ad Valorem assessment collections.

Miscellaneous-Contingency (549900-53901)

This represents any miscellaneous contingency during the Fiscal Year.

Reserve – Roadways (568138-53901)

These are the reserves for the renewal and replacement of the assets and equipment around Covina Key.

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2022 Proposed Budget

ACCOUNT DESCRIPTION	ACTUAL FY 2019	ACTUAL FY 2020	ADOPTED BUDGET FY 2021	ACTUAL THRU FEB-2021	PROJECTED MAR- SEPT-2021	TOTAL PROJECTED FY 2021	ANNUAL BUDGET FY 2022
REVENUES							
Interest - Investments	\$ 643	\$ 370	\$ 500	\$ 72	216	\$ 288	\$ 200
Special Assmnts- Tax Collector	27,060	8,937	8,428	7,969	459	8,428	8,174
Special Assmnts- Discounts	(907)	(320)	(337)	(316)	-	(316)	(327)
TOTAL REVENUES	26,796	8,987	8,591	7,725	675	8,400	8,047
EXPENDITURES							
<i>Field</i>							
Payroll-Village Gate Personnel	806	661	500	395	405	800	-
FICA Taxes	62	51	38	30	31	61	-
Contracts-Gates	350	-	-	-	-	-	-
Communication - Telephone	590	944	-	-	-	-	-
Communication - Telephone & WiFi	-	-	1,550	517	904	1,421	1,550
R&M-Gate	300	1,100	2,000	-	2,000	2,000	2,000
R&M-Security Cameras	-	-	2,000	-	2,000	2,000	2,000
R&M-Sidewalk	55	-	1	-	-	-	1
R&M-Tree Removal	-	-	1	-	-	-	1
Misc-Assessmnt Collection Cost	479	63	169	153	9	162	163
Misc-Contingency	-	-	-	-	-	-	-
Reserve - Roadways	-	-	1,930	-	-	-	1,930
Reserve - Sidewalks	-	-	402	-	-	-	402
Total Field	2,642	2,819	8,591	1,095	5,349	6,444	8,047
TOTAL EXPENDITURES	2,642	2,819	8,591	1,095	5,349	6,444	8,047
Excess (deficiency) of revenues							
Over (under) expenditures	24,154	6,168	-	6,630	(4,674)	1,956	(0)
Net change in fund balance	24,154	6,168	-	6,630	(4,674)	1,956	(0)
FUND BALANCE, BEGINNING	31,514	55,668	61,836	61,836	-	61,836	63,792
FUND BALANCE, ENDING	\$ 55,668	\$ 61,836	\$ 61,836	\$ 68,466	\$ (4,674)	\$ 63,792	\$ 63,792

MEADOW POINTE II

Community Development District

Glenham Fund

Budget Narrative Fiscal Year 2022

REVENUES

Interest-Investments (361001)

The interest is earned on available operating funds.

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES - *Field*

Payroll-Village Gate Personnel (512017-53901)

This is for the payroll for the Village Gate employee

FICA Taxes (521001-53901)

Payroll taxes for employees.

Contracts-Gates (534140-53901)

The District has a contract with Metro Gates to maintain and repair the gates of the District's villages.

Communication-Telephone & WiFi (541007-53901)

The District is charged for Telephone and WiFi expenditures.

R&M-Gate (546034-53901)

This is for the repairs and maintenance of the gates.

R&M-Security Cameras (546345-53901)

This budget line is to repair the security cameras.

MEADOW POINTE II

Community Development District

Glenham Fund

Budget Narrative
Fiscal Year 2022**R&M-Sidewalks (546084-53901)**

This budget line is to repair the sidewalk.

R&M-Roads (546139-53901)

This budget line is to repair the roadways.

R&M-Tree Removal (546907-53901)

This budget line is for tree removal services.

Miscellaneous-Assessment Collection Costs (549070-53901)

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated Non-Ad Valorem assessment collections.

Miscellaneous-Contingency (549900-53901)

This represents any miscellaneous contingency during the Fiscal Year.

Reserve – Roadways (568138-53901)

These are the reserves for the renewal and replacement of the assets and equipment around Glenham.

Reserve - Sidewalks (568162-53901)

This budget line is to repair the sidewalk.

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2022 Proposed Budget

ACCOUNT DESCRIPTION	ACTUAL FY 2019	ACTUAL FY 2020	ADOPTED BUDGET FY 2021	ACTUAL THRU FEB-2021	PROJECTED MAR- SEPT-2021	TOTAL PROJECTED FY 2021	ANNUAL BUDGET FY 2022
REVENUES							
Interest - Investments	\$ 4,243	\$ 2,447	\$ 2,000	\$ 365	1,095	\$ 1,460	\$ 1,200
Special Assmnts- Tax Collector	73,325	22,388	21,027	19,882	1,145	21,027	22,369
Special Assmnts- Discounts	(2,459)	(803)	(841)	(787)	-	(787)	(895)
TOTAL REVENUES	75,109	24,032	22,186	19,460	2,240	21,700	22,674
EXPENDITURES							
<i>Field</i>							
Payroll-Village Gate Personnel	952	930	500	466	543	1,009	-
FICA Taxes	71	71	38	36	42	78	-
Contracts-Gates	350	-	-	-	-	-	-
Communication - Telephone	272	975	-	-	-	-	-
Communication - Telephone & WiFi	-	-	1,550	526	904	1,430	1,550
R&M-Gate	2,353	3,640	2,000	-	2,000	2,000	3,000
R&M-Security Cameras	-	-	2,000	-	2,000	2,000	2,000
R&M-Sidewalk	-	-	1	-	-	-	1
R&M-Tree Removal	-	-	1	-	-	-	1
Misc-Assessmnt Collection Cost	1,298	137	421	382	23	405	447
Misc-Contingency	-	54	-	-	-	-	-
Reserve - Roadways	-	-	14,000	-	-	-	14,000
Reserve - Sidewalks	-	-	1,675	-	-	-	1,675
Total Field	5,296	5,807	22,186	1,410	5,511	6,921	22,674
TOTAL EXPENDITURES	5,296	5,807	22,186	1,410	5,511	6,921	22,674
Excess (deficiency) of revenues							
Over (under) expenditures	69,813	18,225	-	18,050	(3,271)	14,779	-
Net change in fund balance	69,813	18,225	-	18,050	(3,271)	14,779	-
FUND BALANCE, BEGINNING	152,478	222,291	240,516	240,516	-	240,516	255,295
FUND BALANCE, ENDING	\$ 222,291	\$ 240,516	\$ 240,516	\$ 258,566	\$ (3,271)	\$ 255,295	\$ 255,295

MEADOW POINTE II

Community Development District

Iverson Fund

Budget Narrative Fiscal Year 2022

REVENUES

Interest-Investments (361001)

The interest is earned on available operating funds.

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES - *Field*

Payroll-Village Gate Personnel (512017-53901)

This is for the payroll for the Village Gate employee

FICA Taxes (521001-53901)

Payroll taxes for employees.

Contracts-Gates (534140-53901)

The District has a contract with Metro Gates to maintain and repair the gates of the District's villages.

Communication-Telephone & WiFi (541007-53901)

The District is charged for Telephone and WiFi expenditures.

R&M-Gate (546034-53901)

This is for the repairs and maintenance of the gates.

R&M-Security Cameras (546345-53901)

This budget line is to repair the security cameras.

MEADOW POINTE II

Community Development District

Iverson Fund

Budget Narrative

Fiscal Year 2022

R&M-Sidewalks (546084-53901)

This budget line is to repair the sidewalk.

R&M-Roads (546139-53901)

This budget line is to repair the roadways.

R&M-Tree Removal (546907-53901)

This budget line is for tree removal services.

Miscellaneous-Assessment Collection Costs (549070-53901)

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated Non-Ad Valorem assessment collections.

Miscellaneous-Contingency (549900-53901)

This represents any miscellaneous contingency during the Fiscal Year.

Reserve – Roadways (568138-53901)

These are the reserves for the renewal and replacement of the assets and equipment around Iverson.

Reserve - Sidewalks (568162-53901)

This budget line is to repair the sidewalk.

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2022 Proposed Budget

ACCOUNT DESCRIPTION	ACTUAL FY 2019	ACTUAL FY 2020	ADOPTED BUDGET FY 2021	ACTUAL THRU FEB-2021	PROJECTED MAR- SEPT-2021	TOTAL PROJECTED FY 2021	ANNUAL BUDGET FY 2022
REVENUES							
Special Assmnts- Tax Collector	\$ 37,222	\$ 17,593	17,628	16,669	959	17,628	9,732
Special Assmnts- Other	-	-	-	-	-	-	11,402
Special Assmnts- Discounts	(1,249)	(631)	(705)	(660)	-	(660)	(845)
TOTAL REVENUES	35,973	16,962	16,923	16,009	959	16,968	20,289
EXPENDITURES							
<i>Field</i>							
Payroll-Village Gate Personnel	902	691	500	368	467	835	-
FICA Taxes	71	53	38	28	36	64	-
Contracts-Gates	350	-	-	-	-	-	-
Communication - Telephone	1,300	993	-	-	-	-	-
Communication - Telephone & WiFi	-	-	1,550	517	904	1,421	1,550
R&M-Gate	6,710	170	2,000	372	1,628	2,000	2,000
R&M-Security Cameras	-	-	2,000	-	2,000	2,000	2,000
R&M-Sidewalk	-	-	1	-	-	-	1
R&M-Tree Removal	-	37,625	1	-	-	-	1
Misc-Assessmnt Collection Cost	659	190	353	320	19	339	423
Misc-Contingency	676	314	-	-	-	-	-
Reserve - Roadways	-	-	7,880	-	-	-	1,456
Reserve - Sidewalks	-	-	2,600	-	-	-	1,456
Total Field	10,868	40,036	16,923	1,605	5,054	4,659	8,887
TOTAL EXPENDITURES	10,868	40,036	16,923	1,605	5,054	4,659	8,887
Excess (deficiency) of revenues Over (under) expenditures	25,105	(23,074)	-	14,404	(4,095)	12,309	11,402
Net change in fund balance	25,105	(23,074)	-	14,404	(4,095)	12,309	11,402
FUND BALANCE, BEGINNING	(22,886)	2,219	(20,855)	(20,855)	-	(20,855)	(8,546)
FUND BALANCE, ENDING	\$ 2,219	\$ (20,855)	\$ (20,855)	\$ (6,451)	\$ (4,095)	\$ (8,546)	\$ 2,857

Budget Narrative
Fiscal Year 2022

REVENUES

Interest-Investments (361001)

The interest is earned on available operating funds.

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments – Other (363015)

This amount is for prior years expenses owed to the General Fund by Lettingwell.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES - Field

Payroll-Village Gate Personnel (512017-53901)

This is for the payroll for the Village Gate employee

FICA Taxes (521001-53901)

Payroll taxes for employees.

Contracts-Gates (534140-53901)

The District has a contract with Metro Gates to maintain and repair the gates of the District's villages.

Communication-Telephone & WiFi (541007-53901)

The District is charged for Telephone and WiFi expenditures.

R&M-Gate (546034-53901)

This is for the repairs and maintenance of the gates.

R&M-Security Cameras (546345-53901)

This budget line is to repair the security cameras.

MEADOW POINTE II

Community Development District

Lettingwell Fund

Budget Narrative
Fiscal Year 2022**R&M-Sidewalks (546084-53901)**

This budget line is to repair the sidewalk.

R&M-Roads (546139-53901)

This budget line is to repair the roadways.

R&M-Tree Removal (546907-53901)

This budget line is for tree removal services.

Miscellaneous-Assessment Collection Costs (549070-53901)

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated Non-Ad Valorem assessment collections.

Miscellaneous-Contingency (549900-53901)

This represents any miscellaneous contingency during the Fiscal Year.

Reserve – Roadways (568138-53901)

These are the reserves for the renewal and replacement of the assets and equipment around Lettingwell.

Reserve - Sidewalks (568162-53901)

This budget line is to repair the sidewalk.

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2022 Proposed Budget

ACCOUNT DESCRIPTION	ACTUAL FY 2019	ACTUAL FY 2020	ADOPTED BUDGET FY 2021	ACTUAL THRU FEB-2021	PROJECTED MAR- SEPT-2021	TOTAL PROJECTED FY 2021	ANNUAL BUDGET FY 2022
REVENUES							
Interest - Investments	\$ 5,387	\$ 3,106	\$ 2,000	\$ 488	1,167	\$ 1,655	\$ 2,000
Special Assmnts- Tax Collector	96,364	65,353	37,330	35,298	2,032	37,330	36,757
Special Assmnts- Discounts	(3,231)	(2,344)	(1,493)	(1,398)	-	(1,398)	(1,470)
TOTAL REVENUES	98,520	66,115	37,837	34,388	3,199	37,587	37,287
EXPENDITURES							
<i>Field</i>							
Payroll-Village Gate Personnel	986	1,038	500	447	583	1,030	-
FICA Taxes	75	79	38	34	45	79	-
Contracts-Gates	490	-	-	-	-	-	-
Communication - Telephone	960	1,029	-	-	-	-	-
Communication - Telephone & WiFi	-	-	1,550	691	904	1,595	1,550
R&M-Gate	6,795	1,070	3,000	245	2,755	3,000	3,000
R&M-Security Cameras	-	-	2,000	-	2,000	2,000	2,000
R&M-Sidewalk	-	-	1	-	-	-	1
R&M-Tree Removal	-	-	1	-	-	-	1
Misc-Assessmnt Collection Cost	1,706	873	747	678	41	719	735
Misc-Contingency	-	2,956	-	-	-	-	-
Reserve - Roadways	-	-	15,000	-	-	-	15,000
Reserve - Sidewalks	-	-	15,000	-	-	-	15,000
Total Field	11,012	7,045	37,837	2,095	6,328	8,423	37,287
TOTAL EXPENDITURES	11,012	7,045	37,837	2,095	6,328	8,423	37,287
Excess (deficiency) of revenues Over (under) expenditures	87,508	59,070	-	32,293	(3,129)	29,164	-
Net change in fund balance	87,508	59,070	-	32,293	(3,129)	29,164	-
FUND BALANCE, BEGINNING	195,283	282,791	343,163	343,163	-	343,163	372,327
FUND BALANCE, ENDING	\$ 282,791	\$ 341,861	\$ 343,163	\$ 375,456	\$ (3,129)	\$ 372,327	\$ 372,327

MEADOW POINTE II

Community Development District

Longleaf Fund

Budget Narrative Fiscal Year 2022

REVENUES

Interest-Investments (361001)

The interest is earned on available operating funds.

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES - *Field*

Payroll-Village Gate Personnel (512017-53901)

This is for the payroll for the Village Gate employee

FICA Taxes (521001-53901)

Payroll taxes for employees.

Contracts-Gates (534140-53901)

The District has a contract with Metro Gates to maintain and repair the gates of the District's villages.

Communication-Telephone & WiFi (541007-53901)

The District is charged for Telephone and WiFi expenditures.

R&M-Gate (546034-53901)

This is for the repairs and maintenance of the gates.

R&M-Security Cameras (546345-53901)

This budget line is to repair the security cameras.

MEADOW POINTE II

Community Development District

Longleaf Fund

Budget Narrative

Fiscal Year 2022

R&M-Sidewalks (546084-53901)

This budget line is to repair the sidewalk.

R&M-Roads (546139-53901)

This budget line is to repair the roadways.

R&M-Tree Removal (546907-53901)

This budget line is for tree removal services.

Miscellaneous-Assessment Collection Costs (549070-53901)

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated Non-Ad Valorem assessment collections.

Miscellaneous-Contingency (549900-53901)

This represents any miscellaneous contingency during the Fiscal Year.

Reserve – Roadways (568138-53901)

These are the reserves for the renewal and replacement of the assets and equipment around Longleaf.

Reserve - Sidewalks (568162-53901)

This budget line is to repair the sidewalk.

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2022 Proposed Budget

ACCOUNT DESCRIPTION	ACTUAL FY 2019	ACTUAL FY 2020	ADOPTED BUDGET FY 2021	ACTUAL THRU FEB-2021	PROJECTED MAR- SEPT-2021	TOTAL PROJECTED FY 2021	ANNUAL BUDGET FY 2022
REVENUES							
Interest - Investments	\$ 4,045	\$ 2,332	\$ 2,500	\$ 319	957	\$ 1,276	\$ 1,000
Special Assmnts- Tax Collector	38,208	20,927	18,713	17,694	1,019	18,713	19,736
Special Assmnts- Discounts	(1,281)	(751)	(749)	(701)	-	(701)	(789)
TOTAL REVENUES	40,972	22,508	20,464	17,312	1,976	19,288	19,947
EXPENDITURES							
<i>Field</i>							
Payroll-Village Gate Personnel	800	764	500	419	381	800	-
FICA Taxes	61	58	38	32	29	61	-
Contracts-Gates	350	-	-	-	-	-	-
Communication - Telephone	472	992	-	-	-	-	-
Communication - Telephone & WiFi	-	-	1,550	526	904	1,430	1,550
R&M-Gate	556	1,910	2,000	-	2,000	2,000	2,000
R&M-Security Cameras	-	-	2,000	-	2,000	2,000	2,000
R&M-Sidewalk	-	-	1	-	-	-	1
R&M-Tree Removal	-	-	1	-	-	-	1
Misc-Assessmnt Collection Cost	676	250	374	340	20	360	395
Misc-Contingency	-	7	-	-	-	-	-
Reserve - Roadways	-	-	10,000	-	-	-	10,000
Reserve - Sidewalks	-	-	4,000	-	-	-	4,000
Total Field	2,915	3,981	20,465	1,317	5,335	6,652	19,947
TOTAL EXPENDITURES	2,915	3,981	20,465	1,317	5,335	6,652	19,947
Excess (deficiency) of revenues Over (under) expenditures	38,057	18,527	-	15,995	(3,359)	12,636	-
Net change in fund balance	38,057	18,527	-	15,995	(3,359)	12,636	-
FUND BALANCE, BEGINNING	119,185	157,242	175,769	175,769	-	175,769	188,405
FUND BALANCE, ENDING	\$ 157,242	\$ 175,769	\$ 175,769	\$ 191,764	\$ (3,359)	\$ 188,405	\$ 188,405

MEADOW POINTE II

Community Development District

Manor Isle Fund

Budget Narrative Fiscal Year 2022

REVENUES

Interest-Investments (361001)

The interest is earned on available operating funds.

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES - Field

Payroll-Village Gate Personnel (512017-53901)

This is for the payroll for the Village Gate employee

FICA Taxes (521001-53901)

Payroll taxes for employees.

Contracts-Gates (534140-53901)

The District has a contract with Metro Gates to maintain and repair the gates of the District's villages.

Communication-Telephone & WiFi (541007-53901)

The District is charged for Telephone and WiFi expenditures.

R&M-Gate (546034-53901)

This is for the repairs and maintenance of the gates.

R&M-Security Cameras (546345-53901)

This budget line is to repair the security cameras.

MEADOW POINTE II

Community Development District

Manor Isle Fund

Budget Narrative

Fiscal Year 2022

R&M-Sidewalks (546084-53901)

This budget line is to repair the sidewalk.

R&M-Roads (546139-53901)

This budget line is to repair the roadways.

R&M-Tree Removal (546907-53901)

This budget line is for tree removal services.

Miscellaneous-Assessment Collection Costs (549070-53901)

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated Non-Ad Valorem assessment collections.

Miscellaneous-Contingency (549900-53901)

This represents any miscellaneous contingency during the Fiscal Year.

Reserve – Roadways (568138-53901)

These are the reserves for the renewal and replacement of the assets and equipment around Manor Isle.

Reserve - Sidewalks (568162-53901)

This budget line is to repair the sidewalk.

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2022 Proposed Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2019	FY 2020	BUDGET FY 2021	THRU FEB-2021	MAR- SEPT-2021	PROJECTED FY 2021	BUDGET FY 2022
REVENUES							
Interest - Investments	\$ 6,862	\$ 3,956	\$ 2,500	\$ 502	1,506	\$ 2,008	\$ 1,800
Special Assmnts- Tax Collector	42,632	17,907	17,947	16,970	977	17,947	18,119
Special Assmnts- Discounts	(1,429)	(642)	(718)	(672)	-	(672)	(725)
TOTAL REVENUES	48,065	21,221	19,729	16,800	2,483	19,283	19,194
EXPENDITURES							
Field							
Payroll-Village Gate Personnel	803	737	500	494	506	1,000	-
FICA Taxes	61	56	38	38	39	77	-
Contracts-Gates	350	-	-	-	-	-	-
Communication - Telephone	135	1,108	-	-	-	-	-
Communication - Telephone & WiFi	-	-	1,550	830	904	1,734	1,550
R&M-Gate	4,034	765	2,000	322	1,678	2,000	2,000
R&M-Security Cameras	-	-	2,000	-	2,000	2,000	2,000
R&M-Sidewalk	-	-	1	-	-	-	1
R&M-Tree Removal	-	-	1	-	-	-	1
Misc-Assessmnt Collection Cost	755	174	359	326	20	346	362
Misc-Contingency	89	132	-	-	-	-	-
Reserve - Roadways	-	-	9,720	-	-	-	9,720
Reserve - Sidewalks	-	-	3,560	-	-	-	3,560
Total Field	6,227	2,972	19,729	2,010	5,146	7,156	19,194
TOTAL EXPENDITURES	6,227	2,972	19,729	2,010	5,146	7,156	19,194
Excess (deficiency) of revenues							
Over (under) expenditures	41,838	18,249	-	14,790	(2,663)	12,127	-
Net change in fund balance	41,838	18,249	-	14,790	(2,663)	12,127	-
FUND BALANCE, BEGINNING	182,006	223,844	242,093	242,093	-	242,093	254,220
FUND BALANCE, ENDING	\$ 223,844	\$ 242,093	\$ 242,093	\$ 256,883	\$ (2,663)	\$ 254,220	\$ 254,220

MEADOW POINTE II

Community Development District

Sedgwick Fund

Budget Narrative Fiscal Year 2022

REVENUES

Interest-Investments (361001)

The interest is earned on available operating funds.

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES - *Field*

Payroll-Village Gate Personnel (512017-53901)

This is for the payroll for the Village Gate employee

FICA Taxes (521001-53901)

Payroll taxes for employees.

Contracts-Gates (534140-53901)

The District has a contract with Metro Gates to maintain and repair the gates of the District's villages.

Communication-Telephone & WiFi (541007-53901)

The District is charged for Telephone and WiFi expenditures.

R&M-Gate (546034-53901)

This is for the repairs and maintenance of the gates.

R&M-Security Cameras (546345-53901)

This budget line is to repair the security cameras.

MEADOW POINTE II

Community Development District

Sedgwick Fund

Budget Narrative

Fiscal Year 2022

R&M-Sidewalks (546084-53901)

This budget line is to repair the sidewalk.

R&M-Roads (546139-53901)

This budget line is to repair the roadways.

R&M-Tree Removal (546907-53901)

This budget line is for tree removal services.

Miscellaneous-Assessment Collection Costs (549070-53901)

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated Non-Ad Valorem assessment collections.

Miscellaneous-Contingency (549900-53901)

This represents any miscellaneous contingency during the Fiscal Year.

Reserve – Roadways (568138-53901)

These are the reserves for the renewal and replacement of the assets and equipment around Sedgwick.

Reserve - Sidewalks (568162-53901)

This budget line is to repair the sidewalk.

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2022 Proposed Budget

ACCOUNT DESCRIPTION	ACTUAL FY 2019	ACTUAL FY 2020	ADOPTED BUDGET FY 2021	ACTUAL THRU FEB-2021	PROJECTED MAR- SEPT-2021	TOTAL PROJECTED FY 2021	ANNUAL BUDGET FY 2022
REVENUES							
Interest - Investments	\$ 5,297	\$ 3,054	\$ 2,500	\$ 410	574	\$ 984	\$ 1,000
Special Assmnts- Tax Collector	44,937	28,888	19,511	18,449	1,062	19,511	20,534
Special Assmnts- Discounts	(1,507)	(1,036)	(780)	(731)	-	(731)	(821)
TOTAL REVENUES	48,727	30,906	21,231	18,128	1,636	19,764	20,713
EXPENDITURES							
<i>Field</i>							
Payroll-Village Gate Personnel	810	623	500	480	320	800	-
FICA Taxes	62	48	38	37	24	61	-
Contracts-Gates	350	-	-	-	-	-	-
Communication - Telephone	272	957	-	-	-	-	-
Communication - Telephone & WiFi	-	-	1,300	517	783	1,300	1,300
R&M-Gate	1,730	230	2,000	-	2,000	2,000	2,000
R&M-Security Cameras	-	-	2,000	-	2,000	2,000	2,000
R&M-Sidewalk	-	-	1	-	-	-	1
R&M-Tree Removal	-	-	1	-	-	-	1
Misc-Assessmnt Collection Cost	796	377	390	354	21	375	411
Misc-Contingency	-	-	-	43	-	43	-
Reserve - Roadways	-	-	10,000	-	-	-	10,000
Reserve - Sidewalks	-	-	5,000	-	-	-	5,000
Total Field	4,020	2,235	21,230	1,431	5,149	6,580	20,713
TOTAL EXPENDITURES	4,020	2,235	21,230	1,431	5,149	6,580	20,713
Excess (deficiency) of revenues Over (under) expenditures	44,707	28,671	1	16,697	(3,513)	13,184	-
Net change in fund balance	44,707	28,671	1	16,697	(3,513)	13,184	-
FUND BALANCE, BEGINNING	151,028	195,735	224,406	224,407	-	224,407	237,591
FUND BALANCE, ENDING	\$ 195,735	\$ 224,406	\$ 224,407	\$ 241,104	\$ (3,513)	\$ 237,591	\$ 237,591

Budget Narrative
Fiscal Year 2022

REVENUES

Interest-Investments (361001)

The interest is earned on available operating funds.

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES - Field

Payroll-Village Gate Personnel (512017-53901)

This is for the payroll for the Village Gate employee

FICA Taxes (521001-53901)

Payroll taxes for employees.

Contracts-Gates (534140-53901)

The District has a contract with Metro Gates to maintain and repair the gates of the District's villages.

Communication-Telephone & WiFi (541007-53901)

The District is charged for Telephone and WiFi expenditures.

R&M-Gate (546034-53901)

This is for the repairs and maintenance of the gates.

R&M-Security Cameras (546345-53901)

This budget line is to repair the security cameras.

MEADOW POINTE II

Community Development District

Tullamore Fund

Budget Narrative

Fiscal Year 2022

R&M-Sidewalks (546084-53901)

This budget line is to repair the sidewalk.

R&M-Roads (546139-53901)

This budget line is to repair the roadways.

R&M-Tree Removal (546907-53901)

This budget line is for tree removal services.

Miscellaneous-Assessment Collection Costs (549070-53901)

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated Non-Ad Valorem assessment collections.

Miscellaneous-Contingency (549900-53901)

This represents any miscellaneous contingency during the Fiscal Year.

Reserve – Roadways (568138-53901)

These are the reserves for the renewal and replacement of the assets and equipment around Tullamore.

Reserve - Sidewalks (568162-53901)

This budget line is to repair the sidewalk.

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2022 Proposed Budget

ACCOUNT DESCRIPTION	ACTUAL FY 2019	ACTUAL FY 2020	ADOPTED BUDGET FY 2021	ACTUAL THRU FEB-2021	PROJECTED MAR- SEPT-2021	TOTAL PROJECTED FY 2021	ANNUAL BUDGET FY 2022
REVENUES							
Interest - Investments	\$ 6,763	\$ 3,899	\$ 3,000	\$ 507	710	\$ 1,217	\$ 1,300
Special Assmnts- Tax Collector	51,885	26,834	19,245	18,197	1,048	19,245	20,481
Special Assmnts- Discounts	(1,740)	(962)	(770)	(721)	-	(721)	(819)
TOTAL REVENUES	56,908	29,771	21,475	17,983	1,758	19,741	20,962
EXPENDITURES							
<i>Field</i>							
Payroll-Village Gate Personnel	821	665	500	402	398	800	-
FICA Taxes	63	51	38	31	30	61	-
Contracts-Gates	350	-	-	-	-	-	-
Communication - Telephone	217	1,012	-	-	-	-	-
Communication - Telephone & WiFi	-	-	1,550	584	904	1,488	1,550
R&M-Gate	7,015	2,165	2,000	-	2,000	2,000	2,000
R&M-Security Cameras	-	-	2,000	-	2,000	2,000	2,000
R&M-Sidewalk	-	-	1	-	-	-	1
R&M-Tree Removal	-	-	1	-	-	-	1
Misc-Assessmnt Collection Cost	919	309	385	350	21	371	410
Misc-Contingency	-	43	-	-	-	-	-
Reserve - Roadways	-	-	15,000	-	-	-	15,000
Total Field	9,478	4,245	21,475	1,367	5,354	6,721	20,962
TOTAL EXPENDITURES	9,478	4,245	21,475	1,367	5,354	6,721	20,962
Excess (deficiency) of revenues							
Over (under) expenditures	47,430	25,526	-	16,616	(3,596)	13,020	-
Net change in fund balance	47,430	25,526	-	16,616	(3,596)	13,020	-
FUND BALANCE, BEGINNING	185,051	232,481	258,007	258,007	-	258,007	271,027
FUND BALANCE, ENDING	\$ 232,481	\$ 258,007	\$ 258,007	\$ 274,623	\$ (3,596)	\$ 271,027	\$ 271,027

MEADOW POINTE II

Community Development District

Vermillion Fund

Budget Narrative Fiscal Year 2022

REVENUES

Interest-Investments (361001)

The interest is earned on available operating funds.

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES - Field

Payroll-Village Gate Personnel (512017-53901)

This is for the payroll for the Village Gate employee

FICA Taxes (521001-53901)

Payroll taxes for employees.

Contracts-Gates (534140-53901)

The District has a contract with Metro Gates to maintain and repair the gates of the District's villages.

Communication-Telephone & WiFi (541007-53901)

The District is charged for Telephone and WiFi expenditures.

R&M-Gate (546034-53901)

This is for the repairs and maintenance of the gates.

R&M-Security Cameras (546345-53901)

This budget line is to repair the security cameras.

MEADOW POINTE II

Community Development District

Vermillion Fund

Budget Narrative

Fiscal Year 2022

R&M-Sidewalks (546084-53901)

This budget line is to repair the sidewalk.

R&M-Roads (546139-53901)

This budget line is to repair the roadways.

R&M-Tree Removal (546907-53901)

This budget line is for tree removal services.

Miscellaneous-Assessment Collection Costs (549070-53901)

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated Non-Ad Valorem assessment collections.

Miscellaneous-Contingency (549900-53901)

This represents any miscellaneous contingency during the Fiscal Year.

Reserve – Roadways (568138-53901)

These are the reserves for the renewal and replacement of the assets and equipment around Vermillion.

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2022 Proposed Budget

ACCOUNT DESCRIPTION	ACTUAL FY 2019	ACTUAL FY 2020	ADOPTED BUDGET FY 2021	ACTUAL THRU FEB-2021	PROJECTED MAR- SEPT-2021	TOTAL PROJECTED FY 2021	ANNUAL BUDGET FY 2022
REVENUES							
Interest - Investments	\$ 11,528	\$ 6,647	\$ 5,000	\$ 898	1,257	\$ 2,155	\$ 2,000
Special Assmnts- Tax Collector	112,387	65,442	40,522	38,316	2,206	40,522	43,140
Special Assmnts- Discounts	(3,768)	(2,347)	(1,621)	(1,517)	-	(1,517)	(1,726)
TOTAL REVENUES	120,247	69,742	43,901	37,697	3,463	41,160	43,415
EXPENDITURES							
<i>Field</i>							
Payroll-Village Gate Personnel	1,007	911	500	500	500	1,000	-
FICA Taxes	77	70	38	38	38	76	-
Contracts-Gates	350	-	-	-	-	-	-
Communication - Telephone	892	903	-	-	-	-	-
Communication - Telephone & WiFi	-	-	1,550	517	904	1,421	1,550
R&M-Gate	5,090	2,355	2,000	2,510	250	2,760	2,000
R&M-Security Cameras	-	-	2,000	-	2,000	2,000	2,000
R&M-Sidewalk	-	-	1	-	-	-	1
R&M-Tree Removal	-	-	1	-	-	-	1
Misc-Assessmnt Collection Cost	1,988	807	810	736	44	780	863
Misc-Contingency	-	2,873	-	-	-	-	-
Reserve - Roadways	-	-	22,000	-	-	-	22,000
Reserve - Sidewalks	-	-	15,000	-	-	-	15,000
Total Field	9,716	7,919	43,901	4,301	3,737	8,038	43,415
<i>Parks and Recreation - General</i>							
Reserve-Renewal & Replacement	-	8,980	1	-	-	-	1
Total Parks and Recreation - General	-	8,980	1	-	-	-	1
TOTAL EXPENDITURES	9,716	16,899	43,901	4,301	3,737	8,038	43,415
Excess (deficiency) of revenues Over (under) expenditures	110,531	52,843	-	33,396	(274)	33,122	-
Net change in fund balance	110,531	52,843	-	33,396	(274)	33,122	-
FUND BALANCE, BEGINNING	336,513	447,044	499,887	499,887	-	499,887	533,009
FUND BALANCE, ENDING	\$ 447,044	\$ 499,887	\$ 499,887	\$ 533,283	\$ (274)	\$ 533,009	\$ 533,009

Budget Narrative
Fiscal Year 2022

REVENUES

Interest-Investments (361001)

The interest is earned on available operating funds.

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES - Field

Payroll-Village Gate Personnel (512017-53901)

This is for the payroll for the Village Gate employee

FICA Taxes (521001-53901)

Payroll taxes for employees.

Contracts-Gates (534140-53901)

The District has a contract with Metro Gates to maintain and repair the gates of the District's villages.

Communication-Telephone & WiFi (541007-53901)

The District is charged for Telephone and WiFi expenditures.

R&M-Gate (546034-53901)

This is for the repairs and maintenance of the gates.

R&M-Security Cameras (546345-53901)

This budget line is to repair the security cameras.

Budget Narrative
Fiscal Year 2022

R&M-Sidewalks (546084-53901)

This budget line is to repair the sidewalk.

R&M-Roads (546139-53901)

This budget line is to repair the roadways.

R&M-Tree Removal (546907-53901)

This budget line is for tree removal services.

Miscellaneous-Assessment Collection Costs (549070-53901)

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated Non-Ad Valorem assessment collections.

Miscellaneous-Contingency (549900-53901)

This represents any miscellaneous contingency during the Fiscal Year.

Reserve – Roadways (568138-53901)

These are the reserves for the renewal and replacement of the assets and equipment around Wrencrest.

Reserve - Sidewalks (568162-53901)

This budget line is to repair the sidewalk.

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2022 Proposed Budget

ACCOUNT DESCRIPTION	ADOPTED BUDGET FY 2021	ACTUAL THRU FEB-2021	PROJECTED MAR- SEPT-2021	TOTAL PROJECTED FY 2021	ANNUAL BUDGET FY 2022
REVENUES					
Special Assmnts- Tax Collector	\$ 5,612	\$ 5,307	\$ 305	\$ 5,612	\$ 5,027
Special Assmnts- Discounts	(225)	(210)	-	(210)	(201)
TOTAL REVENUES	5,387	5,097	305	5,402	4,826
EXPENDITURES					
<i>Field</i>					
Communication - Telephone & WiFi	850	261	496	757	850
R&M-Security Cameras	2,000	-	2,000	2,000	2,000
Misc-Assessmnt Collection Cost	112	102	6	108	101
Reserve - Sidewalks	2,425	-	-	-	1,875
Total Field	5,387	363	2,655	3,018	4,826
TOTAL EXPENDITURES	5,387	363	2,655	3,018	4,826
Excess (deficiency) of revenues Over (under) expenditures	-	4,734	-	2,384	-
Net change in fund balance	-	4,734	-	2,384	-
FUND BALANCE, BEGINNING	-	-	-	-	2,384
FUND BALANCE, ENDING	\$ -	\$ 4,734	\$ -	\$ 2,384	\$ 2,384

Budget Narrative
Fiscal Year 2022

REVENUES

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES - Field

Communication-Telephone & WiFi (541007-53901)

The District is charged for Telephone and WiFi expenditures.

R&M-Security Cameras (546345-53901)

This budget line is to repair the security cameras.

Miscellaneous-Assessment Collection Costs (549070-53901)

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated Non-Ad Valorem assessment collections.

Reserve - Sidewalks (568162-53901)

This budget line is to repair the sidewalk and includes prior years expenses (\$7,500 over four years).

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2022 Proposed Budget

ACCOUNT DESCRIPTION	ADOPTED BUDGET FY 2021	ACTUAL THRU FEB-2021	PROJECTED MAR- SEPT-2021	TOTAL PROJECTED FY 2021	ANNUAL BUDGET FY 2022
REVENUES					
Special Assmnts- Tax Collector	\$ 6,020	\$ 5,692	\$ 328	\$ 6,020	\$ 5,435
Special Assmnts- Discounts	(241)	(225)	-	(225)	(217)
TOTAL REVENUES	5,779	5,467	328	5,795	5,218
EXPENDITURES					
<i>Field</i>					
Communication - Telephone & WiFi	850	275	496	771	850
R&M-Security Cameras	2,000	-	2,000	2,000	2,000
Misc-Assessmnt Collection Cost	120	109	7	116	109
Reserve - Sidewalks	2,809	-	-	-	2,259
Total Field	5,779	384	2,655	3,039	5,218
TOTAL EXPENDITURES	5,779	384	2,655	3,039	5,218
Excess (deficiency) of revenues Over (under) expenditures	-	5,083	-	2,756	-
Net change in fund balance	-	5,083	-	2,756	-
FUND BALANCE, BEGINNING	-	-	-	-	2,756
FUND BALANCE, ENDING	\$ -	\$ 5,083	\$ -	\$ 2,756	\$ 2,756

MEADOW POINTE II

Community Development District

Morning Side Fund

Budget Narrative Fiscal Year 2022

REVENUES

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES - *Field*

Communication-Telephone & WiFi (541007-53901)

The District is charged for Telephone and WiFi expenditures.

R&M-Security Cameras (546345-53901)

This budget line is to repair the security cameras.

Miscellaneous-Assessment Collection Costs (549070-53901)

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated Non-Ad Valorem assessment collections.

Reserve - Sidewalks (568162-53901)

This budget line is to repair the sidewalk and includes prior years expenses (\$9,037 over four years).

Exhibit "C"
Allocation of Reserves - Villages

	003 Charlesworth	004 Colehaven	005 Covina Key	006 Glenham	007 Iverson	008 Lettingwell	009 Longleaf	010 Manor Isle	011 Sedgwick	012 Tullamore	013 Vermillion	014 Wrencrest	015 Deer Run	016 Morning Side
AVAILABLE FUNDS														
Beginning Fund Balance - Fiscal Year 2022	\$ 266,117	\$ 83,494	\$ 326,874	\$ 63,792	\$ 255,295	\$ (8,546)	\$ 372,327	\$ 188,405	\$ 254,220	\$ 237,591	\$ 271,027	\$ 533,009	\$ 2,384	\$ 2,756
Net Change in Fund Balance - Fiscal Year 2022	-	-	-	-	-	11,402	-	-	-	-	-	-	-	-
Reserves - Fiscal Year 2022 Addition	16,000	1,320	16,000	2,332	15,675	2,912	30,000	14,000	13,280	15,000	15,000	37,000	1,875	2,259
Total Funds Available (Estimated) - 9/30/2022	282,117	84,814	342,874	66,124	270,970	5,769	402,327	202,405	267,500	252,591	286,027	570,009	4,259	5,015
ALLOCATION OF AVAILABLE FUNDS														
Assigned Fund Balance														
Operating Reserve - Operating Capital (1)	5,688	1,752	5,491	2,012	5,669	-	9,322	4,987	4,799	5,178	5,240	10,854	-	-
Reserves - Roadways Prior Years	163,923	55,450	160,645	32,531	161,930	-	150,788	82,267	123,507	84,160	147,026	233,016	-	-
Reserves - Roadways FY 2021	12,000	760	16,000	1,930	14,000	-	15,000	10,000	9,720	10,000	15,000	22,000	-	-
Reserves - Roadways FY2021 Expenses	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Reserves - Roadways FY 2022	12,000	760	16,000	1,930	14,000	1,456	15,000	10,000	9,720	10,000	15,000	22,000	-	-
Total Reserves-Roadways	187,923	56,970	192,645	36,391	189,930	1,456	180,788	102,267	142,947	104,160	177,026	277,016	-	-
Reserves - Sidewalks Prior Years	19,742	2,934	3,293	1,206	4,194	-	19,479	2,744	12,700	18,544	1,936	4,330	-	-
Reserves - Sidewalks FY 2021	4,000	560	-	402	1,675	-	15,000	4,000	3,560	5,000	-	15,000	2,425	2,809
Reserves - Sidewalks FY2021 Expenses	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Reserves - Sidewalks FY 2022	4,000	560	-	402	1,675	1,456	15,000	4,000	3,560	5,000	-	15,000	1,875	2,259
Total Reserves-Sidewalks	27,742	4,054	3,293	2,010	7,544	1,456	49,479	10,744	19,820	28,544	1,936	34,330	4,300	5,068
Subtotal	221,353	62,776	201,429	40,413	203,143	2,912	239,589	117,998	167,566	137,882	184,202	322,200	4,300	5,068
Total Allocation of Available Funds	221,353	62,776	201,429	40,413	203,143	2,912	239,589	117,998	167,566	137,882	184,202	322,200	4,300	5,068
Total Unassigned (undesignated) Cash	\$ 60,764	\$ 22,038	\$ 141,444	\$ 25,711	\$ 67,827	\$ 2,857	\$ 162,738	\$ 84,408	\$ 99,934	\$ 114,709	\$ 101,825	\$ 247,810	\$ -	\$ -

Notes

(1) Represents approximately 3 months of operating expenditures

MEADOW POINTE II
Community Development District

Debt Service Budget
Fiscal Year 2022

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2022 Proposed Budget

ACCOUNT DESCRIPTION	ACTUAL FY 2019	ACTUAL FY 2020	ADOPTED BUDGET FY 2021	ACTUAL THRU FEB-2021	PROJECTED MAR- SEPT-2021	TOTAL PROJECTED FY 2021	ANNUAL BUDGET FY 2022
REVENUES							
Interest - Investments	\$ 1,303	\$ 1,687	\$ 800	\$ 6	\$ 250	\$ 256	\$ 800
Special Assmnts- Tax Collector	-	643,764	645,130	610,015	35,115	645,130	644,951
Special Assmnts- Prepayment	-	2,332	-	-	-	-	-
Special Assmnts- Discounts	-	(23,088)	(25,805)	(24,154)	-	(24,154)	(25,798)
TOTAL REVENUES	1,303	624,695	620,124	585,867	35,365	621,232	619,953
EXPENDITURES							
<i>Administrative</i>							
Misc-Assessmnt Collection Cost	-	12,415	12,903	11,717	702	12,419	12,899
Total Administrative	-		12,903	11,717	702	12,419	12,899
<i>Debt Service</i>							
Cost of Issuance	151,606	-	-	-	-	-	-
Principal Debt Retirement	-	305,000	310,000	-	310,000	310,000	320,000
Principal Prepayment	-	-	-	5,000	-	-	-
Interest Expense	152,421	303,159	295,915	147,958	147,861	295,819	287,971
Total Debt Service	304,027	608,159	605,915	152,958	457,861	605,819	607,971
TOTAL EXPENDITURES	304,027	608,159	618,818	164,675	458,563	618,238	620,870
Excess (deficiency) of revenues Over (under) expenditures	(302,724)	16,536	1,306	421,192	(423,198)	2,994	(917)
OTHER FINANCING SOURCES (USES)							
Interfund Transfer - In	(39)	-	-	-	-	-	-
Loan/Note Proceeds	607,212	-	-	-	-	-	-
Operating Transfers-Out	(496)	(989)	-	(3)	-	(3)	-
Contribution to (Use of) Fund Balance	-	-	-	-	-	-	(917)
TOTAL OTHER SOURCES (USES)	606,677	(989)	-	(3)	-	(3)	(917)
Net change in fund balance	303,952	3,132	1,306	421,189	(423,198)	2,991	(917)
FUND BALANCE, BEGINNING	-	303,952	307,084	307,083	-	307,083	310,074
FUND BALANCE, ENDING	\$ 303,952	\$ 307,084	\$ 308,390	\$ 728,272	\$ (423,198)	\$ 310,074	\$ 309,157

DEBT SERVICE SCHEDULE
Meadow Pointe II Community Development District
Special Assessment Bonds, Series 2018

Period Ending	Outstanding Principal	Principal	Extraordinary Redemption	Coupon	Interest	Debt Service	Annual Debt Service
11/1/2021	7,805,000.00				143,985.63	143,985.63	
5/1/2022	7,805,000.00	320,000		2.625%	143,985.63	463,985.63	607,971.26
11/1/2022	7,485,000.00				139,785.63	139,785.63	
5/1/2023	7,485,000.00	330,000		2.750%	139,785.63	469,785.63	609,571.26
11/1/2023	7,155,000.00				135,248.13	135,248.13	
5/1/2024	7,155,000.00	340,000		2.875%	135,248.13	475,248.13	610,496.26
11/1/2024	6,815,000.00				130,360.63	130,360.63	
5/1/2025	6,815,000.00	350,000		3.000%	130,360.63	480,360.63	610,721.26
11/1/2025	6,465,000.00				125,110.63	125,110.63	
5/1/2026	6,465,000.00	360,000		3.125%	125,110.63	485,110.63	610,221.26
11/1/2026	6,105,000.00				119,485.63	119,485.63	
5/1/2027	6,105,000.00	370,000		3.250%	119,485.63	489,485.63	608,971.26
11/1/2027	5,735,000.00				113,473.13	113,473.13	
5/1/2028	5,735,000.00	385,000		3.400%	113,473.13	498,473.13	611,946.26
11/1/2028	5,350,000.00				106,928.13	106,928.13	
5/1/2029	5,350,000.00	395,000		3.500%	106,928.13	501,928.13	608,856.26
11/1/2029	4,955,000.00				100,015.63	100,015.63	
5/1/2030	4,955,000.00	410,000		3.875%	100,015.63	510,015.63	610,031.26
11/1/2030	4,545,000.00				92,071.88	92,071.88	
5/1/2031	4,545,000.00	430,000		3.875%	92,071.88	522,071.88	614,143.76
11/1/2031	4,115,000.00				83,740.63	83,740.63	
5/1/2032	4,115,000.00	445,000		3.875%	83,740.63	528,740.63	612,481.26
11/1/2032	3,670,000.00				75,118.75	75,118.75	
5/1/2033	3,670,000.00	460,000		3.875%	75,118.75	535,118.75	610,237.50
11/1/2033	3,210,000.00				66,206.25	66,206.25	
5/1/2034	3,210,000.00	480,000		4.125%	66,206.25	546,206.25	612,412.50
11/1/2034	2,730,000.00				56,306.25	56,306.25	
5/1/2035	2,730,000.00	500,000		4.125%	56,306.25	556,306.25	612,612.50
11/1/2035	2,230,000.00				45,993.75	45,993.75	
5/1/2036	2,230,000.00	525,000		4.125%	45,993.75	570,993.75	616,987.50
11/1/2036	1,705,000.00				35,165.63	35,165.63	
5/1/2037	1,705,000.00	545,000		4.125%	35,165.63	580,165.63	615,331.26
11/1/2037	1,160,000.00				23,925.00	23,925.00	
5/1/2038	1,160,000.00	570,000		4.125%	23,925.00	593,925.00	617,850.00
11/1/2038	590,000.00				12,168.75	12,168.75	
5/1/2039	590,000.00	590,000		4.125%	12,168.75	602,168.75	614,337.50
		7,805,000			3,210,180	11,015,180	11,015,180

MEADOW POINTE II

Community Development District

Debt Service Series 2018 Fund

Budget Narrative Fiscal Year 2022

REVENUES

Interest-Investments (361001)

The District earns interest income on their trust accounts with US Bank.

Special Assessments-Tax Collector (363010)

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts (363090)

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES - Administrative

Misc. – Assessment Collection Cost (549070-51301)

The District reimburses the Pasco County Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 3% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated assessment collections.

EXPENDITURES – Debt Service

Principal Debt Retirement (571001-51701)

The District pays regular principal payments annually in order to pay down/retire the debt.

Interest Expense (572001-51701)

The District pays interest expense on the debt twice during the year.

MEADOW POINTE II
Community Development District

Supporting Budget Schedules
Fiscal Year 2022

MEADOW POINTE II

Community Development District

Agenda Page #213

*All Funds***2022 vs 2021 ASSESSMENT MATRIX**

Parcel Unit	Subdivision Name	Lot Size	Product Type	# Lots	Assessments							
					O&M	Garbage Pick Up	Special Village	Deed Rest. Enforcement	Series 2018 DS	FY 2022 Total	FY 2021 Total	Increase/ (Decrease)
9.1	Morningside	60'x110'	SF	77	\$829.23	\$119.53	\$27.73	\$45.11	\$174.08	\$1,195.69	\$1,199.05	-0.28%
9.2	Morningside	60'x110'	SF	63	\$829.23	\$119.53	\$27.73	\$45.11	\$174.08	\$1,195.69	\$1,199.05	-0.28%
9.3	Morningside	60'x110'	SF	56	\$829.23	\$119.53	\$27.73	\$45.11	\$174.08	\$1,195.69	\$1,199.05	-0.28%
10.1	Deer Run	65'x115'	SF	66	\$829.23	\$119.53	\$33.74	\$45.11	\$178.55	\$1,206.16	\$1,210.46	-0.36%
10.2	Deer Run	65'x115'	SF	51	\$829.23	\$119.53	\$33.74	\$45.11	\$178.55	\$1,206.16	\$1,210.46	-0.36%
10.3	Deer Run	65'x115'	SF	32	\$829.23	\$119.53	\$33.74	\$45.11	\$178.55	\$1,206.16	\$1,210.46	-0.36%
11.1	Manor Isle	80'x120'	SF	38	\$829.23	\$119.53	\$256.31	\$45.11	\$402.63	\$1,652.82	\$1,639.91	0.79%
11.2	Manor Isle	80'x120'	SF	39	\$829.23	\$119.53	\$256.31	\$45.11	\$402.63	\$1,652.82	\$1,639.91	0.79%
12.1	Longleaf	35'x110'	SVIL	124	\$829.23	\$119.53	\$167.08	\$0.00	\$318.33	\$1,434.18	\$1,438.66	-0.31%
12.2	Longleaf	35'x110'	SVIL	96	\$829.23	\$119.53	\$167.08	\$0.00	\$318.33	\$1,434.18	\$1,438.66	-0.31%
14.1	Covina Key	Townhome	TH	84	\$473.85	\$0.00	\$124.66	\$0.00	\$296.59	\$895.10	\$887.45	0.86%
14.2	Covina Key	Townhome	TH	82	\$473.85	\$0.00	\$124.66	\$0.00	\$296.59	\$895.10	\$887.45	0.86%
14.3	Anand Vihar	Multi Family	MF	24	\$276.41	\$0.00	\$0.00	\$0.00	\$51.77	\$328.19	\$328.81	-0.19%
14.4	Anand Vihar	Townhome	TH	155	\$473.85	\$0.00	\$0.00	\$0.00	\$88.76	\$562.60	\$563.68	-0.19%
15.1	Lettingwell	40'x110	SVIL	86	\$829.23	\$119.53	\$245.75	\$0.00	\$405.78	\$1,600.30	\$1,561.41	2.49%
15.2	Glenham	40'x110	SVIL	64	\$829.23	\$119.53	\$127.73	\$45.11	\$461.60	\$1,583.20	\$1,587.54	-0.27%
16.1	Sedgwick	Townhome	TH	129	\$473.85	\$0.00	\$140.46	\$0.00	\$297.53	\$911.84	\$911.58	0.03%
16.2	Vermillion	Townhome	TH	174	\$473.85	\$0.00	\$117.71	\$0.00	\$249.77	\$841.33	\$835.30	0.72%
16.3	Charlesworth	Townhome	TH	118	\$473.85	\$0.00	\$190.25	\$0.00	\$346.68	\$1,010.77	\$1,000.47	1.03%
16.4	Tullamore	Townhome	TH	130	\$473.85	\$0.00	\$157.95	\$0.00	\$229.14	\$860.94	\$854.14	0.80%
17.1	Wrencrest	50'x110	SF	71	\$829.23	\$119.53	\$170.52	\$45.11	\$363.77	\$1,528.16	\$1,518.18	0.66%
17.2	Wrencrest	50'x110	SF	102	\$829.23	\$119.53	\$170.52	\$45.11	\$363.77	\$1,528.16	\$1,518.18	0.66%
17.3	Wrencrest	40'x110	SF	80	\$829.23	\$119.53	\$170.52	\$45.11	\$363.77	\$1,528.16	\$1,518.18	0.66%
18.1	Iverson	60'x110'	SF	81	\$829.23	\$119.53	\$131.58	\$45.11	\$478.13	\$1,603.59	\$1,596.06	0.47%
18.2	Iverson	60'x110'	SF	89	\$829.23	\$119.53	\$131.58	\$45.11	\$478.13	\$1,603.59	\$1,596.06	0.47%
18.3	Colehaven	80'x120'	SF	51	\$829.23	\$119.53	\$133.96	\$45.11	\$565.54	\$1,693.37	\$1,693.50	-0.01%
ZCOM			ZCOM	6.151	\$16,584.70	\$0.00	\$0.00	\$0.00		\$16,584.70	\$16,622.29	-0.23%
Total				2168.151								

GENERAL FUND

TYPE	% ALLOC	UNITS/ ACRES	GROSS ASSMT	GROSS PER UNIT/ACRE
SF	47.27%	896	\$ 742,995	\$829.23
VILLA	19.52%	370	\$ 306,817	\$829.23
TH	26.29%	872	\$ 413,195	\$473.85
MF	0.42%	24	\$ 6,634	\$276.41
COMM	6.49%	6.15	\$ 102,012	\$16,584.70
100.00%			\$1,571,653	

	FISCAL YEAR 2021	FISCAL YEAR 2022	Increase / (Decrease)
GROSS ASSESSMENT	\$1,581,016	\$1,571,653	
ASSMT PER UNIT			
SF	\$831.11	\$829.23	-0.23%
VILLA	\$831.11	\$829.23	-0.23%
TH	\$474.92	\$473.85	-0.23%
MF	\$277.04	\$276.41	-0.23%
COMM	\$16,622.29	\$16,584.70	-0.23%
100.00%			

TRASH COLLECTION

	UNITS/ ACRES	FISCAL YEAR 2021	FISCAL YEAR 2022	Increase / (Decrease)
GROSS ASSESSMENT		151,330	151,330	
ASSMT PER RESIDENTIAL	1,266	\$119.53	\$119.53	0.00%

DEED RESTRICTION

	UNITS/ ACRES	FISCAL YEAR 2021	FISCAL YEAR 2022	Increase / (Decrease)
GROSS ASSESSMENT		\$41,856	\$43,303	
ASSMT PER <i>RESIDENTIAL</i>	960	\$43.60	\$45.11	3.46%

GATES

	SUBDIVISION	FUND	UNITS/ ACRES	GROSS ASSMT	GROSS PER UNIT/ACRE
SP 9	MORNINGSIDE	016	196	5,435.37	\$27.73
SP 10	DEER RUN	015	149	5,026.60	\$33.74
SP 11	MANOR ISLES	010	77	19,736.17	\$256.31
SP 12	LONGLEAF	009	220	36,757.14	\$167.08
SP 14-1	COVINA KEY	005	166	20,693.62	\$124.66
SP 15-1	LETTINGWELL	008	86	21,134.52	\$245.75
SP 15-2	GLENHAM	006	64	8,174.47	\$127.73
SP 16-1	SEDWICK	011	129	18,119.15	\$140.46
SP 16-2	VERMILLION	013	174	20,480.85	\$117.71
SP 16-3A	CHARLESWORTH	003	118	22,448.94	\$190.25
SP 16-3B	TULLAMORE	012	130	20,534.04	\$157.95
SP 17	WRENCREST	014	253	43,140.43	\$170.52
SP 18-1, 2	IVERSON	007	170	22,369.15	\$131.58
SP 18-3	COLEHAVEN	004	51	6,831.91	\$133.96
Total			1,983.00	270,882.35	

	SUBDIVISION	FUND	FISCAL YEAR 2021	FISCAL YEAR 2022	Increase / (Decrease)
SP 9	MORNINGSIDE	016	\$30.72	\$27.73	N/A
SP 10	DEER RUN	015	\$37.66	\$33.74	N/A
SP 11	MANOR ISLES	010	\$243.03	\$256.31	5%
SP 12	LONGLEAF	009	\$169.68	\$167.08	-2%
SP 14-1	COVINA KEY	005	\$115.93	\$124.66	8%
SP 15-1	LETTINGWELL	008	\$204.98	\$245.75	20%
SP 15-2	GLENHAM	006	\$131.69	\$127.73	-3%
SP 16-1	SEDWICK	011	\$139.12	\$140.46	1%
SP 16-2	VERMILLION	013	\$110.60	\$117.71	6%
SP 16-3A	CHARLESWORTH	003	\$178.87	\$190.25	6%
SP 16-3B	TULLAMORE	012	\$150.08	\$157.95	5%
SP 17	WRENCREST	014	\$160.16	\$170.52	6%
SP 18-1, 2	IVERSON	007	\$123.69	\$131.58	6%
SP 18-3	COLEHAVEN	004	\$133.71	\$133.96	0%

NOTE: The assessments provided on this page are based on preliminary numbers and are for review purposes only. The final assessments will be computed with the financial consultant.