

Meadow Pointe II
Community Development District
April 17, 2024
AGENDA PACKAGE

Communications Media Technology Via Zoom:
<https://us02web.zoom.us/j/87619698041?pwd=YzUvNEJKdnU4L3crVDY0bVBiWGRrZz09>
Meeting ID: 876-1969-8041 Passcode: 967165 Call In #: 1-929-205-6099

The Agenda Package may contain draft documents which are subject to change pending Board approval at the Meeting.

Meadow Pointe II Community Development District

Board of Supervisors

- John Picarelli, Chairperson
- Jamie Childers, Vice Chairperson
- Nicole Darner, Assistant Secretary
- Kyle Molder, Assistant Secretary
- Robert Signoretti, Assistant Secretary

- Robert Nanni, District Manager
- Andrew Cohen, District Counsel
- Jerry Whited, District Counsel
- Justin Wright, Operations Manager

Wednesday, April 17, 2024 – 6:30 p.m.

Meeting Agenda

Communications Media Technology Via Zoom:

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Meeting ID: 876 1969 8041

Passcode: 967165

Call In #: 1-929-205-6099

- 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 (Comments will be limited to three minutes.)**
- 6. District Manager Report**
- 7. District Engineer Report**
 - A. Lap Pool Contract
 - B. Building Contract
- 8. District Counsel Report**
 - A. Beardsley Sidewalks
 - B. Enforcement of Street Parking
 - C. Counsel’s Discussions with County Legal Department (Wrencrest Gate)
- 9. Consent Agenda**
 - A. Minutes of the March 6, 2024 Regular Meeting & Workshop and March 20, 2024 Regular Meeting
 - B. Financial Report as of March 31, 2024
 - C. Deed Restrictions
- 10. Architectural Review Discussion Items**
- 11. Non-Staff Reports**
 - A. Government/Community Updates
 - i. Update on Website/Questions for Deer Run/Morningside
 - B. Event Planning Committee Policies
- 12. Operations Manager Report**
 - A. Chain of Command/ Conflict of Interest
 - B. Update on Costs for Dog Park
- 13. Approval/Disapproval/Discussion**

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

15. Supervisor Comments

16. Adjournment

The next meeting and Workshop are scheduled for Wednesday, May 1, 2024 at 6:30 p.m.

Ninth Order of Business

9A

**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 6, 2024 at 6:30 p.m. at the Meadow Pointe II Clubhouse, located at 30051 County Line Road, Wesley Chapel, Florida 33543.

Present and constituting a quorum were:

John Picarelli	Chairperson
Jamie Childers	Vice Chairperson
Nicole Darner	Assistant Secretary
Kyle Molder	Assistant Secretary

Also present were:

Justin Wright	Operations Manager
Kevin Ginsburg	ARC/DRC
Numerous Residents	

Following is a summary of the discussions and actions taken.

FIRST ORDER OF BUSINESS **Call to Order**
Mr. Picarelli 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.

40 **FOURTH ORDER OF BUSINESS** **Additions or Corrections to the Agenda**

41 The following amendments were requested:

- 42 ➤ Added to Workshop Discussion - *Letter Edits on Deer Run and Morningside Letter.*
- 43 ➤ Under *District Counsel – Ethics Training.*
- 44 ➤ Ms. Childers added under *Approval/Disapproval/Discussion - Lap Pool Update.*
- 45 ➤ Mr. Picarelli added to Workshop Discussion - *ARC/DRVC.*

46
47 **FIFTH ORDER OF BUSINESS** **Audience Comments (Comments will be**
48 **limited to three minutes.)**

- 49 • Ms. Cindy McCrary of Wrencrest discussed receiving an inquiry for Beardsley and
50 will let the Board know of the results, if any.

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52 **SIXTH ORDER OF BUSINESS** **District Manager Report**

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

54
55 **SEVENTH ORDER OF BUSINESS** **District Engineer Report**

56 Mr. Picarelli presented the report, a copy of which was included in the full agenda package.

- 57 • Mr. Picarelli stated Mr. Whited provided an analysis of gate systems so that the Board can
58 look at next year’s budget for Reserves in the different communities so that the CDD can
59 determine what each community is putting aside for gates.
- 60 • He commented on Mr. Whited doing SWFWMD permit work, and he has identified ponds
61 for repair.
- 62 • Mr. Picarelli stated Mr. Whited is working with Mr. Cohen on compiling the documentation
63 for the building construction.
- 64 • Mr. Picarelli provided an update on the warning gate for Wrencrest. He stated Mr. Whited
65 was confident in the County representative he is working with in terms of moving forward
66 and answering questions.
- 67 • Ms. Childers stated the Lap pool RFQ for the architect has been published.

68
69 **EIGHTH ORDER OF BUSINESS** **District Counsel Report**

70 **A. Ethics Training**

- 71 • The Board discussed the required Ethics Training.
- 72 • Mr. Molder reminds the Supervisors that the training is due by December 31, 2024.
- 73 • Staff will work with Mr. Wright regarding payment of fees.

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NINTH ORDER OF BUSINESS
A. Deed Restrictions

Consent Agenda

On MOTION by Ms. Childers, seconded by Mr. Molder, with all in favor, the Consent Agenda was approved as presented. (4-0)

TENTH ORDER OF BUSINESS

Architectural Review Discussion Items

- Mr. Picarelli stated Resident A would like to deviate from the garage door color to use, the same shade of black as their front door.
- Mr. Picarelli stated that CDD has been working on allowing residents to use neutral colors for the doors such as white, black, or brown. He stated this color appears to fit the criteria.
- Ms. Childers stated they have approved for front door, but not garage door.
- The rest of the Board concurred.
- Mr. Picarelli stated Resident B seemed to choose an array of colors which do not match the CDD-approved scheme and recommended that this item not be approved.
- The Board concurred.

On MOTION by Mr. Molder seconded by Ms. Childers, with all in favor, the Architectural Review Discussion items were approved as modified. (4-0)

ELEVENTH ORDER OF BUSINESS

Non-Staff Reports

A. Government/Community Updates

- Mr. Signoretti was not present to provide the report.
- Mr. Picarelli stated the gate installation in Wrencrest is ongoing.
- Mr. Molder had a question regarding the CDD’s law enforcement in terms of street parking. He stated the officer gave a warning but did not issue any citations. He believes that the warnings are not motivating individuals not to park on the street and wanted the Board’s opinion.
- Ms. Childers stated she is in favor, but questioned whether officers may be authorized to act on County roads in Morningside and Deer Run in which the county has jurisdiction. Secondly, with gated neighborhoods with CDD jurisdiction

108 whether the CDD can request law enforcement pursue with warnings and citations
109 in gated neighborhoods with CDD jurisdiction.

110 • Mr. Picarelli would like to know what must be done if the officer issues citations
111 instead of warnings. Mr. Molder responded that the CDD would like to see more
112 citations regarding parking versus warnings.

113 • Ms. Darner suggested focusing more on citations for speeding.

114 • Mr. Picarelli asked if the Board would like to direct the Trooper to issue fines
115 instead of warnings.

116 • Ms. Childers requested this be done after two warnings, and Mr. Picarelli and Mr.
117 Molder agreed, but Ms. Darner did not agree.

118 • Ms. Childers would also prefer the Trooper to issue citations for speeding instead
119 of warnings.

120 **i. Letter and Poll Questions**

121 • The Board reviewed and discussed the letter and poll questions for any
122 modifications.

123
124 On MOTION by Ms. Childers seconded by Mr. Molder, with all
125 in favor, the letter and poll questions were approved as modified.
126 (4-0)
127

128 **B. Event Planning Committee**

129 • Ms. Kelly Wright reported on the last event, and gave a list of the upcoming events:

130 • Bunny Hop - March 23, 2024

131 • Health fair - April 6, 2024

132 • Yard Sale - April 20, 2024

133 • Keep Tampa Bay Clean Up, Earth Day - April 27, 2024

134 • Keep Pasco Beautiful Clean Up – September 21, 2024

135 • She requested \$3,000 in addition to the \$10,000 already requested due to
136 escalating costs and inflation. They previously sent an email to Mr. Picarelli with
137 the request and Excel spreadsheet.

- 138 • Mr. Picarelli discussed the events the EPC has held in order to get a better
- 139 understanding of how the funds are being spent, and what the additional funding
- 140 would cover.
- 141 • Ms. Childers was in favor of the request. She suggested a larger or second cotton
- 142 candy machine.

143 Ms. Childers MOVED to approve the Event Planning
 144 Committee’s Request for Additional funds up to \$3,000, and Mr.
 145 Molder seconded the motion.

146
 147 There being no further discussion,
 148

149 On VOICE vote, with all in favor, the prior motion was approved.
 150 (4-0)

151
 152 **i. Event Planning Committee Policies**

153 Mr. Picarelli asked the Board to review the Policies carefully for discussion at the
 154 next meeting.

155
 156 **TWELFTH ORDER OF BUSINESS**

Operations Manager Report

157 Mr. Wright presented the Operations Manager Report, a copy of which was included in the
 158 full agenda package.

- 159 • Anthony, from LMP stated they are 95% finished with the Crepe Myrtle planting.
- 160 He anticipates being complete by the middle of next week.
- 161 • The Board had no questions or concerns.
- 162 • Mr. Picarelli requested that LMP provide a proposal for all the trees in the CDD
- 163 tree lawn.

164 **THIRTEEN ORDER OF BUSINESS**

Approval/Disapproval/Discussion

165 **A. Lap Pool**

- 166 • Ms. Childers noted she was asked whether the CDD wanted to have the inserts
- 167 installed into the concrete around the blocks or flagpoles. She stated the Board did
- 168 not want any flagpoles or starting blocks right now, but would they like to have
- 169 the items installed now to avoid having to do so in the future.

170 The Board asked if she knew what the costs were. Ms. Childers requested the Board’s
 171 opinion before she procured the cost.

- 172 • Ms. Childers suggested letting the nearby school swim team use the lap pool for
- 173 training, as it may encourage the young people in the community to participate
- 174 with the swim team. The Board was in favor of this idea.
- 175 • Ms. Childers stated she will contact the pool company to get a price range for the
- 176 pre-drawn holes, noting the Board is not considering installing the starting blocks
- 177 and flagpoles yet, but the cost to install them when the time presents itself.

B. EPC Guidelines for Policies and Procedures

This item was not discussed.

FOURTEENTH ORDER OF BUSINESS Audience Comments (Comments will be limited to three minutes.)

- 181 • Ms. Kelly Wright of Iverson commented on the lap pool.
- 182
- 183 • Mr. George Neundorf asked whether the State or County would establish an
- 184 Ordinance regarding speeds on private roads, specifically gated communities.
- 185
- 186 Mr. Molder requested speaking with a Trooper to determine whether a speed limit of 30
- 187 MPH may be established if there is no speed limit posted already. He asked whether the
- 188 CDD has an established speed limit or whether the CDD is responsible for creating their
- 189 speed limit.
- 190 Mr. Picarelli responded that the CDD makes decisions regarding the speed limit within the
- 191 communities. He further stated the prior CDD set the speed limit, and it varies throughout
- 192 the communities. He provided Longleaf and Iverson as an example.
- 193 • Mr. Neundorf noted he is hearing that the Trooper is authorized to arrest for
- 194 speeding in these gated communities with a speed limit set by the CDD, if
- 195 necessary.
- 196 • Mr. Molder discussed with the trooper to determine how much the CDD should be
- 197 involved with patrolling for speeding. They may not issue citations at regular traffic
- 198 stops but just provide a presence.
- 199 • Mr. Ross Albert commented on the lap pool.
- 200 • Ms. McCrary commented on wanting to see law enforcement focus on speeding.

FIFTEENTH ORDER OF BUSINESS Supervisor Comments

- 201
- 202 • Mr. Molder commented on being satisfied with the contact at the County Mr. Whited has
- 203 encountered.
- 204

- 205 • Mr. Picarelli thanked everyone for attending the meeting.

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207 **SIXTEENTH ORDER OF BUSINESS**

**Adjourn the Regular Meeting and Proceed
to a Workshop**

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209 There being no further business,

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211 On MOTION by Ms. Childers, seconded by Mr. Molder, with all in
212 favor, the regular meeting was adjourned at 7:43 p.m., and the Board
213 proceeded to a workshop. (4-0)

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John Picarelli
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 6, 2024, immediately following the regular meeting at 7:49 p.m., at the Meadow Pointe II Clubhouse, located at 30051 County Line Road, Wesley Chapel, Florida 33543.

Present were:

John Picarelli	Chairperson
Jamie Childers	Vice Chairperson
Nicole Darner	Assistant Secretary
Kyle Molder	Assistant Secretary
Robert Signoretti	Assistant Secretary
Justin Wright	Operations Manager
Kevin Ginsburg	ARC/DRC

The following items were discussed during the March 6, 2024 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

Mr. Picarelli called the workshop to order.

SECOND ORDER OF BUSINESS

DRVC Items for Discussion

A. Painted Homes in Non-Compliance

- Mr. Picarelli stated the guidelines for suggestion: contact the homeowner to try to correct it, issue fines, and suspend privileges.
- Mr. Picarelli gave Mr. Ginsburg the floor to discuss a few concerns.

- 37 • Mr. Ginsburg read an email into the record from the owner of the home not in
38 compliance two doors down from him. Mr. Ginsburg noted he will continue to
39 watch to see if another infraction occurs.
- 40 • Mr. Ginsburg read correspondence from District Counsel. regarding situations
41 which involve creation of a case
- 42 • Mr. Picarelli noted a file should be prepared regarding these types of cases, since
43 the home would be technically in violation even though it may be accidental. For
44 example, when the house does get repainted, the CDD is aware of this and the
45 owner will need to comply with the deed restrictions next time.
- 46 • Ms. Childers stated that Mr. Ginsburg can notate in the file, stating that since this
47 violation is old, the CDD would not pursue the case at this time, however, notes are
48 made, and if the house is repainted it needs to be in compliance.
- 49 • Mr. Picarelli stated it must be a case-by-case issue like this one, the homeowner
50 violated the rules he believes fines as well as suspension of privileges be issued. He
51 does not believe they should waste time with a court case as District Counsel
52 advised.
- 53 • Mr. Molder suggested a NOC attached to the Title, so when the homeowner sells
54 their house, the only way for them to release the house for sale would be for the
55 correction to be made.
- 56 • Ms. Childers suggested responding to a write-up stating that the violation occurred
57 during the time in which a former Board of Supervisors was providing enforcement,
58 and that the present Board is now enforcing the deed restrictions.
- 59 • Mr. Molder stated that when it is an obvious case of someone upset over a violation
60 of a deed restriction, he suggested adopting a procedure or a policy in which the
61 ARC/DRC addresses cases based on severity.

62 **B. Anonymous Complaints**

- 63 • Mr. Ginsburg read into the record an anonymous complaint regarding a resident
64 running a gas engine repair business out of his home.
- 65 • He stated that he has gone by the resident’s home to investigate but does not notice
66 anything suspicious. Ms. Childers commented the resident has had a history in this
67 regard.

- 68 • Mr. Molder stated that he believes Mr. Ginsburg has the discretion to handle cases
- 69 as he sees fit and based on severity.
- 70 • Ms. Childers noted the Board should request that as ARCs are submitted, Mr.
- 71 Ginsburg should have a 30 to 60-day follow-up with the owner and ensure that
- 72 what they approved was done, and taken care of it immediately, to alleviate any
- 73 future possible violations. She stated that if approval letters are being sent to
- 74 highlight that the approval on the ARCs is only valid for a certain timeframe, they
- 75 must submit another ARC.

76 **C. 2954 Red Oak Wood Place**

- 77 • Mr. Ginsburg stated the Resident was fined \$2,500 in November. He received an
- 78 email noting the tenant does not plan to remove the Christmas lights because they
- 79 are having trouble with the home. Mr. Ginsburg informed the tenant’s
- 80 representative that they received multiple complaints regarding the lights, and they
- 81 must be removed. Mr. Ginsburg stated that the tenant is adamant about not
- 82 removing them. He planned that the house will be going back to the DRVC on April
- 83 18, 2024, and they are going to inform the Board. The Board stated that Mr.
- 84 Ginsburg could not continue to fine the Resident. Mr. Ginsburg stated he cannot
- 85 fine until it goes before the DRVC. Mr. Ginsburg requested that District Counsel
- 86 prepare a letter in this regard. The Board rejected this request and noted that all they
- 87 could do was to follow the procedures.

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89 **THIRD ORDER OF BUSINESS**

Adjournment

90 There being no further business, the workshop was adjourned at 8:27 p.m.

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John Picarelli
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 20, 2024 at 6:30 p.m. at the Meadow Pointe II Clubhouse, located at 30051 County Line Road, Wesley Chapel, Florida 33543.

Present and constituting a quorum were:

John Picarelli	Chairperson
Jamie Childers	Vice Chairperson
Nicole Darner	Assistant Secretary
Kyle Molder	Assistant Secretary
Robert Signoretti	Assistant Secretary

Also present were:

Robert Nanni	District Manager
Justin Wright	Operations Manager
Numerous Residents	

Following is a summary of the discussions and actions taken.

FIRST ORDER OF BUSINESS **Call to Order**
Mr. Picarelli 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**
There being none, the next order of business followed.

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FIFTH ORDER OF BUSINESS **Audience Comments (Comments will be limited to three minutes.)**

- One resident commented.

SIXTH ORDER OF BUSINESS **District Manager Report**

A. Ethics Training

- Mr. Nanni presented an overview of the Ethics training.

B. Budget Reserves

- Mr. Picarelli presented an overview of unassigned funds and bank/investment funds in the total amount of \$6.8 Million.

SEVENTH ORDER OF BUSINESS **District Engineer Report**

A. Discussion of RFQ Engagement Letter

- Mr. Whited, with BDi Engineering, presented an overview of the Wrencrest agreement and discussed the report that is in the agenda.
- Mr. Signoretti stated the County is denying the Wrencrest gate.
- The Lap Pool Architect RFQ in the process is due April 3, 2024 and April 17, 2024 to the Board.
- Mr. Whited discussed the roadway cost analysis being in process.
- Pond repairs and permits are in process.

EIGHTH ORDER OF BUSINESS **District Counsel Report**

- Mr. Picarelli reviewed the Attorney’s report to the Board.

NINTH ORDER OF BUSINESS **Consent Agenda**

- A. Minutes of the February 7, 2024 and February 21, 2024 Regular Meetings**
- B. Financial Report as of February 29, 2024**
- C. Deed Restrictions**

On MOTION by Ms. Darner seconded by Mr. Signoretti with all in favor, the Consent Agenda was approved (5-0)

TENTH ORDER OF BUSINESS **Architectural Review Discussion Items**

The Board reviewed the Architectural Review Report, a copy of which was included in the agenda package.

- The Board discussed the three items regarding the exterior paint color.

- 79 • All three items were denied.

80 On MOTION by Ms. Darner seconded by Mr. Signoretti with all in favor,
81 the Architectural Review Report was approved, as amended (5-0)

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83 **ELEVENTH ORDER OF BUSINESS Non-Staff Reports**

84 **A. Government/Community Updates**

85 Mr. Signoretti and Mr. Wright set up a website link for resident questions.

86 **B. Event Planning Committee**

- 87 • Egis to suggest activities and insurance issues for the next workshop.
- 88 • EPC discussed the upcoming events/dates.

89 **TWELFTH ORDER OF BUSINESS Operations Manager Report**

90 Mr. Wright discussed the update on maintenance activities included in the agenda package.

- 91 • Mr. Molder questioned the parking issues.
- 92 • Mr. Signoretti can request no parking signs for Wrencrest.
- 93 • Mr. Andy Vega, LMP Representative, to work around ponds and myrtle
94 trimming and answer any questions.
- 95 • The Board expressed being happy with LMP.

96
97 **THIRTEENTH ORDER OF BUSINESS Approval/Disapproval/Discussion**

98 There being nothing to report, the next order of business followed.

99
100 **FOURTEENTH ORDER OF BUSINESS Audience Comments (Comments will be
101 limited to three minutes.)**

102 Residents commented on the following items:

- 103 • Beardsley sidewalks.
- 104 • Power washing business.

105
106 **FIFTEENTH ORDER OF BUSINESS Supervisor Comments**

- 107 • There being none, the next order of business followed.

108
109 **SIXTEENTH ORDER OF BUSINESS Adjournment**

110 There being no further business,

112 On MOTION by Ms. Childers seconded by Ms. Darner, with all in
113 favor, the meeting was adjourned at 7:25 p.m. (5-0)

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John Picarelli
Chairperson

9B

MEADOW POINTE II
Community Development District

Financial Report

March 31, 2024

Prepared by



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**MEADOW POINTE II
Community Development District**

Financial Statements

(Unaudited)

March 31, 2024

Balance Sheet
March 31, 2024

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	\$ 564,545	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Accounts Receivable	81	-	-	-	-	-	-	-	-
Allow-Doubtful Collections	(36,871)	-	-	-	-	-	-	-	-
Notes Receivable-Non-Current	36,871	-	-	-	-	-	-	-	-
Due From Other Funds	-	136,326	363,059	89,589	405,828	60,161	325,216	27,685	493,762
Investments:									
Money Market Account	6,590,053	-	-	-	-	-	-	-	-
Construction Fund	-	-	-	-	-	-	-	-	-
Interest Account	-	-	-	-	-	-	-	-	-
Prepayment Account	-	-	-	-	-	-	-	-	-
Reserve Fund	-	-	-	-	-	-	-	-	-
Revenue Fund	-	-	-	-	-	-	-	-	-
Prepaid Items	2,210	-	-	-	-	-	-	-	-
Utility Deposits - TECO	29,950	-	-	-	-	-	-	-	-
TOTAL ASSETS	\$ 7,186,839	\$ 136,326	\$ 363,059	\$ 89,589	\$ 405,828	\$ 60,161	\$ 325,216	\$ 27,685	\$ 493,762
LIABILITIES									
Accounts Payable	\$ 3,125	\$ -	\$ -	\$ -	\$ -	\$ 21	\$ -	\$ -	\$ -
Accrued Expenses	42,421	-	35	35	35	35	35	35	35
Deposits	22,475	-	-	-	-	-	-	-	-
Due To Other Funds	3,735,776	-	-	-	-	-	-	-	-
TOTAL LIABILITIES	3,803,797	-	35	35	35	56	35	35	35

Balance Sheet
March 31, 2024

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	2,210	-	-	-	-	-	-	-	-
Deposits	29,950	-	-	-	-	-	-	-	-
Restricted for:									
Debt Service	-	-	-	-	-	-	-	-	-
Capital Projects	-	-	-	-	-	-	-	-	-
Assigned to:									
Operating Reserves	478,919	12,542	6,077	2,683	3,964	2,524	5,017	-	7,203
Reserves - Ponds	249,440	-	-	-	-	-	-	-	-
Reserves-Renewal & Replacement	286,754	-	-	-	-	-	-	-	-
Reserves - Roadways	-	-	199,923	57,730	192,645	38,341	203,930	5,040	195,798
Reserves - Sidewalks	-	-	27,660	4,614	3,293	2,412	9,219	5,040	54,479
Unassigned:	2,335,769	123,784	129,364	24,527	205,891	16,828	107,015	17,570	236,247
TOTAL FUND BALANCES	\$ 3,383,042	\$ 136,326	\$ 363,024	\$ 89,554	\$ 405,793	\$ 60,105	\$ 325,181	\$ 27,654	\$ 493,727
TOTAL LIABILITIES & FUND BALANCES	\$ 7,186,839	\$ 136,326	\$ 363,059	\$ 89,589	\$ 405,828	\$ 60,161	\$ 325,216	\$ 27,689	\$ 493,762

Balance Sheet
March 31, 2024

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 - MORNINGSIDE (016)	2018 DEBT SERVICE FUND	2018 CONSTRUCTION FUND
ASSETS									
Cash - Checking Account	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Accounts Receivable	-	-	-	-	-	-	-	-	-
Allow-Doubtful Collections	-	-	-	-	-	-	-	-	-
Notes Receivable-Non-Current	-	-	-	-	-	-	-	-	-
Due From Other Funds	266,600	338,536	319,135	351,760	625,152	-	-	8,504	-
Investments:									
Money Market Account	-	-	-	-	-	-	-	-	-
Construction Fund	-	-	-	-	-	-	-	-	2,541,861
Interest Account	-	-	-	-	-	-	-	52	-
Prepayment Account	-	-	-	-	-	-	-	2,201	-
Reserve Fund	-	-	-	-	-	-	-	151,605	-
Revenue Fund	-	-	-	-	-	-	-	545,800	-
Prepaid Items	-	-	-	-	-	-	-	-	-
Utility Deposits - TECO	-	-	-	-	-	-	-	-	-
TOTAL ASSETS	\$ 266,600	\$ 338,536	\$ 319,135	\$ 351,760	\$ 625,152	\$ -	\$ -	\$ 708,162	\$ 2,541,861
LIABILITIES									
Accounts Payable	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Accrued Expenses	35	35	35	35	35	35	35	-	-
Deposits	-	-	-	-	-	-	-	-	-
Due To Other Funds	-	-	-	-	-	26,210	49,327	-	-
TOTAL LIABILITIES	35	35	35	35	35	26,245	49,362	-	-

Balance Sheet
March 31, 2024

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 - MORNINGSIDE (016)	2018 DEBT SERVICE FUND	2018 CONSTRUCTION FUND
FUND BALANCES									
Nonspendable:									
Prepaid Items	-	-	-	-	-	-	-	-	-
Deposits	-	-	-	-	-	-	-	-	-
Restricted for:									
Debt Service	-	-	-	-	-	-	-	708,162	-
Capital Projects	-	-	-	-	-	-	-	-	2,541,861
Assigned to:									
Operating Reserves	4,995	5,323	4,175	3,981	7,081	-	-	-	-
Reserves - Ponds	-	-	-	-	-	-	-	-	-
Reserves-Renewal & Replacement	-	-	-	-	-	-	-	-	-
Reserves - Roadways	112,267	152,667	110,160	178,966	284,447	-	-	-	-
Reserves - Sidewalks	10,744	23,380	29,544	1,936	33,330	5,045	7,327	-	-
Unassigned:	138,559	157,131	175,221	166,842	300,259	(31,290)	(56,689)	-	-
TOTAL FUND BALANCES	\$ 266,565	\$ 338,505	\$ 319,104	\$ 351,729	\$ 625,121	\$ (26,241)	\$ (49,362)	\$ 708,162	\$ 2,541,861
TOTAL LIABILITIES & FUND BALANCES	\$ 266,600	\$ 338,540	\$ 319,139	\$ 351,764	\$ 625,156	\$ -	\$ -	\$ 708,162	\$ 2,541,861

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2024

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-24 BUDGET	MAR-24 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ 100	\$ 50	\$ -	\$ (50)	0.00%	\$ 8	\$ -	\$ (8)
Garbage/Solid Waste Revenue	209,779	209,779	199,822	(9,957)	95.25%	20,978	2,125	(18,853)
Interest - Tax Collector	-	-	2,759	2,759	0.00%	-	-	-
Special Assmnts- Tax Collector	1,784,259	1,784,259	1,699,569	(84,690)	95.25%	178,426	18,078	(160,348)
Special Assmnts- Discounts	(79,762)	(79,762)	(74,454)	5,308	93.35%	(7,976)	(207)	7,769
Other Miscellaneous Revenues	25,000	25,000	2,265	(22,735)	9.06%	-	309	309
Gate Bar Code/Remotes	5,000	2,500	3,559	1,059	71.18%	417	850	433
Access Cards	1,300	650	2,157	1,507	165.92%	108	286	178
TOTAL REVENUES	1,945,676	1,942,476	1,835,677	(106,799)	94.35%	191,961	21,441	(170,520)

EXPENDITURES

Administration

P/R-Board of Supervisors	24,000	12,000	11,400	600	47.50%	2,000	1,800	200
FICA Taxes	1,836	918	872	46	47.49%	153	138	15
ProfServ-Arbitrage Rebate	-	-	3,850	(3,850)	0.00%	-	-	-
ProfServ-Dissemination Agent	-	-	1,000	(1,000)	0.00%	-	-	-
ProfServ-Engineering	64,500	32,250	20,650	11,600	32.02%	5,375	2,650	2,725
ProfServ-Legal Services	42,000	21,000	19,301	1,699	45.95%	3,500	1,323	2,177
ProfServ-Mgmt Consulting	77,293	38,647	38,646	1	50.00%	6,441	6,441	-
ProfServ-Property Appraiser	150	150	-	150	0.00%	-	-	-
ProfServ-Special Assessment	8,868	8,868	8,359	509	94.26%	-	-	-
ProfServ-Trustee Fees	4,050	4,050	337	3,713	8.32%	-	-	-
ProfServ-Web Site Maintenance	1,553	1,553	1,553	-	100.00%	-	-	-
Auditing Services	4,400	4,400	-	4,400	0.00%	4,400	-	4,400
Postage and Freight	500	250	199	51	39.80%	42	-	42
Insurance - General Liability	35,653	35,653	50,928	(15,275)	142.84%	-	-	-
Printing and Binding	100	50	1	49	1.00%	8	-	8
Legal Advertising	1,000	500	831	(331)	83.10%	83	-	83

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2024

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-24 BUDGET	MAR-24 ACTUAL	VARIANCE (\$) FAV(UNFAV)
Misc-Assessment Collection Cost	35,685	35,685	32,659	3,026	91.52%	3,569	358	3,211
Misc-Supervisor Expenses	500	250	75	175	15.00%	42	(24)	66
Office Supplies	150	75	-	75	0.00%	13	-	13
Annual District Filing Fee	175	175	175	-	100.00%	-	-	-
Total Administration	302,413	196,474	190,836	5,638	63.10%	25,626	12,686	12,940
Field								
Contracts-Security Services	26,000	13,000	12,355	645	47.52%	2,167	1,400	767
Contracts-Security Alarms	516	258	258	-	50.00%	43	43	-
R&M-General	10,000	5,000	8,051	(3,051)	80.51%	833	523	310
Misc-Contingency	30,846	15,423	949	14,474	3.08%	2,571	395	2,176
Total Field	67,362	33,681	21,613	12,068	32.08%	5,614	2,361	3,253
Landscape Services								
ProfServ-Landscape Architect	10,080	5,040	5,040	-	50.00%	840	840	-
Contracts-Landscape	245,000	122,500	91,735	30,765	37.44%	20,417	15,289	5,128
R&M-Irrigation	10,000	5,000	2,552	2,448	25.52%	833	945	(112)
R&M-Landscape Renovations	20,000	10,000	16,922	(6,922)	84.61%	1,667	10,875	(9,208)
R&M-Mulch	25,000	12,500	22,400	(9,900)	89.60%	2,083	-	2,083
R&M-Trees and Trimming	7,000	3,500	4,875	(1,375)	69.64%	583	4,875	(4,292)
Total Landscape Services	317,080	158,540	143,524	15,016	45.26%	26,423	32,824	(6,401)
Utilities								
Contracts-Solid Waste Services	197,192	98,596	120,871	(22,275)	61.30%	16,433	20,223	(3,790)
Utility - General	8,500	4,250	6,117	(1,867)	71.96%	708	757	(49)
Electricity - Streetlights	250,000	125,000	141,305	(16,305)	56.52%	20,833	23,095	(2,262)
Utility - Reclaimed Water	8,000	4,000	4,294	(294)	53.68%	667	267	400
Misc-Property Taxes	11,000	11,000	5,187	5,813	47.15%	-	3,230	(3,230)
Misc-Assessment Collection Cost	4,196	4,196	3,840	356	91.52%	420	42	378
Total Utilities	478,888	247,042	281,614	(34,572)	58.81%	39,061	47,614	(8,553)

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2024

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-24 BUDGET	MAR-24 ACTUAL	VARIANCE (\$) FAV(UNFAV)
<u>Lakes and Ponds</u>								
Contracts-Lakes	75,000	37,500	34,222	3,278	45.63%	6,250	5,704	546
R&M-Mitigation	1,000	500	-	500	0.00%	83	-	83
R&M-Ponds	40,000	20,000	1,070	18,930	2.68%	3,333	-	3,333
Reserve - Ponds	5,000	2,500	-	2,500	0.00%	417	-	417
Total Lakes and Ponds	121,000	60,500	35,292	25,208	29.17%	10,083	5,704	4,379
<u>Parks and Recreation</u>								
ProfServ-Info Technology	14,000	7,000	4,000	3,000	28.57%	1,167	423	744
Contracts-Pools	30,000	15,000	13,860	1,140	46.20%	2,500	-	2,500
Communication - Telephone & WiFi	10,000	5,000	4,357	643	43.57%	833	807	26
Utility - General	1,500	750	620	130	41.33%	125	103	22
Utility - Water & Sewer	6,500	3,250	1,090	2,160	16.77%	542	224	318
Electricity - Rec Center	17,500	8,750	8,334	416	47.62%	1,458	1,119	339
Lease - Copier	4,682	2,341	(210)	2,551	-4.49%	390	(3,600)	3,990
R&M-Clubhouse	13,000	6,500	4,160	2,340	32.00%	1,083	649	434
R&M-Court Maintenance	1,000	500	7,312	(6,812)	731.20%	83	6,196	(6,113)
R&M-Pools	3,500	1,750	1,186	564	33.89%	292	615	(323)
R&M-Fitness Equipment	2,500	1,250	176	1,074	7.04%	208	104	104
R&M-Playground	1,000	500	2,105	(1,605)	210.50%	83	2,105	(2,022)
Misc-Clubhouse Activities	10,000	5,000	8,831	(3,831)	88.31%	833	1,821	(988)
Office Supplies	2,500	1,250	2,608	(1,358)	104.32%	208	510	(302)
Op Supplies - General	40,000	20,000	19,375	625	48.44%	3,333	4,723	(1,390)
Op Supplies - Fuel, Oil	6,000	3,000	1,668	1,332	27.80%	500	448	52
Cleaning Supplies	5,000	2,500	4,522	(2,022)	90.44%	417	198	219
Reserve - Renewal&Replacement	25,000	25,000	15,414	9,586	61.66%	-	-	-
Total Parks and Recreation	193,682	109,341	99,408	9,933	51.33%	14,055	16,445	(2,390)

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2024

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-24 BUDGET	MAR-24 ACTUAL	VARIANCE (\$) FAV(UNFAV)
Personnel								
Payroll-Maintenance	400,000	200,000	220,107	(20,107)	55.03%	33,333	35,317	(1,984)
Payroll-Benefits	3,600	3,600	-	3,600	0.00%	-	-	-
FICA Taxes	30,600	15,300	16,838	(1,538)	55.03%	2,550	2,702	(152)
Workers' Compensation	20,000	20,000	-	20,000	0.00%	-	-	-
Unemployment Compensation	2,150	2,150	-	2,150	0.00%	-	-	-
ProfServ-Human Resources	900	900	-	900	0.00%	-	-	-
Op Supplies - Uniforms	5,000	2,500	2,013	487	40.26%	417	66	351
Subscriptions and Memberships	3,000	1,500	275	1,225	9.17%	250	56	194
Total Personnel	465,250	245,950	239,233	6,717	51.42%	36,550	38,141	(1,591)
TOTAL EXPENDITURES	1,945,675	1,051,528	1,011,520	40,008	51.99%	157,412	155,775	1,637
Excess (deficiency) of revenues Over (under) expenditures	-	890,948	824,157	(66,791)	0.00%	34,549	(134,334)	(168,883)
OTHER FINANCING SOURCES (USES)								
Contribution to (Use of) Fund Balance	-	-	-	-	0.00%	-	-	-
TOTAL FINANCING SOURCES (USES)	-	-	-	-	0.00%	-	-	-
Net change in fund balance	\$ -	\$ 890,948	\$ 824,157	\$ (66,791)	0.00%	\$ 34,549	\$ (134,334)	\$ (168,883)
FUND BALANCE, BEGINNING (OCT 1, 2023)	2,557,982	2,557,980	2,557,982					
FUND BALANCE, ENDING	\$ 2,557,982	\$ 3,448,928	\$ 3,382,139					

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2024

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-24 BUDGET	MAR-24 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ 2,000	\$ 2,000	\$ 4,825	\$ 2,825	241.25%	\$ -	\$ 887	\$ 887
Special Assmnts- Tax Collector	49,798	49,798	47,434	(2,364)	95.25%	4,980	505	(4,475)
Special Assmnts- Discounts	(1,992)	(1,992)	(1,859)	133	93.32%	(199)	(5)	194
Settlements	4,000	4,000	4,425	425	110.63%	-	250	250
TOTAL REVENUES	53,806	53,806	54,825	1,019	101.89%	4,781	1,637	(3,144)
EXPENDITURES								
Administration								
Payroll-Salaries	35,000	17,500	18,800	(1,300)	53.71%	2,917	3,040	(123)
FICA Taxes	2,678	1,339	1,438	(99)	53.70%	223	233	(10)
ProfServ-Legal Services	6,000	6,000	1,029	4,971	17.15%	-	147	(147)
ProfServ-Mgmt Consulting	2,295	1,148	1,020	128	44.44%	191	155	36
Postage and Freight	2,000	1,000	728	272	36.40%	167	139	28
Misc-Assessment Collection Cost	996	996	912	84	91.57%	100	10	90
Office Supplies	1,200	600	496	104	41.33%	100	126	(26)
Total Administration	50,169	28,583	24,423	4,160	48.68%	3,698	3,850	(152)
TOTAL EXPENDITURES	50,169	28,583	24,423	4,160	48.68%	3,698	3,850	(152)
Excess (deficiency) of revenues Over (under) expenditures	3,637	25,223	30,402	5,179	0.00%	1,083	(2,213)	(3,296)
OTHER FINANCING SOURCES (USES)								
Contribution to (Use of) Fund Balance	3,637	-	-	-	0.00%	-	-	-
TOTAL FINANCING SOURCES (USES)	3,637	-	-	-	0.00%	-	-	-
Net change in fund balance	\$ 3,637	\$ 25,223	\$ 30,402	\$ 5,179	0.00%	\$ 1,083	\$ (2,213)	\$ (3,296)
FUND BALANCE, BEGINNING (OCT 1, 2023)	105,924	105,924	105,924					
FUND BALANCE, ENDING	\$ 109,561	\$ 131,147	\$ 136,326					

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2024

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-24 BUDGET	MAR-24 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ 8,000	\$ 8,000	\$ 14,892	\$ 6,892	186.15%	\$ -	\$ 2,739	\$ 2,739
Special Assmnts- Tax Collector	25,205	25,205	24,008	(1,197)	95.25%	2,521	255	(2,266)
Special Assmnts- Discounts	(1,008)	(1,008)	(941)	67	93.35%	(101)	(3)	98
TOTAL REVENUES	32,197	32,197	37,959	5,762	117.90%	2,420	2,991	571
EXPENDITURES								
Field								
Communication - Telephone & WiFi	1,300	650	433	217	33.31%	108	54	54
R&M-Gate	4,500	4,500	3,015	1,485	67.00%	-	-	-
R&M-Sidewalks	1	1	-	1	0.00%	-	-	-
R&M-Security Cameras	3,000	3,000	193	2,807	6.43%	-	32	(32)
R&M-Tree Removal	1	1	-	1	0.00%	-	-	-
Misc-Assessment Collection Cost	504	504	461	43	91.47%	50	5	45
Reserve - Gate	1,000	1,000	-	1,000	0.00%	-	-	-
Reserve - Roadways	12,000	12,000	-	12,000	0.00%	-	-	-
Reserve - Sidewalks	2,000	2,000	-	2,000	0.00%	-	-	-
Total Field	24,306	23,656	4,102	19,554	16.88%	158	91	67
TOTAL EXPENDITURES	24,306	23,656	4,102	19,554	16.88%	158	91	67
Excess (deficiency) of revenues Over (under) expenditures	7,891	8,541	33,857	25,316	0.00%	2,262	2,900	638
OTHER FINANCING SOURCES (USES)								
Contribution to (Use of) Fund Balance	7,891	-	-	-	0.00%	-	-	-
TOTAL FINANCING SOURCES (USES)	7,891	-	-	-	0.00%	-	-	-
Net change in fund balance	\$ 7,891	\$ 8,541	\$ 33,857	\$ 25,316	0.00%	\$ 2,262	\$ 2,900	\$ 638
FUND BALANCE, BEGINNING (OCT 1, 2023)	329,167	329,167	329,167					
FUND BALANCE, ENDING	\$ 337,058	\$ 337,708	\$ 363,024					

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2024

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-24 BUDGET	MAR-24 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ 2,000	\$ 2,000	\$ 3,793	\$ 1,793	189.65%	\$ -	\$ 698	\$ 698
Special Assmnts- Tax Collector	9,080	9,080	8,649	(431)	95.25%	908	92	(816)
Special Assmnts- Discounts	(363)	(363)	(339)	24	93.39%	(36)	(1)	35
TOTAL REVENUES	10,717	10,717	12,103	1,386	112.93%	872	789	(83)
EXPENDITURES								
Field								
Communication - Telephone & WiFi	1,550	775	433	342	27.94%	129	54	75
R&M-Gate	3,000	3,000	135	2,865	4.50%	-	-	-
R&M-Sidewalks	1	1	-	1	0.00%	-	-	-
R&M-Security Cameras	2,000	2,000	1,238	762	61.90%	-	632	(632)
R&M-Tree Removal	1	1	-	1	0.00%	-	-	-
Misc-Assessment Collection Cost	182	182	166	16	91.21%	18	2	16
Reserve - Gate	1,000	1,000	-	1,000	0.00%	-	-	-
Reserve - Roadways	2,000	2,000	-	2,000	0.00%	-	-	-
Reserve - Sidewalks	1,000	1,000	3,498	(2,498)	349.80%	-	-	-
Total Field	10,734	9,959	5,470	4,489	50.96%	147	688	(541)
TOTAL EXPENDITURES	10,734	9,959	5,470	4,489	50.96%	147	688	(541)
Excess (deficiency) of revenues								
Over (under) expenditures	(17)	758	6,633	5,875	0.00%	725	101	(624)
OTHER FINANCING SOURCES (USES)								
Contribution to (Use of) Fund Balance	(17)	-	-	-	0.00%	-	-	-
TOTAL FINANCING SOURCES (USES)	(17)	-	-	-	0.00%	-	-	-
Net change in fund balance	\$ (17)	\$ 758	\$ 6,633	\$ 5,875	0.00%	\$ 725	\$ 101	\$ (624)
FUND BALANCE, BEGINNING (OCT 1, 2023)	82,921	82,921	82,921					
FUND BALANCE, ENDING	\$ 82,904	\$ 83,679	\$ 89,554					

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2024

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-24 BUDGET	MAR-24 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ 10,000	\$ 10,000	\$ 17,648	\$ 7,648	176.48%	\$ -	\$ 3,246	\$ 3,246
Special Assmnts- Tax Collector	15,234	15,234	14,511	(723)	95.25%	1,523	154	(1,369)
Special Assmnts- Discounts	(609)	(609)	(569)	40	93.43%	(61)	(2)	59
TOTAL REVENUES	24,625	24,625	31,590	6,965	128.28%	1,462	3,398	1,936
EXPENDITURES								
Field								
Communication - Telephone & WiFi	1,550	775	433	342	27.94%	129	54	75
R&M-Gate	3,000	3,000	495	2,505	16.50%	-	-	-
R&M-Sidewalks	1	1	-	1	0.00%	-	-	-
R&M-Security Cameras	2,000	2,000	193	1,807	9.65%	-	32	(32)
R&M-Tree Removal	1	1	-	1	0.00%	-	-	-
Misc-Assessment Collection Cost	305	305	279	26	91.48%	31	3	28
Reserve - Gate	1,000	1,000	-	1,000	0.00%	-	-	-
Reserve - Roadways	8,000	8,000	-	8,000	0.00%	-	-	-
Total Field	15,857	15,082	1,400	13,682	8.83%	160	89	71
TOTAL EXPENDITURES	15,857	15,082	1,400	13,682	8.83%	160	89	71
Excess (deficiency) of revenues Over (under) expenditures	8,768	9,543	30,190	20,647	0.00%	1,302	3,309	2,007
OTHER FINANCING SOURCES (USES)								
Contribution to (Use of) Fund Balance	8,768	-	-	-	0.00%	-	-	-
TOTAL FINANCING SOURCES (USES)	8,768	-	-	-	0.00%	-	-	-
Net change in fund balance	\$ 8,768	\$ 9,543	\$ 30,190	\$ 20,647	0.00%	\$ 1,302	\$ 3,309	\$ 2,007
FUND BALANCE, BEGINNING (OCT 1, 2023)	375,603	375,603	375,603					
FUND BALANCE, ENDING	\$ 384,371	\$ 385,146	\$ 405,793					

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2024

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-24 BUDGET	MAR-24 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ 1,200	\$ 1,200	\$ 2,223	\$ 1,023	185.25%	\$ -	\$ 409	\$ 409
Special Assmnts- Tax Collector	10,624	10,624	10,119	(505)	95.25%	1,062	108	(954)
Special Assmnts- Discounts	(425)	(425)	(397)	28	93.41%	(43)	(1)	42
TOTAL REVENUES	11,399	11,399	11,945	546	104.79%	1,019	516	(503)
EXPENDITURES								
Field								
Communication - Telephone & WiFi	1,550	775	433	342	27.94%	129	54	75
R&M-Gate	3,000	3,000	135	2,865	4.50%	-	-	-
R&M-Sidewalks	1	1	-	1	0.00%	-	-	-
R&M-Security Cameras	2,000	2,000	521	1,479	26.05%	-	32	(32)
R&M-Tree Removal	1	1	-	1	0.00%	-	-	-
Misc-Assessment Collection Cost	212	212	194	18	91.51%	21	2	19
Reserve - Gate	1,000	1,000	-	1,000	0.00%	-	-	-
Reserve - Roadways	1,930	1,930	-	1,930	0.00%	-	-	-
Reserve - Sidewalks	402	402	1,908	(1,506)	474.63%	-	-	-
Total Field	10,096	9,321	3,191	6,130	31.61%	150	88	62
TOTAL EXPENDITURES	10,096	9,321	3,191	6,130	31.61%	150	88	62
Excess (deficiency) of revenues Over (under) expenditures	1,303	2,078	8,754	6,676	0.00%	869	428	(441)
OTHER FINANCING SOURCES (USES)								
Contribution to (Use of) Fund Balance	1,303	-	-	-	0.00%	-	-	-
TOTAL FINANCING SOURCES (USES)	1,303	-	-	-	0.00%	-	-	-
Net change in fund balance	\$ 1,303	\$ 2,078	\$ 8,754	\$ 6,676	0.00%	\$ 869	\$ 428	\$ (441)
FUND BALANCE, BEGINNING (OCT 1, 2023)	51,351	51,351	51,351					
FUND BALANCE, ENDING	\$ 52,654	\$ 53,429	\$ 60,105					

Statement of Revenues, Expenditures and Changes in Fund Balances
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ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-24 BUDGET	MAR-24 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ 500	\$ 500	\$ 13,752	\$ 13,252	2750.40%	\$ -	\$ 2,529	\$ 2,529
Special Assmnts- Tax Collector	25,724	25,724	24,503	(1,221)	95.25%	2,572	261	(2,311)
Special Assmnts- Discounts	(1,029)	(1,029)	(961)	68	93.39%	(103)	(3)	100
TOTAL REVENUES	25,195	25,195	37,294	12,099	148.02%	2,469	2,787	318
EXPENDITURES								
Field								
Communication - Telephone & WiFi	1,550	775	433	342	27.94%	129	54	75
R&M-Gate	3,000	3,000	1,223	1,777	40.77%	-	-	-
R&M-Sidewalks	1	1	-	1	0.00%	-	-	-
R&M-Security Cameras	2,000	2,000	193	1,807	9.65%	-	32	(32)
R&M-Tree Removal	1	1	-	1	0.00%	-	-	-
Misc-Assessment Collection Cost	514	514	471	43	91.63%	51	5	46
Reserve - Gate	1,000	1,000	-	1,000	0.00%	-	-	-
Reserve - Roadways	10,000	10,000	-	10,000	0.00%	-	-	-
Reserve - Sidewalks	2,000	2,000	15,104	(13,104)	755.20%	-	-	-
Total Field	20,066	19,291	17,424	1,867	86.83%	180	91	89
TOTAL EXPENDITURES	20,066	19,291	17,424	1,867	86.83%	180	91	89
Excess (deficiency) of revenues Over (under) expenditures	5,129	5,904	19,870	13,966	0.00%	2,289	2,696	407
OTHER FINANCING SOURCES (USES)								
Contribution to (Use of) Fund Balance	5,129	-	-	-	0.00%	-	-	-
TOTAL FINANCING SOURCES (USES)	5,129	-	-	-	0.00%	-	-	-
Net change in fund balance	\$ 5,129	\$ 5,904	\$ 19,870	\$ 13,966	0.00%	\$ 2,289	\$ 2,696	\$ 407
FUND BALANCE, BEGINNING (OCT 1, 2023)	305,311	305,311	305,311					
FUND BALANCE, ENDING	\$ 310,440	\$ 311,215	\$ 325,181					

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2024

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-24 BUDGET	MAR-24 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ -	\$ -	\$ -	\$ -	0.00%	\$ -	\$ -	\$ -
Special Assmnts- Tax Collector	18,029	18,029	16,632	(1,397)	92.25%	1,803	298	(1,505)
Special Assmnts- Other	11,402	11,402	11,402	-	100.00%	1,140	-	(1,140)
Special Assmnts- Discounts	(1,177)	(1,177)	(1,099)	78	93.37%	(118)	(3)	115
TOTAL REVENUES	28,254	28,254	26,935	(1,319)	95.33%	2,825	295	(2,530)
EXPENDITURES								
Field								
Communication - Telephone & WiFi	1,550	775	433	342	27.94%	129	54	75
R&M-Gate	3,000	3,000	855	2,145	28.50%	-	-	-
R&M-Sidewalks	1	1	-	1	0.00%	-	-	-
R&M-Security Cameras	2,000	2,000	193	1,807	9.65%	-	32	(32)
R&M-Tree Removal	1	1	-	1	0.00%	-	-	-
Misc-Assessment Collection Cost	589	589	539	50	91.51%	59	6	53
Reserve - Gate	1,000	1,000	-	1,000	0.00%	-	-	-
Reserve - Roadways	5,000	5,000	-	5,000	0.00%	-	-	-
Reserve - Sidewalks	3,000	3,000	31,003	(28,003)	1033.43%	-	-	-
Total Field	16,141	15,366	33,023	(17,657)	204.59%	188	92	96
TOTAL EXPENDITURES	16,141	15,366	33,023	(17,657)	204.59%	188	92	96
Excess (deficiency) of revenues Over (under) expenditures	12,113	12,888	(6,088)	(18,976)	0.00%	2,637	203	(2,434)
OTHER FINANCING SOURCES (USES)								
Contribution to (Use of) Fund Balance	12,113	-	-	-	0.00%	-	-	-
TOTAL FINANCING SOURCES (USES)	12,113	-	-	-	0.00%	-	-	-
Net change in fund balance	\$ 12,113	\$ 12,888	\$ (6,088)	\$ (18,976)	0.00%	\$ 2,637	\$ 203	\$ (2,434)
FUND BALANCE, BEGINNING (OCT 1, 2023)	33,742	33,741	33,742					
FUND BALANCE, ENDING	\$ 45,855	\$ 46,629	\$ 27,654					

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2024

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-24 BUDGET	MAR-24 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ 8,000	\$ 8,000	\$ 20,964	\$ 12,964	262.05%	\$ -	\$ 3,856	\$ 3,856
Special Assmnts- Tax Collector	37,989	37,989	36,186	(1,803)	95.25%	3,799	385	(3,414)
Special Assmnts- Discounts	(1,520)	(1,520)	(1,418)	102	93.29%	(152)	(4)	148
TOTAL REVENUES	44,469	44,469	55,732	11,263	125.33%	3,647	4,237	590
EXPENDITURES								
Field								
Communication - Telephone & WiFi	1,550	775	433	342	27.94%	129	54	75
R&M-Gate	4,500	4,500	3,275	1,225	72.78%	-	800	(800)
R&M-Sidewalks	1	1	-	1	0.00%	-	-	-
R&M-Security Cameras	3,000	3,000	193	2,807	6.43%	-	32	(32)
R&M-Tree Removal	1	1	-	1	0.00%	-	-	-
Misc-Assessment Collection Cost	760	760	695	65	91.45%	76	8	68
Reserve - Gate	1,000	1,000	-	1,000	0.00%	-	-	-
Reserve - Roadways	8,000	8,000	-	8,000	0.00%	-	-	-
Reserve - Sidewalks	5,000	5,000	23,053	(18,053)	461.06%	-	-	-
Total Field	23,812	23,037	27,649	(4,612)	116.11%	205	894	(689)
TOTAL EXPENDITURES	23,812	23,037	27,649	(4,612)	116.11%	205	894	(689)
Excess (deficiency) of revenues Over (under) expenditures	20,657	21,432	28,083	6,651	0.00%	3,442	3,343	(99)
OTHER FINANCING SOURCES (USES)								
Contribution to (Use of) Fund Balance	20,657	-	-	-	0.00%	-	-	-
TOTAL FINANCING SOURCES (USES)	20,657	-	-	-	0.00%	-	-	-
Net change in fund balance	\$ 20,657	\$ 21,432	\$ 28,083	\$ 6,651	0.00%	\$ 3,442	\$ 3,343	\$ (99)
FUND BALANCE, BEGINNING (OCT 1, 2023)	465,644	465,644	465,644					
FUND BALANCE, ENDING	\$ 486,301	\$ 487,076	\$ 493,727					

Statement of Revenues, Expenditures and Changes in Fund Balances
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ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-24 BUDGET	MAR-24 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ 5,000	\$ 5,000	\$ 10,738	\$ 5,738	214.76%	\$ -	\$ 1,975	\$ 1,975
Special Assmnts- Tax Collector	21,473	21,473	20,454	(1,019)	95.25%	2,147	218	(1,929)
Special Assmnts- Discounts	(859)	(859)	(802)	57	93.36%	(86)	(2)	84
TOTAL REVENUES	25,614	25,614	30,390	4,776	118.65%	2,061	2,191	130
EXPENDITURES								
Field								
Communication - Telephone & WiFi	1,550	775	433	342	27.94%	129	54	75
R&M-Gate	3,000	3,000	135	2,865	4.50%	-	-	-
R&M-Sidewalks	1	1	-	1	0.00%	-	-	-
R&M-Security Cameras	2,000	2,000	193	1,807	9.65%	-	32	(32)
R&M-Tree Removal	1	1	-	1	0.00%	-	-	-
Misc-Assessment Collection Cost	429	429	393	36	91.61%	43	4	39
Reserve - Gate	1,000	1,000	-	1,000	0.00%	-	-	-
Reserve - Roadways	10,000	10,000	-	10,000	0.00%	-	-	-
Reserve - Sidewalks	2,000	2,000	-	2,000	0.00%	-	-	-
Total Field	19,981	19,206	1,154	18,052	5.78%	172	90	82
TOTAL EXPENDITURES	19,981	19,206	1,154	18,052	5.78%	172	90	82
Excess (deficiency) of revenues Over (under) expenditures	5,633	6,408	29,236	22,828	0.00%	1,889	2,101	212
OTHER FINANCING SOURCES (USES)								
Contribution to (Use of) Fund Balance	5,633	-	-	-	0.00%	-	-	-
TOTAL FINANCING SOURCES (USES)	5,633	-	-	-	0.00%	-	-	-
Net change in fund balance	\$ 5,633	\$ 6,408	\$ 29,236	\$ 22,828	0.00%	\$ 1,889	\$ 2,101	\$ 212
FUND BALANCE, BEGINNING (OCT 1, 2023)	237,329	237,329	237,329					
FUND BALANCE, ENDING	\$ 242,962	\$ 243,737	\$ 266,565					

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ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-24 BUDGET	MAR-24 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ 7,000	\$ 7,000	\$ 14,188	\$ 7,188	202.69%	\$ -	\$ 2,609	\$ 2,609
Special Assmnts- Tax Collector	23,039	23,039	21,946	(1,093)	95.26%	2,304	233	(2,071)
Special Assmnts- Discounts	(922)	(922)	(860)	62	93.28%	(92)	(2)	90
TOTAL REVENUES	29,117	29,117	35,274	6,157	121.15%	2,212	2,840	628
EXPENDITURES								
Field								
Communication - Telephone & WiFi	1,550	775	433	342	27.94%	129	54	75
R&M-Gate	3,000	3,000	2,445	555	81.50%	-	-	-
R&M-Sidewalks	1	1	-	1	0.00%	-	-	-
R&M-Security Cameras	2,000	2,000	193	1,807	9.65%	-	32	(32)
R&M-Tree Removal	1	1	-	1	0.00%	-	-	-
Misc-Assessment Collection Cost	461	461	422	39	91.54%	46	5	41
Reserve - Gate	1,000	1,000	-	1,000	0.00%	-	-	-
Reserve - Roadways	9,720	9,720	600	9,120	6.17%	-	600	(600)
Reserve - Sidewalks	3,560	3,560	2,862	698	80.39%	-	-	-
Total Field	21,293	20,518	6,955	13,563	32.66%	175	691	(516)
TOTAL EXPENDITURES	21,293	20,518	6,955	13,563	32.66%	175	691	(516)
Excess (deficiency) of revenues Over (under) expenditures	7,824	8,599	28,319	19,720	0.00%	2,037	2,149	112
OTHER FINANCING SOURCES (USES)								
Contribution to (Use of) Fund Balance	7,824	-	-	-	0.00%	-	-	-
TOTAL FINANCING SOURCES (USES)	7,824	-	-	-	0.00%	-	-	-
Net change in fund balance	\$ 7,824	\$ 8,599	\$ 28,319	\$ 19,720	0.00%	\$ 2,037	\$ 2,149	\$ 112
FUND BALANCE, BEGINNING (OCT 1, 2023)	310,186	310,186	310,186					
FUND BALANCE, ENDING	\$ 318,010	\$ 318,785	\$ 338,505					

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ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-24 BUDGET	MAR-24 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ 650	\$ 650	\$ 13,206	\$ 12,556	2031.69%	\$ -	\$ 2,429	\$ 2,429
Special Assmnts- Tax Collector	19,944	19,944	18,998	(946)	95.26%	1,994	202	(1,792)
Special Assmnts- Discounts	(798)	(798)	(745)	53	93.36%	(80)	(2)	78
TOTAL REVENUES	19,796	19,796	31,459	11,663	158.92%	1,914	2,629	715
EXPENDITURES								
Field								
Communication - Telephone & WiFi	1,300	650	433	217	33.31%	108	54	54
R&M-Gate	3,000	3,000	135	2,865	4.50%	-	-	-
R&M-Sidewalks	1	1	-	1	0.00%	-	-	-
R&M-Security Cameras	2,000	2,000	193	1,807	9.65%	-	32	(32)
R&M-Tree Removal	1	1	-	1	0.00%	-	-	-
Misc-Assessment Collection Cost	399	399	365	34	91.48%	40	4	36
Reserve - Gate	1,000	1,000	-	1,000	0.00%	-	-	-
Reserve - Roadways	7,000	7,000	-	7,000	0.00%	-	-	-
Reserve - Sidewalks	2,000	2,000	-	2,000	0.00%	-	-	-
Total Field	16,701	16,051	1,126	14,925	6.74%	148	90	58
TOTAL EXPENDITURES	16,701	16,051	1,126	14,925	6.74%	148	90	58
Excess (deficiency) of revenues Over (under) expenditures	3,095	3,745	30,333	26,588	0.00%	1,766	2,539	773
OTHER FINANCING SOURCES (USES)								
Contribution to (Use of) Fund Balance	3,095	-	-	-	0.00%	-	-	-
TOTAL FINANCING SOURCES (USES)	3,095	-	-	-	0.00%	-	-	-
Net change in fund balance	\$ 3,095	\$ 3,745	\$ 30,333	\$ 26,588	0.00%	\$ 1,766	\$ 2,539	\$ 773
FUND BALANCE, BEGINNING (OCT 1, 2023)	288,771	288,771	288,771					
FUND BALANCE, ENDING	\$ 291,866	\$ 292,516	\$ 319,104					

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ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-24 BUDGET	MAR-24 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ 7,000	\$ 7,000	\$ 14,946	\$ 7,946	213.51%	\$ -	\$ 2,748	\$ 2,748
Special Assmnts- Tax Collector	18,660	18,660	17,774	(886)	95.25%	1,866	189	(1,677)
Special Assmnts- Discounts	(746)	(746)	(697)	49	93.43%	(75)	(2)	73
TOTAL REVENUES	24,914	24,914	32,023	7,109	128.53%	1,791	2,935	1,144
EXPENDITURES								
Field								
Communication - Telephone & WiFi	1,550	775	433	342	27.94%	129	54	75
R&M-Gate	3,000	3,000	135	2,865	4.50%	-	-	-
R&M-Sidewalks	1	1	-	1	0.00%	-	-	-
R&M-Security Cameras	2,000	2,000	193	1,807	9.65%	-	32	(32)
R&M-Tree Removal	1	1	-	1	0.00%	-	-	-
Misc-Assessment Collection Cost	373	373	342	31	91.69%	37	4	33
Reserve - Gate	1,000	1,000	-	1,000	0.00%	-	-	-
Reserve - Roadways	8,000	8,000	-	8,000	0.00%	-	-	-
Total Field	15,925	15,150	1,103	14,047	6.93%	166	90	76
TOTAL EXPENDITURES	15,925	15,150	1,103	14,047	6.93%	166	90	76
Excess (deficiency) of revenues Over (under) expenditures	8,989	9,764	30,920	21,156	0.00%	1,625	2,845	1,220
OTHER FINANCING SOURCES (USES)								
Contribution to (Use of) Fund Balance	8,989	-	-	-	0.00%	-	-	-
TOTAL FINANCING SOURCES (USES)	8,989	-	-	-	0.00%	-	-	-
Net change in fund balance	\$ 8,989	\$ 9,764	\$ 30,920	\$ 21,156	0.00%	\$ 1,625	\$ 2,845	\$ 1,220
FUND BALANCE, BEGINNING (OCT 1, 2023)	320,809	320,809	320,809					
FUND BALANCE, ENDING	\$ 329,798	\$ 330,573	\$ 351,729					

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ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-24 BUDGET	MAR-24 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ 1,300	\$ 1,300	\$ 27,777	\$ 26,477	2136.69%	\$ -	\$ 5,108	\$ 5,108
Special Assmnts- Tax Collector	38,601	38,601	36,769	(1,832)	95.25%	3,860	391	(3,469)
Special Assmnts- Discounts	(1,544)	(1,544)	(1,441)	103	93.33%	(154)	(4)	150
TOTAL REVENUES	38,357	38,357	63,105	24,748	164.52%	3,706	5,495	1,789
EXPENDITURES								
Field								
Communication - Telephone & WiFi	1,550	775	433	342	27.94%	129	54	75
R&M-Gate	3,000	3,000	315	2,685	10.50%	-	-	-
R&M-Sidewalks	1	1	-	1	0.00%	-	-	-
R&M-Security Cameras	2,000	2,000	1,970	30	98.50%	-	632	(632)
R&M-Tree Removal	1	1	-	1	0.00%	-	-	-
Misc-Assessment Collection Cost	772	772	707	65	91.58%	77	8	69
Reserve - Gate	1,000	1,000	-	1,000	0.00%	-	-	-
Reserve - Roadways	15,000	15,000	4,558	10,442	30.39%	-	42	(42)
Reserve - Sidewalks	5,000	5,000	32,592	(27,592)	651.84%	-	-	-
Total Field	28,324	27,549	40,575	(13,026)	143.25%	206	736	(530)
TOTAL EXPENDITURES	28,324	27,549	40,575	(13,026)	143.25%	206	736	(530)
Excess (deficiency) of revenues Over (under) expenditures	10,033	10,808	22,530	11,722	0.00%	3,500	4,759	1,259
OTHER FINANCING SOURCES (USES)								
Contribution to (Use of) Fund Balance	10,033	-	-	-	0.00%	-	-	-
TOTAL FINANCING SOURCES (USES)	10,033	-	-	-	0.00%	-	-	-
Net change in fund balance	\$ 10,033	\$ 10,808	\$ 22,530	\$ 11,722	0.00%	\$ 3,500	\$ 4,759	\$ 1,259
FUND BALANCE, BEGINNING (OCT 1, 2023)	602,591	602,591	602,591					
FUND BALANCE, ENDING	\$ 612,624	\$ 613,399	\$ 625,121					

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2024

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-24 BUDGET	MAR-24 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ -	\$ -	\$ -	\$ -	0.00%	\$ -	\$ -	\$ -
Special Assmnts- Tax Collector	5,781	5,781	5,507	(274)	95.26%	578	59	(519)
Special Assmnts- Discounts	(231)	(231)	(216)	15	93.51%	(23)	(1)	22
TOTAL REVENUES	5,550	5,550	5,291	(259)	95.33%	555	58	(497)
EXPENDITURES								
Field								
Communication - Telephone & WiFi	850	425	202	223	23.76%	71	4	67
R&M-Security Cameras	2,000	2,000	521	1,479	26.05%	-	32	(32)
Misc-Assessment Collection Cost	116	116	106	10	91.38%	12	1	11
Reserve - Sidewalks	1,875	1,875	38,315	(36,440)	2043.47%	-	-	-
Total Field	4,841	4,416	39,144	(34,728)	808.59%	83	37	46
TOTAL EXPENDITURES	4,841	4,416	39,144	(34,728)	808.59%	83	37	46
Excess (deficiency) of revenues Over (under) expenditures	709	1,134	(33,853)	(34,987)	0.00%	472	21	(451)
OTHER FINANCING SOURCES (USES)								
Contribution to (Use of) Fund Balance	709	-	-	-	0.00%	-	-	-
TOTAL FINANCING SOURCES (USES)	709	-	-	-	0.00%	-	-	-
Net change in fund balance	\$ 709	\$ 1,134	\$ (33,853)	\$ (34,987)	0.00%	\$ 472	\$ 21	\$ (451)
FUND BALANCE, BEGINNING (OCT 1, 2023)	7,612	7,611	7,612					
FUND BALANCE, ENDING	\$ 8,321	\$ 8,745	\$ (26,241)					

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2024

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-24 BUDGET	MAR-24 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ -	\$ -	\$ -	\$ -	0.00%	\$ -	\$ -	\$ -
Special Assmnts- Tax Collector	6,250	6,250	5,954	(296)	95.26%	625	63	(562)
Special Assmnts- Discounts	(250)	(250)	(233)	17	93.20%	(25)	(1)	24
TOTAL REVENUES	6,000	6,000	5,721	(279)	95.35%	600	62	(538)
EXPENDITURES								
Field								
Communication - Telephone & WiFi	850	425	202	223	23.76%	71	4	67
R&M-Security Cameras	2,000	2,000	752	1,248	37.60%	-	32	(32)
Misc-Assessment Collection Cost	125	125	114	11	91.20%	13	1	12
Reserve - Sidewalks	2,259	2,259	65,820	(63,561)	2913.68%	-	-	-
Total Field	5,234	4,809	66,888	(62,079)	1277.95%	84	37	47
TOTAL EXPENDITURES	5,234	4,809	66,888	(62,079)	1277.95%	84	37	47
Excess (deficiency) of revenues Over (under) expenditures	766	1,191	(61,167)	(62,358)	0.00%	516	25	(491)
OTHER FINANCING SOURCES (USES)								
Contribution to (Use of) Fund Balance	766	-	-	-	0.00%	-	-	-
TOTAL FINANCING SOURCES (USES)	766	-	-	-	0.00%	-	-	-
Net change in fund balance	\$ 766	\$ 1,191	\$ (61,167)	\$ (62,358)	0.00%	\$ 516	\$ 25	\$ (491)
FUND BALANCE, BEGINNING (OCT 1, 2023)	11,805	11,805	11,805					
FUND BALANCE, ENDING	\$ 12,571	\$ 12,996	\$ (49,362)					

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2024

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-24 BUDGET	MAR-24 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ 25	\$ 25	\$ 7,043	\$ 7,018	28172.00%	\$ -	\$ 632	\$ 632
Special Assmnts- Tax Collector	644,490	644,490	613,899	(30,591)	95.25%	64,449	6,530	(57,919)
Special Assmnts- Prepayment	-	-	1,837	1,837	0.00%	-	1,837	1,837
Special Assmnts- Discounts	(25,780)	(25,780)	(24,064)	1,716	93.34%	(2,578)	(67)	2,511
TOTAL REVENUES	618,735	618,735	598,715	(20,020)	96.76%	61,871	8,932	(52,939)
EXPENDITURES								
Field								
Misc-Assessment Collection Cost	12,890	12,890	11,797	1,093	91.52%	1,289	129	1,160
Total Field	12,890	12,890	11,797	1,093	91.52%	1,289	129	1,160
Debt Service								
Principal Debt Retirement	340,000	-	-	-	0.00%	-	-	-
Principal Prepayments	-	-	10,000	(10,000)	0.00%	-	-	-
Interest Expense	270,084	135,042	134,945	97	49.96%	-	-	-
Total Debt Service	610,084	135,042	144,945	(9,903)	23.76%	-	-	-
TOTAL EXPENDITURES	622,974	147,932	156,742	(8,810)	25.16%	1,289	129	1,160
Excess (deficiency) of revenues Over (under) expenditures	(4,239)	470,803	441,973	(28,830)	0.00%	60,582	8,803	(51,779)
OTHER FINANCING SOURCES (USES)								
Operating Transfers-Out	-	-	(4,003)	(4,003)	0.00%	-	(631)	(631)
Contribution to (Use of) Fund Balance	(4,239)	-	-	-	0.00%	-	-	-
TOTAL FINANCING SOURCES (USES)	(4,239)	-	(4,003)	(4,003)	94.43%	-	(631)	(631)
Net change in fund balance	\$ (4,239)	\$ 470,803	\$ 437,970	\$ (32,833)	0.00%	\$ 60,582	\$ 8,172	\$ (52,410)
FUND BALANCE, BEGINNING (OCT 1, 2023)	297,814	297,814	297,814					
FUND BALANCE, ENDING	\$ 293,575	\$ 768,617	\$ 735,784					

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending March 31, 2024

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	MAR-24 BUDGET	MAR-24 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ -	\$ -	\$ 66,712	\$ 66,712	0.00%	\$ -	\$ 10,609	\$ 10,609
TOTAL REVENUES	-	-	66,712	66,712	0.00%	-	10,609	10,609
EXPENDITURES								
Construction In Progress								
Construction in Progress	-	-	29,575	(29,575)	0.00%	-	625	(625)
Total Construction In Progress	-	-	29,575	(29,575)	0.00%	-	625	(625)
TOTAL EXPENDITURES	-	-	29,575	(29,575)	0.00%	-	625	(625)
Excess (deficiency) of revenues Over (under) expenditures	-	-	37,137	37,137	0.00%	-	9,984	9,984
OTHER FINANCING SOURCES (USES)								
Interfund Transfer - In	-	-	4,003	4,003	0.00%	-	631	631
TOTAL FINANCING SOURCES (USES)	-	-	4,003	4,003	0.00%	-	631	631
Net change in fund balance	\$ -	\$ -	\$ 41,140	\$ 41,140	0.00%	\$ -	\$ 10,615	\$ 10,615
FUND BALANCE, BEGINNING (OCT 1, 2023)	-	-	2,501,896					
FUND BALANCE, ENDING	\$ -	\$ -	\$ 2,541,861					

MEADOW POINTE II
Community Development District

Supporting Schedules

March 31, 2024

Non-Ad Valorem Special Assessments - Pasco County Tax Collector
Monthly Collection Distributions
For the Fiscal Year Ending September 30, 2024

Date Received	Net Amount Received	Discount / (Penalties) Amount	Collection Costs	Gross Amount Received	ALLOCATION BY FUND		
					General Fund		002 Deed Fund
					O&M Assessments	Trash Assessments	Fund Assessments
Assessments levied in FY 2024				\$ 2,975,361	\$ 1,784,259	\$ 209,779	\$ 49,798
Allocation %				100.0%	60.0%	7.1%	1.7%
11/03/23	\$ 56,802	\$ 3,036	\$ 1,159	\$ 60,997	\$ 36,579	\$ 4,301	\$ 1,021
11/20/23	\$ 134,917	\$ 5,713	\$ 2,753	\$ 143,383	\$ 85,984	\$ 10,109	\$ 2,400
11/09/23	\$ 191,091	\$ 8,125	\$ 3,900	\$ 203,115	\$ 121,804	\$ 14,321	\$ 3,399
11/22/23	\$ 137,398	\$ 5,842	\$ 2,804	\$ 146,043	\$ 87,579	\$ 10,297	\$ 2,444
12/02/22	\$ 1,631,891	\$ 69,298	\$ 33,304	\$ 1,734,492	\$ 1,040,137	\$ 122,291	\$ 29,030
12/06/23	\$ 337,107	\$ 14,333	\$ 6,880	\$ 358,320	\$ 214,876	\$ 25,263	\$ 5,997
12/15/23	\$ 22,617	\$ 779	\$ 462	\$ 23,858	\$ 14,307	\$ 1,682	\$ 399
12/27/23	\$ 31,965	\$ 988	\$ 652	\$ 33,606	\$ 20,153	\$ 2,369	\$ 562
01/05/24	\$ 59,714	\$ 1,881	\$ 1,219	\$ 62,814	\$ 37,668	\$ 4,429	\$ 1,051
02/05/24	\$ 35,839	\$ 791	\$ 731	\$ 37,361	\$ 22,405	\$ 2,634	\$ 625
03/05/24	\$ 29,239	\$ 309	\$ 597	\$ 30,145	\$ 18,078	\$ 2,125	\$ 505
TOTAL	\$ 2,668,580	\$ 111,095	\$ 54,461	\$ 2,834,136	\$ 1,699,569	\$ 199,822	\$ 47,434
% COLLECTED				95%	95%	95%	95%
TOTAL OUTSTANDING				\$ 141,225	\$ 84,690	\$ 9,957	\$ 2,364

Non-Ad Valorem Special Assessments - Pasco County Tax Collector
Monthly Collection Distributions
For the Fiscal Year Ending September 30, 2024

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 2024	\$ 25,205	\$ 9,080	\$ 15,234	\$ 10,624	\$ 25,724	\$ 29,431	\$ 37,989
Allocation %	0.8%	0.3%	0.5%	0.4%	0.9%	1.0%	1.3%
11/03/23	\$ 517	\$ 186	\$ 312	\$ 218	\$ 527	\$ 603	\$ 779
11/20/23	\$ 1,215	\$ 438	\$ 734	\$ 512	\$ 1,240	\$ 1,418	\$ 1,831
11/09/23	\$ 1,721	\$ 620	\$ 1,040	\$ 725	\$ 1,756	\$ 2,009	\$ 2,593
11/22/23	\$ 1,237	\$ 446	\$ 748	\$ 521	\$ 1,263	\$ 1,445	\$ 1,865
12/02/22	\$ 14,693	\$ 5,293	\$ 8,881	\$ 6,193	\$ 14,996	\$ 17,157	\$ 22,146
12/06/23	\$ 3,035	\$ 1,094	\$ 1,835	\$ 1,279	\$ 3,098	\$ 3,544	\$ 4,575
12/15/23	\$ 202	\$ 73	\$ 122	\$ 85	\$ 206	\$ 236	\$ 305
12/27/23	\$ 285	\$ 103	\$ 172	\$ 120	\$ 291	\$ 332	\$ 429
01/05/24	\$ 532	\$ 192	\$ 322	\$ 224	\$ 543	\$ 621	\$ 802
02/05/24	\$ 316	\$ 114	\$ 191	\$ 133	\$ 323	\$ 370	\$ 477
03/05/24	\$ 255	\$ 92	\$ 154	\$ 108	\$ 261	\$ 298	\$ 385
TOTAL	\$ 24,008	\$ 8,649	\$ 14,511	\$ 10,119	\$ 24,503	\$ 28,034	\$ 36,186
% COLLECTED	95%	95%	95%	95%	95%	95%	95%
TOTAL OUTSTANDING	\$ 1,196	\$ 431	\$ 723	\$ 504	\$ 1,221	\$ 1,397	\$ 1,803

Non-Ad Valorem Special Assessments - Pasco County Tax Collector
Monthly Collection Distributions
For the Fiscal Year Ending September 30, 2024

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 2024	\$ 21,473	\$ 23,039	\$ 19,944	\$ 18,660	\$ 38,601	\$ 5,781	\$ 6,250	\$ 644,490
Allocation %	0.7%	0.8%	0.7%	0.6%	1.3%	0.2%	0.2%	21.7%
11/03/23	\$ 440	\$ 472	\$ 409	\$ 383	\$ 791	\$ 119	\$ 128	\$ 13,213
11/20/23	\$ 1,035	\$ 1,110	\$ 961	\$ 899	\$ 1,860	\$ 279	\$ 301	\$ 31,058
11/09/23	\$ 1,466	\$ 1,573	\$ 1,362	\$ 1,274	\$ 2,635	\$ 395	\$ 427	\$ 43,997
11/22/23	\$ 1,054	\$ 1,131	\$ 979	\$ 916	\$ 1,895	\$ 284	\$ 307	\$ 31,634
12/02/22	\$ 12,518	\$ 13,431	\$ 11,627	\$ 10,878	\$ 22,502	\$ 3,370	\$ 3,644	\$ 375,706
12/06/23	\$ 2,586	\$ 2,775	\$ 2,402	\$ 2,247	\$ 4,649	\$ 696	\$ 753	\$ 77,615
12/15/23	\$ 172	\$ 185	\$ 160	\$ 150	\$ 310	\$ 46	\$ 50	\$ 5,168
12/27/23	\$ 243	\$ 260	\$ 225	\$ 211	\$ 436	\$ 65	\$ 71	\$ 7,279
01/05/24	\$ 453	\$ 486	\$ 421	\$ 394	\$ 815	\$ 122	\$ 132	\$ 13,606
02/05/24	\$ 270	\$ 289	\$ 250	\$ 234	\$ 485	\$ 73	\$ 78	\$ 8,093
03/05/24	\$ 218	\$ 233	\$ 202	\$ 189	\$ 391	\$ 59	\$ 63	\$ 6,530
TOTAL	\$ 20,454	\$ 21,946	\$ 18,998	\$ 17,774	\$ 36,769	\$ 5,507	\$ 5,954	\$ 613,899
% COLLECTED	95%	95%	95%	95%	95%	95%	95%	95%
TOTAL OUTSTANDING	\$ 1,019	\$ 1,094	\$ 947	\$ 886	\$ 1,832	\$ 274	\$ 297	\$ 30,591

**Cash and Investment Balances
March 31, 2024**

<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*	Bank United	Checking Account	n/a	0.00%	\$564,545
				Subtotal	\$564,545
Money Market	BankUnited	Money Market	n/a	5.25%	\$6,590,053
				Subtotal	\$6,590,053
DEBT SERVICE					
2018 Series - Construction Fund	US Bank	Bond Series 2018	n/a	5.25%	\$2,541,861
2018 Series - Interest Fund	US Bank	Bond Series 2018	n/a	5.25%	\$52
2018 Series - Prepayment Fund	US Bank	Bond Series 2018	n/a	5.25%	\$2,201
2018 Series - Reserve Fund	US Bank	Bond Series 2018	n/a	5.25%	\$151,605
2018 Series - Revenue Fund	US Bank	Bond Series 2018	n/a	5.25%	\$545,800
				Subtotal	\$3,241,519
				Total	\$10,396,117

*Bank Reconciliation pending

Aqua Pool & Spa Renovators
March 31, 2024

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	36,871.34

(*) 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, 2024**

DEED RESTRICTION REINFORCEMENT FUND 002
--

<u>CHECK DATE</u>	<u>AMOUNT</u>	<u>CHECK#</u>	<u>DRVC #</u>	<u>DESCRIPTION</u>
10/30/23	\$ 150.00	MASTERCARD	102523	DR # 14 - Edging and Trimming. DR # 18 - Mailbox mold and dirt.
11/02/23	\$ 150.00	VISA	2023-102	DR # 14 - Edging and Trimming Sidewalk
11/08/23	\$ 100.00	600867527	2023-097	DR # 10 - Water Softner Exposed
12/01/23	\$ 2,500.00	13757	2023-093	DR # 10 - Trash Bins in Sight DR # 14 - Grass needs to be trimmed DR # 18 - Mailbox needs to be cleaned
12/04/23	\$ 1,000.00	2336	2023-100	DR # 16 - Landscaping DR # 20 - Mailbox Issues
12/27/23	\$ 25.00	74961112	2023-109	DR #18 - Mailbox Issues
02/01/24	\$ 200.00	51	2023-135	DR # 14 - Weeds
02/05/24	\$ 25.00	VISA	2023-136	DR # 18 - Dirt and Mold
02/15/24	\$ 25.00		Walter Reed	DR # 14 - Gutter
03/04/24	\$ 250.00	4169	2023-170	DR # 14 - Gutter
Total Settlements	\$ 4,425.00			

Construction Report
Series 2018 Project Fund

Recap of Capital Project Fund Activity through Feb 29, 2024

Source of Funds:	Amount
Deposit to the 2018 Acquisition and Construction Account	\$ 7,297,808
Other Sources:	
Interest Earned - Acquisiton and Construction Fund	\$ 156,396
Debt Service Reserve Fund Transfer	\$ 9,641
Total Source of Funds:	\$ 166,037
Use of Funds:	
Disbursements: To Vendors	\$ 4,921,990
Net Available Amount to Spend in Project Fund Account at February 29, 2024	\$ 2,541,861

MEADOW POINTE II
Community Development District

Approval of Invoices

March 31, 2024

Invoice Summary

<u>Posting Date</u>	<u>Invoice #</u>	<u>Vendor</u>	<u>Description</u>	<u>Amount</u>
09/30/23	4185	Persson & Cohen P.A.	Legal Invoice	\$ 910.00
11/01/23	4316	Persson & Cohen P.A.	Legal Invoice	\$ 117.60
11/01/23	4317	Persson & Cohen P.A.	Legal Invoice	\$ 3,675.00
12/04/23	4450	Persson & Cohen P.A.	Legal Invoice	\$ 235.20
12/04/23	4451	Persson & Cohen P.A.	Legal Invoice	\$ 3,116.40
01/03/24	4562	Persson & Cohen P.A.	Legal Invoice	\$ 352.80
01/03/24	4563	Persson & Cohen P.A.	Legal Invoice	\$ 5,968.20
02/01/24	4682	Persson & Cohen P.A.	Legal Invoice	\$ 147.00
02/01/24	4683	Persson & Cohen P.A.	Legal Invoice	\$ 5,218.50
03/04/24	4801	Persson & Cohen P.A.	Legal Invoice	\$ 147.00
03/04/24	4802	Persson & Cohen P.A.	Legal Invoice	\$ 1,323.00
Total				\$ 21,210.70



PERSSON, COHEN, MOONEY, FERNANDEZ & JACKSON, P.A.
ATTORNEYS AND COUNSELORS AT LAW

INVOICE

Invoice # 4801
Date: 03/04/2024
Due On: 04/04/2024

Meadow Pointe II Community Development District
inframark@avidbill.com
30051 County Line Road
Wesley Chapel, Florida 33543

Statement of Account

Outstanding Balance		New Charges		Payments Received		Total Amount Outstanding
(\$0.00	+	\$147.00)-	(\$0.00)	\$147.00

MEADOWPT.HOA

Covenant matters

Type	Attorney	Date	Notes	Quantity	Rate	Total
Service	DPL	02/29/2024	SERVICE OF ORDER: Respond to client about administrative order for fines.	0.50	\$294.00	\$147.00
					Subtotal	\$147.00
					Total	\$147.00

Please make all amounts payable to: Persson, Cohen, Mooney, Fernandez & Jackson, P.A. and remit to 6853 ENERGY COURT, LAKEWOOD RANCH, FL 34240.

For any inquiries, please contact us at 941-306-4730. Payment is due 30 days from receipt of this invoice. Thank you.



PERSSON, COHEN, MOONEY, FERNANDEZ & JACKSON, P.A.
ATTORNEYS AND COUNSELORS AT LAW

INVOICE

Invoice # 4802
Date: 03/04/2024
Due On: 04/04/2024

Meadow Pointe II Community Development District
inframark@avidbill.com
30051 County Line Road
Wesley Chapel, Florida 33543

Statement of Account

Outstanding Balance	New Charges	Payments Received	Total Amount Outstanding
(\$0.00	+ \$1,323.00)- (\$0.00	\$1,323.00

MEADOWPTE

CDD Matters

Type	Attorney	Date	Notes	Quantity	Rate	Total
Service	AHC	02/05/2024	Review and reply to e-mail from Chairman re: Morningside/Deer Run Interlocal with County and include copy of recorded Agreement.	0.25	\$294.00	\$73.50
Service	RDJ	02/05/2024	Continue drafting request for qualifications for architectural services for lap pool project and notice advertisement regarding same; follow-up with District management.	1.75	\$294.00	\$514.50
Service	AHC	02/06/2024	Exchange e-mails with Chair re: Deer Run/ Morningside Interlocal. Review e-mail exchange concerning lap pool architect RFQ.	0.50	\$294.00	\$147.00
Service	AHC	02/07/2024	Review correspondence to residents re: Deer Run and Morningside roadways. Exchange e-mails with Chair re: resident contact with Pasco County officials.	0.50	\$294.00	\$147.00
Service	AHC	02/08/2024	Review e-mail from District Manager re: correspondence with CDD resident about public input.	0.25	\$294.00	\$73.50
Service	AHC	02/09/2024	Exchange e-mails with Chairman re: issues surrounding resident input with CDD business items.	0.25	\$294.00	\$73.50

Invoice # 4802 - 03/04/2024

Service	RDJ	02/13/2024	Revise request for qualifications for architectural services for lap pool project; follow-up with District management regarding same.	0.25	\$294.00	\$73.50	
Service	RDJ	02/16/2024	Update and finalize request for qualifications packet for architect services for lap pool project.	0.50	\$294.00	\$147.00	
Service	AHC	02/20/2024	Review revised agenda package for 2/21 CDD meeting including historical Minutes.	0.25	\$294.00	\$73.50	
						Subtotal	\$1,323.00
						Total	\$1,323.00

Please make all amounts payable to: Persson, Cohen, Mooney, Fernandez & Jackson, P.A. and remit to 6853 ENERGY COURT, LAKEWOOD RANCH, FL 34240.

For any inquiries, please contact us at 941-306-4730. Payment is due 30 days from receipt of this invoice. Thank you.