

*North Boulevard
Community Development District*

Agenda

August 4, 2021

AGENDA

North Boulevard

Community Development District

219 East Livingston Street, Orlando, Florida 32801
Phone: 407-841-5524 – Fax: 407-839-1526

July 27, 2021

**Board of Supervisors
North Boulevard
Community Development District**

Dear Board Members:

The regular meeting of the Board of Supervisors of **North Boulevard Community Development District** will be held **Wednesday, August 4, 2021 at 11:30 AM** at the **Holiday Inn – Winter Haven, 200 Cypress Gardens Blvd., Winter Haven, FL 33880.**

Those members of the public wishing to attend the meeting can do so using the information below:

Zoom Video Link: <https://us06web.zoom.us/j/93981231590>

Zoom Call-In Information: 1-646-876-9923
Meeting ID: 939 8123 1590

Following is the advance agenda for the meeting:

Board of Supervisors Meeting

1. Roll Call
2. Public Comment Period (Public comments can be submitted via email to the District Manager at jburns@gmscfl.com prior to the beginning of the meeting)
3. Ratification of Joint Letter from Hopping, Green & Sams and KE Law Group Regarding District Counsel Representation
4. Consideration of Fee Agreement with KE Law Group
5. Organizational Matters
 - A. Acceptance of Resignations from Scott Shapiro, Rennie Heath, and Patrick Marone

- B. Appointment of Individuals to Fulfill Board Vacancies with Terms Ending November 2021 and November 2023
 - C. Administration of Oaths to Newly Appointed Supervisors
 - D. Consideration of Resolution 2021-06 Electing Officers
- 6. Approval of Minutes of the May 5, 2021 Board of Supervisors Meeting
- 7. Public Hearings
 - A. Public Hearing on the Adoption of the Fiscal Year 2022 Budget
 - i. Consideration of Resolution 2021-07 Adoption of the District's Fiscal Year 2022 Budget and Appropriating Funds
 - B. Public Hearing on the Imposition of Operations and Maintenance Special Assessments
 - i. Consideration of Resolution 2021-08 Imposing Special Assessments and Certifying an Assessment Roll
- 8. Consideration of Resolution 2021-09 Designation of Regular Monthly Meeting Date, Time, and Location for Fiscal Year 2022
- 9. Consideration of Resolution 2021-10 Re-Designating the Registered Agent for the District
- 10. Consideration of Resolution 2021-11 Designating a Date, Time, and Location for a Landowners Meeting and Election
- 11. Acceptance of Fiscal Year 2020 Audit Report
- 12. Staff Reports
 - A. Attorney
 - B. Engineer
 - C. Field Manager's Report
 - i. Consideration of Proposal for Annual Re-Mulching (*to be provided under separate cover*)
 - ii. Consideration of Proposal for Adding an Access Gate to Perimeter Fence (*to be provided under separate cover*)
 - D. District Manager's Report
 - i. Approval of Check Register

ii. Balance Sheet & Income Statement

iii. Ratification of Series 2019 Requisitions #100 to #103

13. Other Business

14. Supervisors Requests and Audience Comments

15. Adjournment

SECTION III

Hopping Green & Sams

Attorneys and Counselors

July 22, 2021

VIA ELECTRONIC MAIL

North Boulevard CDD
c/o Jill Burns
Governmental Management Services-Central Florida
219 East Livingston Street
Orlando, Florida 32801
Jburns@gmscfl.com

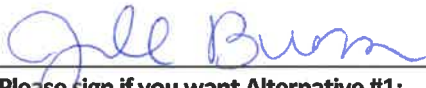
RE: JOINT LETTER BY HOPPING GREEN & SAMS AND KE LAW GROUP, PLLC, ANNOUNCING THE DEPARTURE OF ROY VAN WYK, JERE EARLYWINE, SARAH WARREN, AND JENNIFER KILINSKI TO KE LAW GROUP, PLLC

Dear Jill,

As of July 19, 2021, Roy Van Wyk, Jere Earlywine, Sarah Warren, Lauren Gentry, and Jennifer Kilinski ("Attorneys") will be withdrawing as Attorneys from Hopping Green & Sams, P.A. ("HGS") and will be working for KE Law Group, PLLC ("KE Law"). Attorneys have provided services in connection with this Firm's representation of the Client on the above referenced matter(s) (the "Client Matters"). While Attorneys through their new firm, KE Law, and HGS, are each prepared to continue as the Clients' legal counsel with respect to the Client Matters, it is the Client's choice as to who should serve as its legal counsel, and whether the Client Matters and files should be transferred to KE Law, or remain with HGS.

Please select one of the following alternatives:

1. ALTERNATIVE #1. The Client asks that the Client Matters be transferred to Attorneys and their new firm, KE Law. Please transfer to Attorneys and their new firm all original files and electronic files relating to the Client Matters. The Client understands that HGS will have the right to keep a copy of those files. HGS's legal representation of the Client will cease on the date of HGS's receipt of their written notice. After that date, Attorneys and their new firm, KE Law, will be responsible for legal representation of the Client in the Client Matters. To the extent that HGS is holding any trust funds or other property of the Client, HGS is further instructed to transfer such funds or property KE Law.

 7-22-21
(Please sign if you want Alternative #1; [DATE]
otherwise, do not sign on this line.)

2. ALTERNATIVE #2. The Client does not want any files or pending matters transferred to Attorneys or their new firm. HGS should continue to serve as the Clients' legal counsel for all pending matters until the attorney-client relationship is changed sometime after the date of this document. All Client Matters and files should remain in the custody of HGS until further notice.

(Please sign if you want Alternative #2; [DATE]
otherwise, do not sign this line.)

3. If you do not want either Alternative #1 or Alternative #2, please advise us what we should do

regarding your matters and files.

(Please sign here if you have [DATE]
Given instructions under Alternative
#3; otherwise do not sign on this line.)

After you have completed and signed this form, please send a copy via electronic mail to JasonM@hgslaw.com, AmyC@hgslaw.com and MarkS@hgslaw.com, with a copy to roy@kelawgroup.com, jere@kelawgroup.com, sarah@kelawgroup.com, lauren@kelawgroup.com, jennifer@kelawgroup.com.

Thank you for your consideration and assistance.

HOPPING GREEN & SAMS, P.A.



By: Jonathan Johnson

Its: President

Date: July 22, 2021

KE LAW GROUP, PLLC



By: Jere Earlywine

Its: Authorized Member

Date: July 22, 2021

SECTION IV



P.O. Box 6386, Tallahassee, Florida 32314

**KE LAW GROUP, PLLC
FEE AGREEMENT
NORTH BOULEVARD CDD**

I. PARTIES

THIS AGREEMENT is made and entered into by and between the following parties:

A. North Boulevard Community Development District (“Client”)

Jill Burns, District Manager
219 East Livingston Street
Orlando, Florida 32801
and

B. KE LAW GROUP PLLC, (“KE Law”)

P.O. Box 6386
Tallahassee, FL 32314

II. SCOPE OF SERVICES

In consideration of the mutual undertakings and agreements contained herein, the parties agree as follows:

A. The Client agrees to employ and retain KE Law as its attorney and legal representative for counseling and representation for the purpose of providing advice and counsel regarding the North Boulevard Community Development District.

B. KE Law accepts such employment and agrees to serve as attorney for and provide legal representation to the Client in connection with those matters referenced above.

III. CLIENT FILES

The files and work product material (“client file”) of the Client generated or received by KE Law will be maintained by KE Law in its regular offices. At the conclusion of the representation, the client file will be stored by KE Law for a minimum of five (5) years. After the five (5) year storage period, the Client hereby acknowledges and consents that KE Law may confidentially destroy or shred the client file, unless KE Law is provided a written request from the Client requesting return of the client file, to which KE Law will return the client file at the Client’s expense.

IV. FEES

A. The Client agrees to compensate KE Law for services rendered in connection with any matters covered by this Agreement according to the agreed upon hourly billing rates for individual KE Law lawyers, plus actual expenses incurred by KE Law in accordance with the attached standard Expense Reimbursement Policy (Attachment A, incorporated herein by reference). The hourly rates of the attorneys who are initially expected to handle the bulk of Client's work are Roy Van Wyk at \$365/hour, Sarah Warren at \$350/hour. Associate attorneys will be billed between \$265/hour to \$285/hour. To the extent other KE Law attorneys or law clerks provide work on this matter, those rates will be provided to Client. Paralegals are billed at \$170/hour and the range of hourly rates for KE Law attorneys is \$265-\$450/hour.

1. Bond Validation - Billed at Hourly Rates
2. First Bond Issuance - \$45,000 Including Expenses
3. Each Subsequent Bond Issuance – To be Negotiated

B. To the extent practicable and consistent with the requirements of sound legal representation, KE Law will attempt to reduce Client's bills by assigning each task to the person best able to perform it at the lowest rate so long as he or she has the requisite knowledge and experience. KE Law's hourly billing rates are reevaluated annually prior to the beginning of the calendar year and are subject to change each year at that time. Client agrees to KE Law's annual rate increases to the extent hourly rates are not increased beyond \$15/hour for attorneys working on this matter.

C. In addition to billing for hourly rates, KE Law will include costs and expenses (including interest charges on past due statements) on its billing statements for Client reimbursement in accordance with the attached standard Expense Reimbursement Policy (Attachment A).

V. FLORIDA EXECUTIVE AND LEGISLATIVE BRANCH LOBBYING LAWS

Florida law requires any individual participating in executive or legislative branch lobbying to register as an executive or legislative branch lobbyist and report any fees associated with such representation. To the extent that KE Law represents Client on matters before executive branch agencies, or before applicable legislative entities, Client agrees to sign client consent forms required by Florida lobbying law and agrees to registration of KE Law attorneys as lobbyists and the reporting of fees associated with such representation.

VI. BILLING AND PAYMENT

The Client agrees to pay KE Law monthly billings for fees and expenses incurred within thirty (30) days following receipt of a statement from KE Law. KE Law shall not be obligated to perform further legal services under this Fee Agreement if any such billing statement remains unpaid longer than thirty (30) days after submittal to and receipt by Client. Non-payment of fees shall be a basis for KE Law to immediately withdraw from the representation without regard to remaining actions necessitating attention by KE Law as part of the representation.

VII. DEFAULT

In the event of a dispute arising under this Agreement, whether or not a lawsuit or other proceeding is filed, the prevailing party shall be entitled to recover its reasonable attorneys' fees and costs, including attorneys' fees and costs incurred in litigating entitlement to attorneys' fees and costs, as well as in determining or quantifying the amount of recoverable attorneys' fees and costs. The reasonable costs to which the prevailing party is entitled shall include costs that are taxable under any applicable statute, rule, or guideline, as well as non-taxable costs, including, but not limited to, costs of investigation, telephone charges, mailing and delivery charges, information technology support charges, consultant and expert witness fees, travel expenses, court reporter fees, and mediator fees, regardless of whether such costs are otherwise taxable. Venue of any such action shall be exclusive in the state courts of the Second Judicial Circuit in and for Leon County, Florida.

VIII. CONFLICTS

It is important to disclose that KE Law represents a number of special districts, builders, developers, and other entities throughout Florida relating to community development districts and other special districts. By accepting this Agreement Client agrees that (1) Client was provided with an explanation of the implications of the common representation(s) and the advantages and risks involved; (2) KE Law will be able to provide competent and diligent representation of Client, regardless of KE Law's other representations, and (3) there is not a substantial risk that KE Law's representation of Client would be materially limited by KE Law's responsibilities to another client, a former client or a third person or by a personal interest. Acceptance of this fee proposal will constitute your waiver of any "conflict" with KE Law's representation of various special districts, builders, developers, and other entities relating to community development districts and other special districts in Florida.

VIII. TERMINATION

Either party may terminate this Fee Agreement upon providing prior written notice to the other party at its regular place of business. All fees due and payable in accordance with this Agreement shall accrue and become payable pursuant to the terms of this Agreement through the date of termination.

IX. EXECUTION OF AGREEMENT

This Agreement shall be deemed fully executed upon its signing by KE Law and the Client. The contract formed between KE Law and the Client shall be the operational contract between the parties.

X. ENTIRE CONTRACT

This Agreement constitutes the entire agreement between the parties.

Accepted and Agreed to:

North Boulevard
Community Development District

KE Law Group, PLLC

By:

By:

Date: _____

Date: _____

ATTACHMENT A

KE LAW GROUP PLLC EXPENSE REIMBURSEMENT POLICY

The following is KE Law Groups' standard expense reimbursement policy.

This policy applies unless a different arrangement has been negotiated based on the unique circumstances of a particular client or matter. All expenses are billed monthly. Billings ordinarily reflect expenses for the most recent month, except where there are delays in receiving bills from third party vendors.

Interest

. For all statements outstanding ninety (90) days past the invoice date, simple interest at a rate of one percent (1%) per month (twelve percent per annum) will be assessed on the outstanding fees and expenses.

Printing and Mailing

. In-house photocopying and printing is charged at \$0.25 per page (black & white) and \$.50 per page (color). Outside copying is billed as a pass-through of the outside vendor's charges.

. Outgoing facsimile transmissions are charged at \$1.00 per page. There is no charge for incoming faxes.

Postage and Delivery.

. Postage is billed at actual cost.

. Overnight delivery is billed at actual cost.

. Local messenger service is billed at the IRS approved reimbursement rate.

Computerized Legal Research

. Charges for computerized legal research are billed at an amount approximating actual cost.

Travel

. Travel (including air fare, rental cars, taxicabs, hotel, meals, tips, etc.) is billed at actual cost. Where air travel is required, coach class is used wherever feasible. Out-of-town mileage is billed at the IRS approved reimbursement rate.

Consultants

. Unless prior arrangements are made, consultants are ordinarily employed directly by the client. Where consultants are employed by the firm, their charges are passed-through with no mark-up. The client is responsible for notifying the firm of any billing arrangements or procedures which the client requires of the consultant.

Other Expenses.

. Other outside expenses, such as court reporters, agency copies, etc. are billed at actual cost.

Word Processing and Secretarial Overtime

. No charge is made for word processing.

No charge is made for secretarial overtime except in major litigation matters where unusual overtime demands are imposed.

SECTION V

SECTION A

Good afternoon.

I would like to tender my resignation from the board of supervisors for the North Boulevard Community Development District effective immediately.

Regards.

Scott Shapiro

SECTION D

RESOLUTION 2021-06

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE NORTH BOULEVARD COMMUNITY DEVELOPMENT DISTRICT ELECTING THE OFFICERS OF THE DISTRICT AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the North Boulevard Community Development District (“**District**”) is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*, being situated entirely within Polk County, Florida; and

WHEREAS, pursuant to Chapter 190, *Florida Statutes*, the Board of Supervisors (“**Board**”), shall organize by electing one of its members as Chairperson and by electing a Secretary, and such other officers as the Board may deem necessary.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE NORTH BOULEVARD COMMUNITY DEVELOPMENT DISTRICT:

1. DISTRICT OFFICERS. The District officers are as follows:

_____	is appointed Chairperson.
_____	is appointed Vice-Chairperson.
_____	is appointed Secretary.
_____	is appointed Assistant Secretary.
_____	is appointed Assistant Secretary.
_____	is appointed Assistant Secretary.
_____	is appointed Assistant Secretary.

2. CONFLICTS. All Resolutions or parts of Resolutions in conflict herewith are hereby repealed to the extent of such conflict.

3. EFFECTIVE DATE. This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED this 4th day of August 2021

ATTEST:

**NORTH BOULEVARD COMMUNITY
DEVELOPMENT DISTRICT**

Secretary/Assistant Secretary

Chairperson, Board of Supervisors

MINUTES

**MINUTES OF MEETING
NORTH BOULEVARD
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the North Boulevard Community Development District was held Wednesday, **May 5, 2021** at 11:30 a.m. at the Holiday Inn – Winter Haven, 200 Cypress Gardens Blvd., Winter Haven, Florida.

Present and constituting a quorum:

Scott Shapiro *by Zoom*
Patrick Marone
Matthew Cassidy
Andrew Rhinehart

Vice Chairman
Assistant Secretary
Assistant Secretary
Assistant Secretary

Also present were:

Jill Burns
Roy Van Wyk *by Zoom*
Clayton Smith
Marshall

District Manager, GMS
Hopping Green & Sams
GMS
GMS

FIRST ORDER OF BUSINESS

Roll Call

Ms. Burns called the meeting to order and called the roll. There were three Board members present at the meeting constituting a quorum.

SECOND ORDER OF BUSINESS

Public Comment Period

Ms. Burns stated that there were a couple of members of the public present via phone, and asked them if they had any comments. Hearing none, the next item followed.

THIRD ORDER OF BUSINESS

**Approval of Minutes of the March 17,
2021 Board of Supervisors Meeting**

Ms. Burns presented the minutes from the March 17, 2021 meeting and asked for a motion to approve. The Board had no changes.

On MOTION by Mr. Marone, seconded by Mr. Rhinehart, with all in favor, the Minutes from the March 17, 2021 Board of Supervisors Meetings, were approved.

FOURTH ORDER OF BUSINESS

**Consideration of Resolution 2021-05
Approving the Proposed Fiscal Year 2022
Budget (Suggested Date: August 4, 2021),
Declaring Special Assessments, and
Setting the Public Hearings on the Fiscal
Year 2022 Budget and the Imposition of
Operations & Maintenance Assessments**

Ms. Burns presented the Fiscal Year 2022 budget and reviewed it for the Board. The Board had no changes to the budget. The Board discussed adding increases to areas for landscaping improvements. The assessment increase is an estimated \$140 per lot.

Ms. Burns suggested that the public hearing be held on August 4, 2021.

On MOTION by Mr. Marone, seconded by Mr. Rhinehart, with all in favor, Resolution 2021-05 Approving the Proposed Fiscal Year 2022 Budget, Declaring Special Assessments, and Setting the Public Hearings on August 4, 2021 for the Fiscal Year 2022 Budget and Imposition of Operations & Maintenance Assessments, were approved.

FIFTH ORDER OF BUSINESS

Staff Reports

A. Attorney

Mr. Van Wyk noted that he did not have anything else to report.

B. Engineer

There being none, the next item followed.

C. Field Manager's Report

Mr. Smith reviewed the field manager's report for the Board.

D. District Manager's Report

i. Approval of Check Register

Ms. Burns presented the check register.

On MOTION by Mr. Rhinehart, seconded by Mr. Cassidy, with all in favor, the Check Register, was approved.

ii. Balance Sheet and Income Statement

Ms. Burns noted that the financials were included in the agenda package, and that there was no action necessary by the Board. She asked if the Board had any questions, and hearing none, the next item followed.

iii. Presentation of Number of Voters – 382 (ADDED)

Ms. Burns noted that there were 382 registered voters in North Boulevard. The District was established April 6, 2017 therefore the District will not hit the threshold for turnover until after April 6, 2023.

SIXTH ORDER OF BUSINESS

Other Business

There being none, the next item followed.

SEVENTH ORDER OF BUSINESS

**Supervisors Requests and
Audience comments**

There being none, the next item followed.

EIGHTH ORDER OF BUSINESS

Adjournment

Ms. Burns adjourned the meeting.

On MOTION by Mr. Rhinehart, seconded by Mr. Cassidy, with all in favor, the meeting was adjourned.

Secretary/Assistant Secretary

Chairman/Vice Chairman

SECTION VII

SECTION A

SECTION 1

RESOLUTION 2021-07

THE ANNUAL APPROPRIATION RESOLUTION OF THE NORTH BOULEVARD COMMUNITY DEVELOPMENT DISTRICT (“DISTRICT”) RELATING TO THE ANNUAL APPROPRIATIONS AND ADOPTING THE BUDGETS FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2021 AND ENDING SEPTEMBER 30, 2022; AUTHORIZING BUDGET AMENDMENTS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the District Manager has, prior to the fifteenth (15th) day in June, 2021, submitted to the Board of Supervisors (“**Board**”) of the North Boulevard Community Development District (“**District**”) proposed budgets (“**Proposed Budget**”) for the fiscal year beginning October 1, 2021 and ending September 30, 2022 (“**Fiscal Year 2021/2022**”) along with an explanatory and complete financial plan for each fund of the District, pursuant to the provisions of Section 190.008(2)(a), *Florida Statutes*; and

WHEREAS, at least sixty (60) days prior to the adoption of the Proposed Budget, the District filed a copy of the Proposed Budget with the local governing authorities having jurisdiction over the area included in the District pursuant to the provisions of Section 190.008(2)(b), *Florida Statutes*; and

WHEREAS, the Board set a public hearing thereon and caused notice of such public hearing to be given by publication pursuant to Section 190.008(2)(a), *Florida Statutes*; and

WHEREAS, the District Manager posted the Proposed Budget on the District’s website at least two days before the public hearing; and

WHEREAS, Section 190.008(2)(a), *Florida Statutes*, requires that, prior to October 1st of each year, the Board, by passage of the Annual Appropriation Resolution, shall adopt a budget for the ensuing fiscal year and appropriate such sums of money as the Board deems necessary to defray all expenditures of the District during the ensuing fiscal year; and

WHEREAS, the District Manager has prepared a Proposed Budget, whereby the budget shall project the cash receipts and disbursements anticipated during a given time period, including reserves for contingencies for emergency or other unanticipated expenditures during the fiscal year.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE NORTH BOULEVARD COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. BUDGET

- a. The Board has reviewed the Proposed Budget, a copy of which is on file with the office of the District Manager and at the District’s Local Records Office, and hereby approves certain amendments thereto, as shown in Section 2 below.

- b. The Proposed Budget, attached hereto as **Exhibit “A,”** as amended by the Board, is hereby adopted in accordance with the provisions of Section 190.008(2)(a), *Florida Statutes* (“**Adopted Budget**”), and incorporated herein by reference; provided, however, that the comparative figures contained in the Adopted Budget may be subsequently revised as deemed necessary by the District Manager to reflect actual revenues and expenditures.
- c. The Adopted Budget, as amended, shall be maintained in the office of the District Manager and at the District’s Local Records Office and identified as “The Budget for the North Boulevard Community Development District for the Fiscal Year Ending September 30, 2022.”
- d. The Adopted Budget shall be posted by the District Manager on the District’s official website within thirty (30) days after adoption, and shall remain on the website for at least 2 years.

SECTION 2. APPROPRIATIONS

There is hereby appropriated out of the revenues of the District, for Fiscal Year 2021/2022, the sum of \$1,071,948 to be raised by the levy of assessments and/or otherwise, which sum is deemed by the Board to be necessary to defray all expenditures of the District during said budget year, to be divided and appropriated in the following fashion:

TOTAL GENERAL FUND	<u>\$332,645</u>
SERIES 2017 DEBT SERVICE FUND	<u>\$366,062</u>
SERIES 2019 DEBT SERVICE FUND	<u>\$373,241</u>
TOTAL ALL FUNDS	<u>\$1,071,948</u>

SECTION 3. BUDGET AMENDMENTS

Pursuant to Section 189.016, *Florida Statutes*, the District at any time within Fiscal Year 2021/2022 or within 60 days following the end of the Fiscal Year 2021/2022 may amend its Adopted Budget for that fiscal year as follows:

- a. A line-item appropriation for expenditures within a fund may be decreased or increased by motion of the Board recorded in the minutes, and approving the expenditure, if the total appropriations of the fund do not increase.
- b. The District Manager or Treasurer may approve an expenditure that would increase or decrease a line-item appropriation for expenditures within a fund if the total appropriations of the fund do not increase and if either (i) the aggregate change in the original appropriation item does not exceed the greater of \$15,000 or 15% of

the original appropriation, or (ii) such expenditure is authorized by separate disbursement or spending resolution.

- c. Any other budget amendments shall be adopted by resolution and consistent with Florida law.

The District Manager or Treasurer must ensure that any amendments to the budget under paragraph c. above are posted on the District’s website within 5 days after adoption and remain on the website for at least 2 years.

SECTION 4. EFFECTIVE DATE. This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED THIS 4TH DAY OF AUGUST, 2021.

ATTEST:

**NORTH BOULEVARD COMMUNITY
DEVELOPMENT DISTRICT**

Secretary/Assistant Secretary

By:_____
Its:_____



North Boulevard

Community Development District

Proposed Budget
FY 2022



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North Boulevard

Community Development District

Proposed Budget General Fund

Description	Adopted Budget FY2021	Actuals Thru 6/30/21	Projected Next 3 Months	Projected Thru 9/30/21	Proposed Budget FY2022
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Revenues

Assessments - On Roll	\$282,310	\$274,490	\$7,820	\$282,310	\$ 332,645
Interest	\$1,000	\$0	\$0	\$0	\$0
Other Income	\$0	\$90	\$0	\$90	\$0
Total Revenues	\$ 283,310	\$ 274,580	\$ 7,820	\$ 282,400	\$ 332,645

Expenditures

Administrative

Supervisor Fees	\$ 12,000	\$ 3,600	\$3,000	\$6,600	\$12,000
Engineering Fees	\$ 15,000	\$ 403	\$750	\$1,153	\$10,000
Dissemination Agent	\$ 6,500	\$ 6,500	\$0	\$6,500	\$6,500
Attorney Fees	\$ 15,000	\$ 6,595	\$4,641	\$11,236	\$15,000
Assessment Administration	\$ 12,500	\$ 12,500	\$0	\$12,500	\$5,000
Reamortization Schedules	\$ 500	\$ 250	\$0	\$250	\$0
Annual Audit	\$ 6,000	\$ 4,026	\$474	\$4,500	\$4,600
Trustee Fees	\$ 6,000	\$ 5,374	\$0	\$5,374	\$6,000
Management Fees	\$ 25,000	\$ 24,583	\$8,750	\$33,333	\$36,050
Information Technology	\$ 2,700	\$ 1,725	\$975	\$2,700	\$2,700
Website Maintenance	\$ -	\$ -	\$0	\$0	\$1,200
Postage & Delivery	\$ 300	\$ 485	\$585	\$1,070	\$1,100
Telephone	\$ 200	\$ -	\$50	\$50	\$50
Printing & Binding	\$ 1,400	\$ 15	\$138	\$153	\$400
Travel Per Diem	\$ 500	\$ -	\$0	\$0	\$0
Insurance	\$ 6,176	\$ 5,920	\$0	\$5,920	\$6,512
Legal Advertising	\$ 5,000	\$ 3,093	\$1,907	\$5,000	\$5,000
Property Taxes	\$ 200	\$ -	\$200	\$200	\$200
Contingency	\$ 8,675	\$ 858	\$1,500	\$2,358	\$3,000
Office Supplies	\$ -	\$ 18	\$25	\$43	\$100
Dues, Licenses & Fees	\$ 175	\$ 175	\$0	\$175	\$175
Total Administrative	\$123,826	\$76,120	\$22,995	\$99,115	\$115,587

North Boulevard

Community Development District

Proposed Budget General Fund

Description	Adopted Budget FY2021	Actuals Thru 6/30/21	Projected Next 3 Months	Projected Thru 9/30/21	Proposed Budget FY2022
Operation and Maintenance					
<u>Field Expenses</u>					
Field Management	\$ 5,000	\$4,375	\$1,875	\$6,250	\$ 7,500
Electric	\$ -	\$1,899	\$1,596	\$3,495	\$ 6,385
Streetlights	\$ 19,430	\$12,524	\$9,780	\$22,304	\$ 26,305
Property Insurance	\$ 5,894	\$3,708	\$0	\$3,708	\$ 4,079
Landscape Maintenance	\$ 55,500	\$37,948	\$13,866	\$51,814	\$ 55,500
Landscape Replacement & Enhancement	\$ 4,000	\$0	\$2,000	\$2,000	\$ 20,000
Irrigation Repairs	\$ 2,000	\$3,916	\$200	\$4,116	\$ 3,000
General Field Repairs & Maintenance	\$ -	\$0	\$0	\$0	\$ 15,000
Storm Cleanup & Repairs	\$ 15,000	\$0	\$1,500	\$1,500	\$ -
Contingency	\$ 3,981	\$3,600	\$1,400	\$5,000	\$ 5,000
Subtotal	\$110,805	\$67,970	\$32,217	\$100,188	\$142,769
<u>Amenity Expenses</u>					
Inter-Governmental Expense	\$ 42,384	\$50,263	\$0	\$50,263	\$ 57,994
Playground Lease	\$ 6,295	\$4,831	\$1,574	\$6,405	\$ 6,295
Subtotal	\$ 48,679	\$55,094	\$1,574	\$ 56,668	\$ 64,289
Subtotal Field Expenses	\$ 159,484	\$ 123,065	\$ 33,791	\$ 156,856	\$ 207,058
Total Expenditures	\$ 283,310	\$ 199,184	\$ 56,786	\$ 255,971	\$ 322,645
<u>Other Financing Sources/Uses:</u>					
Capital Reserve	\$ -	\$ -	\$ -	\$ -	\$ 10,000
Total Other Financing Sources/Uses	\$ -	\$ -	\$ -	\$ -	\$ 10,000
Excess Revenues/(Expenditures)	\$ 0	\$ 75,395	\$ (48,966)	\$ 26,430	\$ 20,000

Net Assessments	\$ 332,645
Add: Discounts & Collections 7%	\$25,038
Gross Assessments	<u>\$357,683</u>

Product	ERU's	Assessable Units	ERU/Unit	Net Assessment	Net Per Unit	Gross Per Unit
Platted	389.00	389.00	1.00	\$332,644.96	\$855.13	\$919.49

North Boulevard Community Development District General Fund Budget

REVENUES:

Assessments

The District will levy a non-ad valorem assessment on all assessable property within the District to fund all general operating and maintenance expenditures during the fiscal year.

EXPENDITURES:

Administrative:

Supervisor Fees

Chapter 190, Florida Statutes, allows for each Board member to receive \$200 per meeting, not to exceed \$4,800 per year paid to each Supervisor for the time devoted to District business and meetings. Amount is based on 5 Supervisors attending 5 meetings during the fiscal year.

Engineering Fees

The District's engineer will be providing general engineering services to the District, e.g. attendance and preparation for monthly board meetings, review invoices, etc.

Dissemination Agent

The District is required by the Security and Exchange Commission to comply with Rule 15c2-12(b)(5) which relates to additional reporting requirements for unrated bond issues

Attorney Fees

The District's legal counsel will be providing general legal services to the District, e.g. attendance and preparation for monthly meetings, preparation and review of agreements, resolutions, etc.

Assessment Administration

The District will contract to levy and administer the collection of non-ad valorem assessment on all assessable property within the District.

Annual Audit

The District is required by Florida Statutes to arrange for an independent audit of its financial records on an annual basis.

Trustee Fees

The District will pay annual trustee fees for the proposed bonds.

Management Fees

The District receives Management, Accounting and Administrative services as part of a Management Agreement with Governmental Management Services.

North Boulevard Community Development District General Fund Budget

Information Technology

Represents costs related to the District's accounting and information systems, District's website creation and maintenance, electronic compliance with Florida Statutes and other electronic data requirements.

Website Maintenance

Represents the costs associated with monitoring and maintaining the District's website created in accordance with Chapter 189, Florida Statutes. These services include site performance assessments, security and firewall maintenance, updates, document uploads, hosting and domain renewals, website backups, etc.

Postage & Delivery

Mailing of agenda packages, overnight deliveries, correspondence, etc.

Telephone

Telephone and fax machine.

Printing & Binding

Printing and Binding agenda packages for board meetings, printing of computerized checks, stationary, envelopes etc.

Insurance

The District's general liability, public officials liability and property insurance coverages.

Legal Advertising

The District is required to advertise various notices for monthly Board meetings, public hearings, etc in a newspaper of general circulation.

Property Taxes

Represents costs related to the county property tax.

Contingency

Bank charges and any other miscellaneous expenses incurred during the year.

Office supplies

Costs for general office supplies needed for the district.

Dues, Licenses & Subscriptions

The District is required to pay an annual fee to the Florida Department of Economic Opportunity for \$175. This is the only expense under this category for the District.

North Boulevard Community Development District General Fund Budget

Operation and Maintenance

Field Expenditures:

Field Management

Represents the estimated costs of contracting services that provide onsite field management of contracts for the District such as landscape and lake maintenance. Services can include onsite inspections, meetings with contractors, monitoring of utility accounts, attend Board meetings and receive and respond to property owner phone calls and emails.

Electric

Represents current and estimated electric charges of common areas throughout the District.

Street Lights

Encompasses the budgeted amount for the District's decorative light poles and fixtures in various locations.

Property Insurance

The District's property insurance coverages.

Landscape Maintenance

Represents the estimated maintenance of the landscaping within the common areas of the District after the installation of landscape material has been completed.

Landscape Replacement & Enhancement

Represents the estimated cost of replacing landscaping within the common areas of the District. This includes annual mulching and yearly general plant and sod replacements.

Irrigation Repairs

Represents the cost of maintaining and repairing the irrigation system. This includes the sprinklers, and irrigation wells.

General Field Repairs & Maintenance

The estimated costs that the District will incur for repairs and maintenance. This includes sidewalks, roads, fences, lighting features, and monuments.

Contingency

Represents funds allocated to expenses that the District could incur throughout the fiscal year that do not fit into any field category.

North Boulevard Community Development District General Fund Budget

Amenity Expenses

Inter-Governmental Expense – Holly Hill Road East CDD

The District will enter into an Interlocal Agreement with Holly Hill Road East Community Development District (CDD) for the use of their amenity facilities. This cost is based on the overall amenity budget of Holly Hill Road East CDD.

Playground Lease

The District has entered into a leasing agreement for playgrounds installed in the community.

Other Financing Sources/Uses

Capital Reserve

Represents projected excess funds transfer out to the Capital Projects Fund

North Boulevard
Community Development District
Proposed Budget
Debt Service Fund Series 2017

Description	Adopted Budget FY2021	Actuals Thru 6/30/21	Projected Next 3 Months	Projected Thru 9/30/21	Proposed Budget FY2022
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Revenues

Assessments - Tax Roll	\$ 334,144	\$ 251,008	\$ 7,203	\$ 258,211	\$ 248,150
Interest	\$ -	\$ 8	\$ 6	\$ 14	\$ -
Carry Forward Surplus ⁽¹⁾	\$ -	\$ 106,600	\$ -	\$ 106,600	\$ 117,912
Total Revenues	\$ 334,144	\$ 357,616	\$ 7,209	\$ 364,824	\$ 366,062

Expenditures

Interest - 11/1	\$ 88,456	\$ 88,456	\$ -	\$ 88,456	\$ 87,231
Principal - 5/1	\$ 70,000	\$ 70,000	\$ -	\$ 70,000	\$ 75,000
Interest - 5/1	\$ 88,456	\$ 88,456	\$ -	\$ 88,456	\$ 87,231
Total Expenditures	\$ 246,913	\$ 246,913	\$ -	\$ 246,913	\$ 249,463
Excess Revenues/(Expenditures)	\$ 87,231	\$ 110,703	\$ 7,209	\$ 117,912	\$ 116,599

Interest - 11/1/2022 \$ 85,918.75
Total \$ 85,918.75

⁽¹⁾ Carryforward Surplus is net of Debt Service Reserve Funds

North Boulevard
Community Development District
Series 2017 Special Assessment Bonds
Amortization Schedule

Date	Balance	Principal	Interest	Total
11/01/21	\$ 3,700,000.00	\$ -	\$ 87,231.25	\$ 245,687.50
05/01/22	\$ 3,700,000.00	\$ 75,000.00	\$ 87,231.25	
11/01/22	\$ 3,625,000.00	\$ -	\$ 85,918.75	\$ 248,150.00
05/01/23	\$ 3,625,000.00	\$ 75,000.00	\$ 85,918.75	
11/01/23	\$ 3,550,000.00	\$ -	\$ 84,606.25	\$ 245,525.00
05/01/24	\$ 3,550,000.00	\$ 80,000.00	\$ 84,606.25	
11/01/24	\$ 3,470,000.00	\$ -	\$ 82,966.25	\$ 247,572.50
05/01/25	\$ 3,470,000.00	\$ 80,000.00	\$ 82,966.25	
11/01/25	\$ 3,390,000.00	\$ -	\$ 81,326.25	\$ 244,292.50
05/01/26	\$ 3,390,000.00	\$ 85,000.00	\$ 81,326.25	
11/01/26	\$ 3,305,000.00	\$ -	\$ 79,583.75	\$ 245,910.00
05/01/27	\$ 3,305,000.00	\$ 90,000.00	\$ 79,583.75	
11/01/27	\$ 3,215,000.00	\$ -	\$ 77,738.75	\$ 247,322.50
05/01/28	\$ 3,215,000.00	\$ 90,000.00	\$ 77,738.75	
11/01/28	\$ 3,125,000.00	\$ -	\$ 75,893.75	\$ 243,632.50
05/01/29	\$ 3,125,000.00	\$ 95,000.00	\$ 75,893.75	
11/01/29	\$ 3,030,000.00	\$ -	\$ 73,696.88	\$ 244,590.63
05/01/30	\$ 3,030,000.00	\$ 100,000.00	\$ 73,696.88	
11/01/30	\$ 2,930,000.00	\$ -	\$ 71,384.38	\$ 245,081.25
05/01/31	\$ 2,930,000.00	\$ 105,000.00	\$ 71,384.38	
11/01/31	\$ 2,825,000.00	\$ -	\$ 68,956.25	\$ 245,340.63
05/01/32	\$ 2,825,000.00	\$ 110,000.00	\$ 68,956.25	
11/01/32	\$ 2,715,000.00	\$ -	\$ 66,412.50	\$ 245,368.75
05/01/33	\$ 2,715,000.00	\$ 115,000.00	\$ 66,412.50	
11/01/33	\$ 2,600,000.00	\$ -	\$ 63,753.13	\$ 245,165.63
05/01/34	\$ 2,600,000.00	\$ 120,000.00	\$ 63,753.13	
11/01/34	\$ 2,480,000.00	\$ -	\$ 60,978.13	\$ 244,731.25
05/01/35	\$ 2,480,000.00	\$ 125,000.00	\$ 60,978.13	
11/01/35	\$ 2,355,000.00	\$ -	\$ 58,087.50	\$ 244,065.63
05/01/36	\$ 2,355,000.00	\$ 135,000.00	\$ 58,087.50	
11/01/36	\$ 2,220,000.00	\$ -	\$ 54,965.63	\$ 248,053.13
05/01/37	\$ 2,220,000.00	\$ 140,000.00	\$ 54,965.63	
11/01/37	\$ 2,080,000.00	\$ -	\$ 51,728.13	\$ 246,693.75
05/01/38	\$ 2,080,000.00	\$ 145,000.00	\$ 51,728.13	
11/01/38	\$ 1,935,000.00	\$ -	\$ 48,375.00	\$ 245,103.13
05/01/39	\$ 1,935,000.00	\$ 155,000.00	\$ 48,375.00	
11/01/39	\$ 1,780,000.00	\$ -	\$ 44,500.00	\$ 247,875.00
05/01/40	\$ 1,780,000.00	\$ 160,000.00	\$ 44,500.00	
11/01/40	\$ 1,620,000.00	\$ -	\$ 40,500.00	\$ 245,000.00
05/01/41	\$ 1,620,000.00	\$ 170,000.00	\$ 40,500.00	
11/01/41	\$ 1,450,000.00	\$ -	\$ 36,250.00	\$ 246,750.00
05/01/42	\$ 1,450,000.00	\$ 180,000.00	\$ 36,250.00	
11/01/42	\$ 1,270,000.00	\$ -	\$ 31,750.00	\$ 248,000.00
05/01/43	\$ 1,270,000.00	\$ 185,000.00	\$ 31,750.00	
11/01/43	\$ 1,085,000.00	\$ -	\$ 27,125.00	\$ 243,875.00
05/01/44	\$ 1,085,000.00	\$ 195,000.00	\$ 27,125.00	
11/01/44	\$ 890,000.00	\$ -	\$ 22,250.00	\$ 244,375.00
05/01/45	\$ 890,000.00	\$ 205,000.00	\$ 22,250.00	
11/01/45	\$ 685,000.00	\$ -	\$ 17,125.00	\$ 244,375.00
05/01/46	\$ 685,000.00	\$ 215,000.00	\$ 17,125.00	
11/01/46	\$ 470,000.00	\$ -	\$ 11,750.00	\$ 243,875.00
05/01/47	\$ 470,000.00	\$ 230,000.00	\$ 11,750.00	
11/01/47	\$ 240,000.00	\$ -	\$ 6,000.00	\$ 247,750.00
05/01/48	\$ 240,000.00	\$ 240,000.00	\$ 6,000.00	\$ 246,000.00
		\$ 3,700,000.00	\$ 3,021,705.00	\$ 6,880,161.25

North Boulevard
Community Development District
Proposed Budget
Debt Service Fund Series 2019

Description	Adopted Budget FY2021	Actuals Thru 6/30/21	Projected Next 3 Months	Projected Thru 9/30/21	Proposed Budget FY2022
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Revenues

Assessments - Tax Roll	\$ 353,947	\$ 232,882	\$ 6,683	\$ 239,564	\$ 212,194
Assessments - Prepayment	\$ -	\$ 107,734	\$ -	\$ 107,734	\$ -
Assessments - Lot Closings	\$ -	\$ 1,418	\$ -	\$ 1,418	\$ -
Assessments - Other	\$ -	\$ 16,119	\$ -	\$ 16,119	\$ -
Interest	\$ -	\$ 13	\$ 4	\$ 18	\$ -
Carry Forward Surplus ⁽¹⁾	\$ -	\$ 462,141	\$ -	\$ 462,141	\$ 161,047
Total Revenues	\$ 353,947	\$ 820,307	\$ 6,687	\$ 826,994	\$ 373,241

Expenditures

Interest - 11/1	\$ 100,428	\$ 91,903	\$ -	\$ 91,903	\$ 80,134
Special Call - 11/1	\$ 40,000	\$ 155,000	\$ -	\$ 155,000	\$ 40,000
Principal - 11/1	\$ 15,000	\$ 15,000	\$ -	\$ 15,000	\$ 25,000
Special Call - 2/1	\$ -	\$ 155,000	\$ -	\$ 155,000	\$ -
Interest - 2/1	\$ -	\$ 2,097	\$ -	\$ 2,097	\$ -
Special Call - 5/1	\$ -	\$ 55,000	\$ -	\$ 55,000	\$ -
Interest - 5/1	\$ 99,259	\$ 83,197	\$ -	\$ 83,197	\$ 80,134
Total Expenditures	\$ 254,688	\$ 557,197	\$ -	\$ 557,197	\$ 225,269

Other Sources/(Uses)

Transfer In(Out)	\$ -	\$ (108,750)	\$ -	\$ (108,750)	\$ -
Total Other Sources/(Uses)	\$ -	\$ (108,750)	\$ -	\$ (108,750)	\$ -

Excess Revenues/(Expenditures)	\$ 99,259	\$ 154,360	\$ 6,687	\$ 161,047	\$ 147,972
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Interest - 11/1/2022	\$ 80,134.38
Principal - 11/1/2022	\$ 50,000.00
Total	\$ 130,134.38

⁽¹⁾ Carryforward Surplus is net of Debt Service Reserve Funds

North Boulevard
Community Development District
Series 2019 Special Assessment Bonds
Amortization Schedule

Date	Balance	Principal	Interest	Total
11/01/21	\$ 2,955,000.00	\$ 25,000.00	\$ 80,134.38	\$ 105,134.38
05/01/22	\$ 2,955,000.00	\$ -	\$ 80,134.38	
11/01/22	\$ 2,955,000.00	\$ 50,000.00	\$ 80,134.38	\$ 210,268.75
05/01/23	\$ 2,905,000.00	\$ -	\$ 79,071.88	
11/01/23	\$ 2,905,000.00	\$ 50,000.00	\$ 79,071.88	\$ 208,143.75
05/01/24	\$ 2,855,000.00	\$ -	\$ 78,009.38	
11/01/24	\$ 2,855,000.00	\$ 55,000.00	\$ 78,009.38	\$ 211,018.75
05/01/25	\$ 2,800,000.00	\$ -	\$ 76,840.63	
11/01/25	\$ 2,800,000.00	\$ 55,000.00	\$ 76,840.63	\$ 208,681.25
05/01/26	\$ 2,745,000.00	\$ -	\$ 75,534.38	
11/01/26	\$ 2,745,000.00	\$ 60,000.00	\$ 75,534.38	\$ 211,068.75
05/01/27	\$ 2,685,000.00	\$ -	\$ 74,109.38	
11/01/27	\$ 2,685,000.00	\$ 60,000.00	\$ 74,109.38	\$ 208,218.75
05/01/28	\$ 2,625,000.00	\$ -	\$ 72,684.38	
11/01/28	\$ 2,625,000.00	\$ 65,000.00	\$ 72,684.38	\$ 210,368.75
05/01/29	\$ 2,560,000.00	\$ -	\$ 71,140.63	
11/01/29	\$ 2,560,000.00	\$ 65,000.00	\$ 71,140.63	\$ 207,281.25
05/01/30	\$ 2,495,000.00	\$ -	\$ 69,596.88	
11/01/30	\$ 2,495,000.00	\$ 70,000.00	\$ 69,596.88	\$ 209,193.75
05/01/31	\$ 2,425,000.00	\$ -	\$ 67,671.88	
11/01/31	\$ 2,425,000.00	\$ 75,000.00	\$ 67,671.88	\$ 210,343.75
05/01/32	\$ 2,350,000.00	\$ -	\$ 65,609.38	
11/01/32	\$ 2,350,000.00	\$ 80,000.00	\$ 65,609.38	\$ 211,218.75
05/01/33	\$ 2,270,000.00	\$ -	\$ 63,409.38	
11/01/33	\$ 2,270,000.00	\$ 85,000.00	\$ 63,409.38	\$ 211,818.75
05/01/34	\$ 2,185,000.00	\$ -	\$ 61,071.88	
11/01/34	\$ 2,185,000.00	\$ 90,000.00	\$ 61,071.88	\$ 212,143.75
05/01/35	\$ 2,095,000.00	\$ -	\$ 58,596.88	
11/01/35	\$ 2,095,000.00	\$ 95,000.00	\$ 58,596.88	\$ 212,193.75
05/01/36	\$ 2,000,000.00	\$ -	\$ 55,984.38	
11/01/36	\$ 2,000,000.00	\$ 95,000.00	\$ 55,984.38	\$ 206,968.75
05/01/37	\$ 1,905,000.00	\$ -	\$ 53,371.88	
11/01/37	\$ 1,905,000.00	\$ 105,000.00	\$ 53,371.88	\$ 211,743.75
05/01/38	\$ 1,800,000.00	\$ -	\$ 50,484.38	
11/01/38	\$ 1,800,000.00	\$ 110,000.00	\$ 50,484.38	\$ 210,968.75
05/01/39	\$ 1,690,000.00	\$ -	\$ 47,459.38	
11/01/39	\$ 1,690,000.00	\$ 115,000.00	\$ 47,459.38	\$ 209,918.75
05/01/40	\$ 1,575,000.00	\$ -	\$ 44,296.88	
11/01/40	\$ 1,575,000.00	\$ 120,000.00	\$ 44,296.88	\$ 208,593.75
05/01/41	\$ 1,455,000.00	\$ -	\$ 40,921.88	
11/01/41	\$ 1,455,000.00	\$ 130,000.00	\$ 40,921.88	\$ 211,843.75
05/01/42	\$ 1,325,000.00	\$ -	\$ 37,265.63	
11/01/42	\$ 1,325,000.00	\$ 135,000.00	\$ 37,265.63	\$ 209,531.25
05/01/43	\$ 1,190,000.00	\$ -	\$ 33,468.75	
11/01/43	\$ 1,190,000.00	\$ 145,000.00	\$ 33,468.75	\$ 211,937.50
05/01/44	\$ 1,045,000.00	\$ -	\$ 29,390.63	
11/01/44	\$ 1,045,000.00	\$ 150,000.00	\$ 29,390.63	\$ 208,781.25
05/01/45	\$ 895,000.00	\$ -	\$ 25,171.88	
11/01/45	\$ 895,000.00	\$ 160,000.00	\$ 25,171.88	\$ 210,343.75
05/01/46	\$ 735,000.00	\$ -	\$ 20,671.88	
11/01/46	\$ 735,000.00	\$ 170,000.00	\$ 20,671.88	\$ 211,343.75
05/01/47	\$ 565,000.00	\$ -	\$ 15,890.63	
11/01/47	\$ 565,000.00	\$ 180,000.00	\$ 15,890.63	\$ 211,781.25
05/01/48	\$ 385,000.00	\$ -	\$ 10,828.13	
11/01/48	\$ 385,000.00	\$ 185,000.00	\$ 10,828.13	\$ 206,656.25
05/01/49	\$ 200,000.00	\$ -	\$ 5,625.00	
11/01/49	\$ 200,000.00	\$ 200,000.00	\$ 5,625.00	\$ 211,250.00
	\$ 2,955,000.00	\$ 2,928,625.00	\$ 5,883,625.00	

North Boulevard

Community Development District

Proposed Budget Capital Reserve Fund

Description	Proposed Budget FY2021	Actuals Thru 3/31/21	Projected Next 6 Months	Projected Thru 9/30/21	Proposed Budget FY2022
Revenues					
Carry Forward Surplus	\$ -	\$ -	\$ -	\$ -	\$ -
Total Revenues	\$ -	\$ -	\$ -	\$ -	\$ -
Expenditures					
Capital Outlay	\$ -	\$ -	\$ -	\$ -	\$ -
Total Expenditures	\$ -	\$ -	\$ -	\$ -	\$ -
Other Financing Sources/Uses:					
Transfer In	\$ -	\$ -	\$ -	\$ -	\$ 10,000
Total Other Financing Sources/Uses	\$ -	\$ -	\$ -	\$ -	\$ 10,000
Excess Revenues/(Expenditures)	\$ -	\$ -	\$ -	\$ -	\$ 10,000

SECTION B

SECTION 1

RESOLUTION 2021-08

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE NORTH BOULEVARD COMMUNITY DEVELOPMENT DISTRICT MAKING A DETERMINATION OF BENEFIT AND IMPOSING SPECIAL ASSESSMENTS FOR FISCAL YEAR 2021/2022; PROVIDING FOR THE COLLECTION AND ENFORCEMENT OF SPECIAL ASSESSMENTS; CERTIFYING AN ASSESSMENT ROLL; PROVIDING FOR AMENDMENTS TO THE ASSESSMENT ROLL; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the North Boulevard Community Development District (“**District**”) is a local unit of special-purpose government established pursuant to Chapter 190, *Florida Statutes*, for the purpose of providing, operating and maintaining infrastructure improvements, facilities and services to the lands within the District; and

WHEREAS, the District is located in Polk County, Florida (“**County**”); and

WHEREAS, the District has constructed or acquired various infrastructure improvements and provides certain services in accordance with the District’s adopted capital improvement plan and Chapter 190, *Florida Statutes*; and

WHEREAS, the Board of Supervisors (“**Board**”) of the District hereby determines to undertake various operations and maintenance and other activities described in the District’s budget (“**Adopted Budget**”) for the fiscal year beginning October 1, 2021 and ending September 30, 2022 (“**Fiscal Year 2021/2022**”), attached hereto as **Exhibit “A”** and incorporated by reference herein; and

WHEREAS, the District must obtain sufficient funds to provide for the operation and maintenance of the services and facilities provided by the District as described in the Adopted Budget; and

WHEREAS, the provision of such services, facilities, and operations is a benefit to lands within the District; and

WHEREAS, Chapter 190, *Florida Statutes*, provides that the District may impose special assessments on benefitted lands within the District; and

WHEREAS, it is in the best interests of the District to proceed with the imposition of the special assessments for operations and maintenance in the amount set forth in the Adopted Budget; and

WHEREAS, the District has previously levied an assessment for debt service, which the District desires to collect for Fiscal Year 2021/2022; and

WHEREAS, Chapter 197, *Florida Statutes*, provides a mechanism pursuant to which such special assessments may be placed on the tax roll and collected by the local tax collector (“**Uniform Method**”), and the District has previously authorized the use of the Uniform Method by, among other things, entering into agreements with the Property Appraiser and Tax Collector of the County for that purpose; and

WHEREAS, it is in the best interests of the District to adopt the Assessment Roll of the North Boulevard Community Development District (“**Assessment Roll**”) attached to this Resolution as **Exhibit “B”** and incorporated as a material part of this Resolution by this reference, and to certify the Assessment Roll to the County Tax Collector pursuant to the Uniform Method; and

WHEREAS, it is in the best interests of the District to permit the District Manager to amend the Assessment Roll, certified to the County Tax Collector by this Resolution, as the Property Appraiser updates the property roll for the County, for such time as authorized by Florida law.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD
OF SUPERVISORS OF THE NORTH BOULEVARD
COMMUNITY DEVELOPMENT DISTRICT:**

SECTION 1. BENEFIT & ALLOCATION FINDINGS. The Board hereby finds and determines that the provision of the services, facilities, and operations as described in **Exhibit “A”** confers a special and peculiar benefit to the lands within the District, which benefit exceeds or equals the cost of the assessments. The allocation of the assessments to the specially benefitted lands, as shown in **Exhibits “A” and “B,”** is hereby found to be fair and reasonable.

SECTION 2. ASSESSMENT IMPOSITION. Pursuant to Chapters 190 and 197, *Florida Statutes*, and using the procedures authorized by Florida law for the levy and collection of special assessments, a special assessment for operation and maintenance is hereby imposed and levied on benefitted lands within the District, and in accordance with **Exhibits “A” and “B.”** The lien of the special assessments for operations and maintenance imposed and levied by this Resolution shall be effective upon passage of this Resolution. Moreover, pursuant to Section 197.3632(4), *Florida Statutes*, the lien amount shall serve as the “maximum rate” authorized by law for operation and maintenance assessments.

SECTION 3. COLLECTION. The collection of the operation and maintenance special assessments and previously levied debt service assessments shall be at the same time and in the same manner as County taxes in accordance with the Uniform Method, as indicated on **Exhibits “A” and “B.”** The decision to collect special assessments by any particular method – e.g., on the tax roll or by direct bill – does not mean that such method will be used to collect special assessments in future years, and the District reserves the right in its sole discretion to select collection methods in any given year, regardless of past practices.

SECTION 4. ASSESSMENT ROLL. The Assessment Roll, attached to this Resolution as **Exhibit “B,”** is hereby certified to the County Tax Collector and shall be collected by the County Tax Collector in the same manner and time as County taxes. The proceeds therefrom shall be paid to the District.

SECTION 5. ASSESSMENT ROLL AMENDMENT. The District Manager shall keep apprised of all updates made to the County property roll by the Property Appraiser after the date of this Resolution, and shall amend the Assessment Roll in accordance with any such updates, for such time as authorized by Florida law, to the County property roll. After any amendment of the Assessment Roll, the District Manager shall file the updates in the District records.

SECTION 6. SEVERABILITY. The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.

SECTION 7. EFFECTIVE DATE. This Resolution shall take effect upon the passage and adoption of this Resolution by the Board.

PASSED AND ADOPTED this 4th day of August, 2021.

ATTEST:

**NORTH BOULEVARD COMMUNITY
DEVELOPMENT DISTRICT**

Secretary / Assistant Secretary

By: _____

Its: _____

Exhibit A: Budget

Exhibit B: Assessment Roll

North Boulevard

Community Development District

Proposed Budget
FY 2022



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10	Series 2019 Amortization Schedule
11	Capital Reserve Fund

North Boulevard

Community Development District

Proposed Budget General Fund

Description	Adopted Budget FY2021	Actuals Thru 6/30/21	Projected Next 3 Months	Projected Thru 9/30/21	Proposed Budget FY2022
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Revenues

Assessments - On Roll	\$282,310	\$274,490	\$7,820	\$282,310	\$ 332,645
Interest	\$1,000	\$0	\$0	\$0	\$0
Other Income	\$0	\$90	\$0	\$90	\$0
Total Revenues	\$ 283,310	\$ 274,580	\$ 7,820	\$ 282,400	\$ 332,645

Expenditures

Administrative

Supervisor Fees	\$ 12,000	\$ 3,600	\$3,000	\$6,600	\$12,000
Engineering Fees	\$ 15,000	\$ 403	\$750	\$1,153	\$10,000
Dissemination Agent	\$ 6,500	\$ 6,500	\$0	\$6,500	\$6,500
Attorney Fees	\$ 15,000	\$ 6,595	\$4,641	\$11,236	\$15,000
Assessment Administration	\$ 12,500	\$ 12,500	\$0	\$12,500	\$5,000
Reamortization Schedules	\$ 500	\$ 250	\$0	\$250	\$0
Annual Audit	\$ 6,000	\$ 4,026	\$474	\$4,500	\$4,600
Trustee Fees	\$ 6,000	\$ 5,374	\$0	\$5,374	\$6,000
Management Fees	\$ 25,000	\$ 24,583	\$8,750	\$33,333	\$36,050
Information Technology	\$ 2,700	\$ 1,725	\$975	\$2,700	\$2,700
Website Maintenance	\$ -	\$ -	\$0	\$0	\$1,200
Postage & Delivery	\$ 300	\$ 485	\$585	\$1,070	\$1,100
Telephone	\$ 200	\$ -	\$50	\$50	\$50
Printing & Binding	\$ 1,400	\$ 15	\$138	\$153	\$400
Travel Per Diem	\$ 500	\$ -	\$0	\$0	\$0
Insurance	\$ 6,176	\$ 5,920	\$0	\$5,920	\$6,512
Legal Advertising	\$ 5,000	\$ 3,093	\$1,907	\$5,000	\$5,000
Property Taxes	\$ 200	\$ -	\$200	\$200	\$200
Contingency	\$ 8,675	\$ 858	\$1,500	\$2,358	\$3,000
Office Supplies	\$ -	\$ 18	\$25	\$43	\$100
Dues, Licenses & Fees	\$ 175	\$ 175	\$0	\$175	\$175
Total Administrative	\$123,826	\$76,120	\$22,995	\$99,115	\$115,587

North Boulevard

Community Development District

Proposed Budget General Fund

Description	Adopted Budget FY2021	Actuals Thru 6/30/21	Projected Next 3 Months	Projected Thru 9/30/21	Proposed Budget FY2022
Operation and Maintenance					
<i>Field Expenses</i>					
Field Management	\$ 5,000	\$4,375	\$1,875	\$6,250	\$ 7,500
Electric	\$ -	\$1,899	\$1,596	\$3,495	\$ 6,385
Streetlights	\$ 19,430	\$12,524	\$9,780	\$22,304	\$ 26,305
Property Insurance	\$ 5,894	\$3,708	\$0	\$3,708	\$ 4,079
Landscape Maintenance	\$ 55,500	\$37,948	\$13,866	\$51,814	\$ 55,500
Landscape Replacement & Enhancement	\$ 4,000	\$0	\$2,000	\$2,000	\$ 20,000
Irrigation Repairs	\$ 2,000	\$3,916	\$200	\$4,116	\$ 3,000
General Field Repairs & Maintenance	\$ -	\$0	\$0	\$0	\$ 15,000
Storm Cleanup & Repairs	\$ 15,000	\$0	\$1,500	\$1,500	\$ -
Contingency	\$ 3,981	\$3,600	\$1,400	\$5,000	\$ 5,000
Subtotal	\$110,805	\$67,970	\$32,217	\$100,188	\$142,769
<i>Amenity Expenses</i>					
Inter-Governmental Expense	\$ 42,384	\$50,263	\$0	\$50,263	\$ 57,994
Playground Lease	\$ 6,295	\$4,831	\$1,574	\$6,405	\$ 6,295
Subtotal	\$ 48,679	\$55,094	\$1,574	\$ 56,668	\$ 64,289
Subtotal Field Expenses	\$ 159,484	\$ 123,065	\$ 33,791	\$ 156,856	\$ 207,058
Total Expenditures	\$ 283,310	\$ 199,184	\$ 56,786	\$ 255,971	\$ 322,645
Other Financing Sources/Uses:					
Capital Reserve	\$ -	\$ -	\$ -	\$ -	\$ 10,000
Total Other Financing Sources/Uses	\$ -	\$ -	\$ -	\$ -	\$ 10,000
Excess Revenues/(Expenditures)	\$ 0	\$ 75,395	\$ (48,966)	\$ 26,430	\$ 20,000

Net Assessments	\$ 332,645
Add: Discounts & Collections 7%	\$25,038
Gross Assessments	<u>\$357,683</u>

Product	ERU's	Assessable Units	ERU/Unit	Net Assessment	Net Per Unit	Gross Per Unit
Platted	389.00	389.00	1.00	\$332,644.96	\$855.13	\$919.49

North Boulevard Community Development District General Fund Budget

REVENUES:

Assessments

The District will levy a non-ad valorem assessment on all assessable property within the District to fund all general operating and maintenance expenditures during the fiscal year.

EXPENDITURES:

Administrative:

Supervisor Fees

Chapter 190, Florida Statutes, allows for each Board member to receive \$200 per meeting, not to exceed \$4,800 per year paid to each Supervisor for the time devoted to District business and meetings. Amount is based on 5 Supervisors attending 5 meetings during the fiscal year.

Engineering Fees

The District's engineer will be providing general engineering services to the District, e.g. attendance and preparation for monthly board meetings, review invoices, etc.

Dissemination Agent

The District is required by the Security and Exchange Commission to comply with Rule 15c2-12(b)(5) which relates to additional reporting requirements for unrated bond issues

Attorney Fees

The District's legal counsel will be providing general legal services to the District, e.g. attendance and preparation for monthly meetings, preparation and review of agreements, resolutions, etc.

Assessment Administration

The District will contract to levy and administer the collection of non-ad valorem assessment on all assessable property within the District.

Annual Audit

The District is required by Florida Statutes to arrange for an independent audit of its financial records on an annual basis.

Trustee Fees

The District will pay annual trustee fees for the proposed bonds.

Management Fees

The District receives Management, Accounting and Administrative services as part of a Management Agreement with Governmental Management Services.

North Boulevard Community Development District General Fund Budget

Information Technology

Represents costs related to the District's accounting and information systems, District's website creation and maintenance, electronic compliance with Florida Statutes and other electronic data requirements.

Website Maintenance

Represents the costs associated with monitoring and maintaining the District's website created in accordance with Chapter 189, Florida Statutes. These services include site performance assessments, security and firewall maintenance, updates, document uploads, hosting and domain renewals, website backups, etc.

Postage & Delivery

Mailing of agenda packages, overnight deliveries, correspondence, etc.

Telephone

Telephone and fax machine.

Printing & Binding

Printing and Binding agenda packages for board meetings, printing of computerized checks, stationary, envelopes etc.

Insurance

The District's general liability, public officials liability and property insurance coverages.

Legal Advertising

The District is required to advertise various notices for monthly Board meetings, public hearings, etc in a newspaper of general circulation.

Property Taxes

Represents costs related to the county property tax.

Contingency

Bank charges and any other miscellaneous expenses incurred during the year.

Office supplies

Costs for general office supplies needed for the district.

Dues, Licenses & Subscriptions

The District is required to pay an annual fee to the Florida Department of Economic Opportunity for \$175. This is the only expense under this category for the District.

North Boulevard Community Development District General Fund Budget

Operation and Maintenance

Field Expenditures:

Field Management

Represents the estimated costs of contracting services that provide onsite field management of contracts for the District such as landscape and lake maintenance. Services can include onsite inspections, meetings with contractors, monitoring of utility accounts, attend Board meetings and receive and respond to property owner phone calls and emails.

Electric

Represents current and estimated electric charges of common areas throughout the District.

Street Lights

Encompasses the budgeted amount for the District's decorative light poles and fixtures in various locations.

Property Insurance

The District's property insurance coverages.

Landscape Maintenance

Represents the estimated maintenance of the landscaping within the common areas of the District after the installation of landscape material has been completed.

Landscape Replacement & Enhancement

Represents the estimated cost of replacing landscaping within the common areas of the District. This includes annual mulching and yearly general plant and sod replacements.

Irrigation Repairs

Represents the cost of maintaining and repairing the irrigation system. This includes the sprinklers, and irrigation wells.

General Field Repairs & Maintenance

The estimated costs that the District will incur for repairs and maintenance. This includes sidewalks, roads, fences, lighting features, and monuments.

Contingency

Represents funds allocated to expenses that the District could incur throughout the fiscal year that do not fit into any field category.

North Boulevard Community Development District General Fund Budget

Amenity Expenses

Inter-Governmental Expense – Holly Hill Road East CDD

The District will enter into an Interlocal Agreement with Holly Hill Road East Community Development District (CDD) for the use of their amenity facilities. This cost is based on the overall amenity budget of Holly Hill Road East CDD.

Playground Lease

The District has entered into a leasing agreement for playgrounds installed in the community.

Other Financing Sources/Uses

Capital Reserve

Represents projected excess funds transfer out to the Capital Projects Fund

North Boulevard
Community Development District
Proposed Budget
Debt Service Fund Series 2017

Description	Adopted Budget FY2021	Actuals Thru 6/30/21	Projected Next 3 Months	Projected Thru 9/30/21	Proposed Budget FY2022
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Revenues

Assessments - Tax Roll	\$ 334,144	\$ 251,008	\$ 7,203	\$ 258,211	\$ 248,150
Interest	\$ -	\$ 8	\$ 6	\$ 14	\$ -
Carry Forward Surplus ⁽¹⁾	\$ -	\$ 106,600	\$ -	\$ 106,600	\$ 117,912
Total Revenues	\$ 334,144	\$ 357,616	\$ 7,209	\$ 364,824	\$ 366,062

Expenditures

Interest - 11/1	\$ 88,456	\$ 88,456	\$ -	\$ 88,456	\$ 87,231
Principal - 5/1	\$ 70,000	\$ 70,000	\$ -	\$ 70,000	\$ 75,000
Interest - 5/1	\$ 88,456	\$ 88,456	\$ -	\$ 88,456	\$ 87,231
Total Expenditures	\$ 246,913	\$ 246,913	\$ -	\$ 246,913	\$ 249,463

Excess Revenues/(Expenditures)	\$ 87,231	\$ 110,703	\$ 7,209	\$ 117,912	\$ 116,599
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Interest - 11/1/2022 \$ 85,918.75
Total \$ 85,918.75

⁽¹⁾ Carryforward Surplus is net of Debt Service Reserve Funds

North Boulevard
Community Development District
Series 2017 Special Assessment Bonds
Amortization Schedule

Date		Balance		Principal		Interest		Total
11/01/21	\$	3,700,000.00	\$	-	\$	87,231.25	\$	245,687.50
05/01/22	\$	3,700,000.00	\$	75,000.00	\$	87,231.25		
11/01/22	\$	3,625,000.00	\$	-	\$	85,918.75	\$	248,150.00
05/01/23	\$	3,625,000.00	\$	75,000.00	\$	85,918.75		
11/01/23	\$	3,550,000.00	\$	-	\$	84,606.25	\$	245,525.00
05/01/24	\$	3,550,000.00	\$	80,000.00	\$	84,606.25		
11/01/24	\$	3,470,000.00	\$	-	\$	82,966.25	\$	247,572.50
05/01/25	\$	3,470,000.00	\$	80,000.00	\$	82,966.25		
11/01/25	\$	3,390,000.00	\$	-	\$	81,326.25	\$	244,292.50
05/01/26	\$	3,390,000.00	\$	85,000.00	\$	81,326.25		
11/01/26	\$	3,305,000.00	\$	-	\$	79,583.75	\$	245,910.00
05/01/27	\$	3,305,000.00	\$	90,000.00	\$	79,583.75		
11/01/27	\$	3,215,000.00	\$	-	\$	77,738.75	\$	247,322.50
05/01/28	\$	3,215,000.00	\$	90,000.00	\$	77,738.75		
11/01/28	\$	3,125,000.00	\$	-	\$	75,893.75	\$	243,632.50
05/01/29	\$	3,125,000.00	\$	95,000.00	\$	75,893.75		
11/01/29	\$	3,030,000.00	\$	-	\$	73,696.88	\$	244,590.63
05/01/30	\$	3,030,000.00	\$	100,000.00	\$	73,696.88		
11/01/30	\$	2,930,000.00	\$	-	\$	71,384.38	\$	245,081.25
05/01/31	\$	2,930,000.00	\$	105,000.00	\$	71,384.38		
11/01/31	\$	2,825,000.00	\$	-	\$	68,956.25	\$	245,340.63
05/01/32	\$	2,825,000.00	\$	110,000.00	\$	68,956.25		
11/01/32	\$	2,715,000.00	\$	-	\$	66,412.50	\$	245,368.75
05/01/33	\$	2,715,000.00	\$	115,000.00	\$	66,412.50		
11/01/33	\$	2,600,000.00	\$	-	\$	63,753.13	\$	245,165.63
05/01/34	\$	2,600,000.00	\$	120,000.00	\$	63,753.13		
11/01/34	\$	2,480,000.00	\$	-	\$	60,978.13	\$	244,731.25
05/01/35	\$	2,480,000.00	\$	125,000.00	\$	60,978.13		
11/01/35	\$	2,355,000.00	\$	-	\$	58,087.50	\$	244,065.63
05/01/36	\$	2,355,000.00	\$	135,000.00	\$	58,087.50		
11/01/36	\$	2,220,000.00	\$	-	\$	54,965.63	\$	248,053.13
05/01/37	\$	2,220,000.00	\$	140,000.00	\$	54,965.63		
11/01/37	\$	2,080,000.00	\$	-	\$	51,728.13	\$	246,693.75
05/01/38	\$	2,080,000.00	\$	145,000.00	\$	51,728.13		
11/01/38	\$	1,935,000.00	\$	-	\$	48,375.00	\$	245,103.13
05/01/39	\$	1,935,000.00	\$	155,000.00	\$	48,375.00		
11/01/39	\$	1,780,000.00	\$	-	\$	44,500.00	\$	247,875.00
05/01/40	\$	1,780,000.00	\$	160,000.00	\$	44,500.00		
11/01/40	\$	1,620,000.00	\$	-	\$	40,500.00	\$	245,000.00
05/01/41	\$	1,620,000.00	\$	170,000.00	\$	40,500.00		
11/01/41	\$	1,450,000.00	\$	-	\$	36,250.00	\$	246,750.00
05/01/42	\$	1,450,000.00	\$	180,000.00	\$	36,250.00		
11/01/42	\$	1,270,000.00	\$	-	\$	31,750.00	\$	248,000.00
05/01/43	\$	1,270,000.00	\$	185,000.00	\$	31,750.00		
11/01/43	\$	1,085,000.00	\$	-	\$	27,125.00	\$	243,875.00
05/01/44	\$	1,085,000.00	\$	195,000.00	\$	27,125.00		
11/01/44	\$	890,000.00	\$	-	\$	22,250.00	\$	244,375.00
05/01/45	\$	890,000.00	\$	205,000.00	\$	22,250.00		
11/01/45	\$	685,000.00	\$	-	\$	17,125.00	\$	244,375.00
05/01/46	\$	685,000.00	\$	215,000.00	\$	17,125.00		
11/01/46	\$	470,000.00	\$	-	\$	11,750.00	\$	243,875.00
05/01/47	\$	470,000.00	\$	230,000.00	\$	11,750.00		
11/01/47	\$	240,000.00	\$	-	\$	6,000.00	\$	247,750.00
05/01/48	\$	240,000.00	\$	240,000.00	\$	6,000.00	\$	246,000.00
			\$	3,700,000.00	\$	3,021,705.00	\$	6,880,161.25

North Boulevard
Community Development District
Proposed Budget
Debt Service Fund Series 2019

Description	Adopted Budget FY2021	Actuals Thru 6/30/21	Projected Next 3 Months	Projected Thru 9/30/21	Proposed Budget FY2022
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Revenues

Assessments - Tax Roll	\$ 353,947	\$ 232,882	\$ 6,683	\$ 239,564	\$ 212,194
Assessments - Prepayment	\$ -	\$ 107,734	\$ -	\$ 107,734	\$ -
Assessments - Lot Closings	\$ -	\$ 1,418	\$ -	\$ 1,418	\$ -
Assessments - Other	\$ -	\$ 16,119	\$ -	\$ 16,119	\$ -
Interest	\$ -	\$ 13	\$ 4	\$ 18	\$ -
Carry Forward Surplus ⁽¹⁾	\$ -	\$ 462,141	\$ -	\$ 462,141	\$ 161,047
Total Revenues	\$ 353,947	\$ 820,307	\$ 6,687	\$ 826,994	\$ 373,241

Expenditures

Interest - 11/1	\$ 100,428	\$ 91,903	\$ -	\$ 91,903	\$ 80,134
Special Call - 11/1	\$ 40,000	\$ 155,000	\$ -	\$ 155,000	\$ 40,000
Principal - 11/1	\$ 15,000	\$ 15,000	\$ -	\$ 15,000	\$ 25,000
Special Call - 2/1	\$ -	\$ 155,000	\$ -	\$ 155,000	\$ -
Interest - 2/1	\$ -	\$ 2,097	\$ -	\$ 2,097	\$ -
Special Call - 5/1	\$ -	\$ 55,000	\$ -	\$ 55,000	\$ -
Interest - 5/1	\$ 99,259	\$ 83,197	\$ -	\$ 83,197	\$ 80,134
Total Expenditures	\$ 254,688	\$ 557,197	\$ -	\$ 557,197	\$ 225,269

Other Sources/(Uses)

Transfer In(Out)	\$ -	\$ (108,750)	\$ -	\$ (108,750)	\$ -
Total Other Sources/(Uses)	\$ -	\$ (108,750)	\$ -	\$ (108,750)	\$ -

Excess Revenues/(Expenditures)	\$ 99,259	\$ 154,360	\$ 6,687	\$ 161,047	\$ 147,972
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Interest - 11/1/2022	\$ 80,134.38
Principal - 11/1/2022	\$ 50,000.00
Total	\$ 130,134.38

⁽¹⁾ Carryforward Surplus is net of Debt Service Reserve Funds

North Boulevard
Community Development District
Series 2019 Special Assessment Bonds
Amortization Schedule

Date	Balance	Principal	Interest	Total
11/01/21	\$ 2,955,000.00	\$ 25,000.00	\$ 80,134.38	\$ 105,134.38
05/01/22	\$ 2,955,000.00	\$ -	\$ 80,134.38	
11/01/22	\$ 2,955,000.00	\$ 50,000.00	\$ 80,134.38	\$ 210,268.75
05/01/23	\$ 2,905,000.00	\$ -	\$ 79,071.88	
11/01/23	\$ 2,905,000.00	\$ 50,000.00	\$ 79,071.88	\$ 208,143.75
05/01/24	\$ 2,855,000.00	\$ -	\$ 78,009.38	
11/01/24	\$ 2,855,000.00	\$ 55,000.00	\$ 78,009.38	\$ 211,018.75
05/01/25	\$ 2,800,000.00	\$ -	\$ 76,840.63	
11/01/25	\$ 2,800,000.00	\$ 55,000.00	\$ 76,840.63	\$ 208,681.25
05/01/26	\$ 2,745,000.00	\$ -	\$ 75,534.38	
11/01/26	\$ 2,745,000.00	\$ 60,000.00	\$ 75,534.38	\$ 211,068.75
05/01/27	\$ 2,685,000.00	\$ -	\$ 74,109.38	
11/01/27	\$ 2,685,000.00	\$ 60,000.00	\$ 74,109.38	\$ 208,218.75
05/01/28	\$ 2,625,000.00	\$ -	\$ 72,684.38	
11/01/28	\$ 2,625,000.00	\$ 65,000.00	\$ 72,684.38	\$ 210,368.75
05/01/29	\$ 2,560,000.00	\$ -	\$ 71,140.63	
11/01/29	\$ 2,560,000.00	\$ 65,000.00	\$ 71,140.63	\$ 207,281.25
05/01/30	\$ 2,495,000.00	\$ -	\$ 69,596.88	
11/01/30	\$ 2,495,000.00	\$ 70,000.00	\$ 69,596.88	\$ 209,193.75
05/01/31	\$ 2,425,000.00	\$ -	\$ 67,671.88	
11/01/31	\$ 2,425,000.00	\$ 75,000.00	\$ 67,671.88	\$ 210,343.75
05/01/32	\$ 2,350,000.00	\$ -	\$ 65,609.38	
11/01/32	\$ 2,350,000.00	\$ 80,000.00	\$ 65,609.38	\$ 211,218.75
05/01/33	\$ 2,270,000.00	\$ -	\$ 63,409.38	
11/01/33	\$ 2,270,000.00	\$ 85,000.00	\$ 63,409.38	\$ 211,818.75
05/01/34	\$ 2,185,000.00	\$ -	\$ 61,071.88	
11/01/34	\$ 2,185,000.00	\$ 90,000.00	\$ 61,071.88	\$ 212,143.75
05/01/35	\$ 2,095,000.00	\$ -	\$ 58,596.88	
11/01/35	\$ 2,095,000.00	\$ 95,000.00	\$ 58,596.88	\$ 212,193.75
05/01/36	\$ 2,000,000.00	\$ -	\$ 55,984.38	
11/01/36	\$ 2,000,000.00	\$ 95,000.00	\$ 55,984.38	\$ 206,968.75
05/01/37	\$ 1,905,000.00	\$ -	\$ 53,371.88	
11/01/37	\$ 1,905,000.00	\$ 105,000.00	\$ 53,371.88	\$ 211,743.75
05/01/38	\$ 1,800,000.00	\$ -	\$ 50,484.38	
11/01/38	\$ 1,800,000.00	\$ 110,000.00	\$ 50,484.38	\$ 210,968.75
05/01/39	\$ 1,690,000.00	\$ -	\$ 47,459.38	
11/01/39	\$ 1,690,000.00	\$ 115,000.00	\$ 47,459.38	\$ 209,918.75
05/01/40	\$ 1,575,000.00	\$ -	\$ 44,296.88	
11/01/40	\$ 1,575,000.00	\$ 120,000.00	\$ 44,296.88	\$ 208,593.75
05/01/41	\$ 1,455,000.00	\$ -	\$ 40,921.88	
11/01/41	\$ 1,455,000.00	\$ 130,000.00	\$ 40,921.88	\$ 211,843.75
05/01/42	\$ 1,325,000.00	\$ -	\$ 37,265.63	
11/01/42	\$ 1,325,000.00	\$ 135,000.00	\$ 37,265.63	\$ 209,531.25
05/01/43	\$ 1,190,000.00	\$ -	\$ 33,468.75	
11/01/43	\$ 1,190,000.00	\$ 145,000.00	\$ 33,468.75	\$ 211,937.50
05/01/44	\$ 1,045,000.00	\$ -	\$ 29,390.63	
11/01/44	\$ 1,045,000.00	\$ 150,000.00	\$ 29,390.63	\$ 208,781.25
05/01/45	\$ 895,000.00	\$ -	\$ 25,171.88	
11/01/45	\$ 895,000.00	\$ 160,000.00	\$ 25,171.88	\$ 210,343.75
05/01/46	\$ 735,000.00	\$ -	\$ 20,671.88	
11/01/46	\$ 735,000.00	\$ 170,000.00	\$ 20,671.88	\$ 211,343.75
05/01/47	\$ 565,000.00	\$ -	\$ 15,890.63	
11/01/47	\$ 565,000.00	\$ 180,000.00	\$ 15,890.63	\$ 211,781.25
05/01/48	\$ 385,000.00	\$ -	\$ 10,828.13	
11/01/48	\$ 385,000.00	\$ 185,000.00	\$ 10,828.13	\$ 206,656.25
05/01/49	\$ 200,000.00	\$ -	\$ 5,625.00	
11/01/49	\$ 200,000.00	\$ 200,000.00	\$ 5,625.00	\$ 211,250.00
	\$ 2,955,000.00	\$ 2,928,625.00	\$ 5,883,625.00	

North Boulevard

Community Development District

Proposed Budget Capital Reserve Fund

Description	Proposed Budget FY2021	Actuals Thru 3/31/21	Projected Next 6 Months	Projected Thru 9/30/21	Proposed Budget FY2022
Revenues					
Carry Forward Surplus	\$ -	\$ -	\$ -	\$ -	\$ -
Total Revenues	\$ -	\$ -	\$ -	\$ -	\$ -
Expenditures					
Capital Outlay	\$ -	\$ -	\$ -	\$ -	\$ -
Total Expenditures	\$ -	\$ -	\$ -	\$ -	\$ -
<i>Other Financing Sources/Uses:</i>					
Transfer In	\$ -	\$ -	\$ -	\$ -	\$ 10,000
Total Other Financing Sources/Uses	\$ -	\$ -	\$ -	\$ -	\$ 10,000
Excess Revenues/(Expenditures)	\$ -	\$ -	\$ -	\$ -	\$ 10,000

<p>North Boulevard CDD</p> <p>FY 22 Assessment Roll</p>

[illegible]

[illegible]

[illegible]

[illegible]

[illegible]

[illegible]

PARCEL ID	PROP DSCR1	Units	O&M	Series 2017 Debt	Series 2019 Debt	Total
272705726011001470	NORTHRIDGE RESERVE PB 173 PG 21-24	1.00	919.49		1,303.76	2,223.25
272705726011001480	NORTHRIDGE RESERVE PB 173 PG 21-24	1.00	919.49		1,303.76	2,223.25
272705726011001490	NORTHRIDGE RESERVE PB 173 PG 21-24	1.00	919.49		1,303.76	2,223.25
272705726011001500	NORTHRIDGE RESERVE PB 173 PG 21-24	1.00	919.49		1,303.76	2,223.25
272705726011001510	NORTHRIDGE RESERVE PB 173 PG 21-24	1.00	919.49		1,303.76	2,223.25
272705726011001520	NORTHRIDGE RESERVE PB 173 PG 21-24	1.00	919.49		1,303.76	2,223.25
272705726011001530	NORTHRIDGE RESERVE PB 173 PG 21-24	1.00	919.49		1,303.76	2,223.25
272705726011001540	NORTHRIDGE RESERVE PB 173 PG 21-24	1.00	919.49		1,303.76	2,223.25
272705726011001550	NORTHRIDGE RESERVE PB 173 PG 21-24	1.00	919.49		1,303.76	2,223.25
272705726011001560	NORTHRIDGE RESERVE PB 173 PG 21-24	1.00	919.49		1,303.76	2,223.25
272705726011001570	NORTHRIDGE RESERVE PB 173 PG 21-24	1.00	919.49		1,303.76	2,223.25
272705726011001580	NORTHRIDGE RESERVE PB 173 PG 21-24	1.00	919.49		1,303.76	2,223.25
272705726011001590	NORTHRIDGE RESERVE PB 173 PG 21-24	1.00	919.49		1,303.76	2,223.25
272705726011001600	NORTHRIDGE RESERVE PB 173 PG 21-24	1.00	919.49		1,303.76	2,223.25
272705726011001610	NORTHRIDGE RESERVE PB 173 PG 21-24	1.00	919.49		1,303.76	2,223.25
272705726011001620	NORTHRIDGE RESERVE PB 173 PG 21-24	1.00	919.49		1,303.76	2,223.25
272705726011001630	NORTHRIDGE RESERVE PB 173 PG 21-24	1.00	919.49		1,303.76	2,223.25
272705726011001640	NORTHRIDGE RESERVE PB 173 PG 21-24	1.00	919.49		1,303.76	2,223.25
272705726011001650	NORTHRIDGE RESERVE PB 173 PG 21-24	1.00	919.49		1,303.76	2,223.25
272705726011001660	NORTHRIDGE RESERVE PB 173 PG 21-24	1.00	919.49		1,303.76	2,223.25
272705726011001670	NORTHRIDGE RESERVE PB 173 PG 21-24	1.00	919.49		1,303.76	2,223.25
272705726011001680	NORTHRIDGE RESERVE PB 173 PG 21-24	1.00	919.49		1,303.76	2,223.25
272705726011001690	NORTHRIDGE RESERVE PB 173 PG 21-24	1.00	919.49		1,303.76	2,223.25
272705726011001700	NORTHRIDGE RESERVE PB 173 PG 21-24	1.00	919.49		1,303.76	2,223.25
272705726011001710	NORTHRIDGE RESERVE PB 173 PG 21-24	1.00	919.49		1,303.76	2,223.25
272705726011001720	NORTHRIDGE RESERVE PB 173 PG 21-24	1.00	919.49		1,303.76	2,223.25
272705726011001730	NORTHRIDGE RESERVE PB 173 PG 21-24	1.00	919.49		1,303.76	2,223.25
272705726011001740	NORTHRIDGE RESERVE PB 173 PG 21-24					
Total Gross Assessments		389.00	\$357,681.61	\$277,646.12	\$225,550.48	\$860,878.21
Total Net Assessments			\$332,643.90	\$258,210.89	\$209,761.95	\$800,616.74

SECTION VIII

RESOLUTION 2021-09

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE NORTH BOULEVARD COMMUNITY DEVELOPMENT DISTRICT ADOPTING THE ANNUAL MEETING SCHEDULE FOR FISCAL YEAR 2021-2022; AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, the North Boulevard Community Development District (the “District”) is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*, and situated within Polk County, Florida; and

WHEREAS, the District is required by Section 189.015, *Florida Statutes*, to file quarterly, semi-annually, or annually a schedule (including date, time, and location) of its regular meetings with local governing authorities; and

WHEREAS, further, in accordance with the above-referenced statute, the District shall also publish quarterly, semi-annually, or annually the District’s regular meeting schedule in a newspaper of general paid circulation in the county in which the District is located; and

WHEREAS, the Board desires to adopt the Fiscal Year 2021-2022 annual meeting schedule attached as **Exhibit A**.

NOW THEREFORE BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE NORTH BOULEVARD COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. The Fiscal Year 2021-2022 annual meeting schedule attached hereto and incorporated by reference herein as **Exhibit A** is hereby approved and shall be published in accordance with the requirements of Florida law and also provided to applicable governing authorities.

SECTION 2. This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED this 4th day of August 2021

ATTEST:

**NORTH BOULEVARD COMMUNITY
DEVELOPMENT DISTRICT**

Secretary/Assistant Secretary

Chairperson, Board of Supervisors

Exhibit A: Fiscal Year 2021-2022 Annual Meeting Schedule

Exhibit A

BOARD OF SUPERVISORS MEETING DATES NORTH BOULEVARD COMMUNITY DEVELOPMENT DISTRICT FISCAL YEAR 2021-2022

The Board of Supervisors of the North Boulevard Community Development District will hold their regular meetings for Fiscal Year 2021-2022 at the Holiday Inn Winter Haven, 200 Cypress Gardens Blvd., Winter Haven, FL 33880 at 11:30 a.m. on the 1st Wednesday of each month, unless otherwise indicated as follows:

**October 6, 2021
November 3, 2021
December 8, 2021
January 5, 2022
February 2, 2022
March 2, 2022
April 6, 2022
May 4, 2022
June 8, 2022
July 6, 2022
August 3, 2022
September 7, 2022**

The meetings are open to the public and will be conducted in accordance with the provision of Florida Law for Community Development Districts. The meetings may be continued to a date, time, and place to be specified on the record at the meeting. A copy of the agenda for these meetings may be obtained from Governmental Management Services – Central Florida, LLC, 219 E. Livingston Street, Orlando, Florida 32801 or by calling (407) 841-5524.

There may be occasions when one or more Supervisors or staff will participate by telephone. Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Office at (407) 841-5524 at least 48 hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Office.

A person who decides to appeal any decision made at the meeting with respect to any matter considered at the meeting is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

District Manager

SECTION IX

RESOLUTION 2021-10

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE NORTH BOULEVARD COMMUNITY DEVELOPMENT DISTRICT DESIGNATING A REGISTERED AGENT AND REGISTERED OFFICE OF THE DISTRICT AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the North Boulevard Community Development District (the “District”) is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*, being situated within Polk County, Florida; and

WHEREAS, the District is statutorily required to designate a registered agent and a registered office location for the purposes of accepting any process, notice, or demand required or permitted by law to be served upon the District in accordance with Section 189.014(1), *Florida Statutes*.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE NORTH BOULEVARD COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. Jill Burns is hereby designated as the Registered Agent for the North Boulevard Community Development District.

SECTION 2. The District’s Registered Office shall be located at Governmental Management Services—Central Florida, 219 East Livingston Street, Orlando, Florida 32801.

SECTION 3. In accordance with Section 189.014, *Florida Statutes*, the District’s Secretary is hereby directed to file certified copies of this Resolution with Polk County, and the Florida Department of Economic Opportunity.

SECTION 4. This Resolution shall become effective immediately upon adoption.

PASSED AND ADOPTED this 4th day of August 2021

ATTEST:

**NORTH BOULEVARD COMMUNITY
DEVELOPMENT DISTRICT**

Secretary/Assistant Secretary

Chairperson, Board of Supervisors

SECTION X

RESOLUTION 2021-11

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE NORTH BOULEVARD COMMUNITY DEVELOPMENT DISTRICT DESIGNATING A DATE, TIME AND LOCATION FOR A LANDOWNERS' MEETING AND ELECTION; PROVIDING FOR PUBLICATION; ESTABLISHING FORMS FOR THE LANDOWNERS' ELECTION; AND PROVIDING FOR SEVERABILITY AND AN EFFECTIVE DATE.

WHEREAS, North Boulevard Community Development District ("**District**") is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*, being situated entirely within the City of Haines City, Polk County, Florida; and

WHEREAS, pursuant to Section 190.006(1), *Florida Statutes*, the District's Board of Supervisors ("**Board**") "shall exercise the powers granted to the district pursuant to Chapter 190, *Florida Statutes*," and the Board shall consist of five members; and

WHEREAS, the District is statutorily required to hold a meeting of the landowners of the District for the purpose of electing Board Supervisors for the District on a date in November designated by the Board, which shall be noticed pursuant to Section 190.006(2), *Florida Statutes*.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF NORTH BOULEVARD COMMUNITY DEVELOPMENT DISTRICT:

1. EXISTING BOARD SUPERVISORS; SEATS SUBJECT TO ELECTIONS.

The Board is currently made up of the following individuals:

<u>Seat Number</u>	<u>Supervisor</u>	<u>Term Expiration Date</u>
1	Warren K. "Rennie" Heath II	November 2021
2	April Payeur	November 2021
3	Patrick Marone	November 2023
4	Matthew Cassidy	November 2023
5	Andrew Rhinehart	November 2021

This year, Seat 1, currently held by Warren K. "Rennie" Heath, II, Seat 2, currently held by April Payeur, and Seat 5, currently held by Andrew Rhinehart are subject to election by landowners in November 2021. The two candidates receiving the highest number of votes shall be elected for a term of four (4) years. The candidate receiving the next highest number of votes shall be elected for a term of two (2) years. The term of office for each successful candidate shall commence upon election.

2. LANDOWNERS' ELECTION. In accordance with Section 190.006(2), *Florida Statutes*, the meeting of the landowners to elect Board Supervisor(s) of the District shall be held

on the following date, time and location:

DATE: November __, 2021
TIME: __:__ a/p.m.
LOCATION: _____

3. PUBLICATION. The District's Secretary is hereby directed to publish notice of the landowners' meeting and election in accordance with the requirements of Section 190.006(2), *Florida Statutes*.

4. FORMS. Pursuant to Section 190.006(2)(b), *Florida Statutes*, the landowners' meeting and election have been announced by the Board at its July 24, 2021 meeting. A sample notice of landowners' meeting and election, proxy, ballot form and instructions were presented at such meeting and are attached hereto as **Exhibit A**. Such documents are available for review and copying during normal business hours at the office of the District Manager, Governmental Management Services – Central Florida, LLC, 219 East Livingston Street, Orlando, Florida 32801.

5. SEVERABILITY. The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.

6. EFFECTIVE DATE. This Resolution shall become effective upon its passage.

PASSED AND ADOPTED this 4th day of August 2021

ATTEST:

**NORTH BOULEVARD COMMUNITY
DEVELOPMENT DISTRICT**

Secretary/Assistant Secretary

Chairperson, Board of Supervisors

Exhibit A: Sample Election Documents

EXHIBIT A

**NOTICE OF LANDOWNERS' MEETING AND ELECTION AND MEETING OF THE
BOARD OF SUPERVISORS OF THE NORTH BOULEVARD COMMUNITY
DEVELOPMENT DISTRICT**

Notice is hereby given to the public and all landowners within North Boulevard Community Development District ("**District**") the location of which is generally described as comprising a parcel or parcels of land containing approximately 83 acres, generally located in an area east of Highway 27, west of Holly Hill Road, north of County Road 547 and North Boulevard West, and south of Forest Lake Drive and North Boulevard West in Haines City, Florida, advising that a meeting of landowners will be held for the purpose of electing three (3) people to the District's Board of Supervisors ("**Board**", and individually, "**Supervisor**"). Immediately following the landowners' meeting there will be convened a meeting of the Board for the purpose of considering certain matters of the Board to include election of certain District officers, and other such business which may properly come before the Board.

DATE: November __, 2021
TIME: __: __ a/p.m.
LOCATION: _____

Each landowner may vote in person or by written proxy. Proxy forms may be obtained upon request at the office of the District Manager, Governmental Management Services – Central Florida, LLC, 219 East Livingston Street, Orlando, Florida 32801, Ph: (407) 841-5524 ("**District Manager's Office**"). At said meeting each landowner or his or her proxy shall be entitled to nominate persons for the position of Supervisor and cast one vote per acre of land, or fractional portion thereof, owned by him or her and located within the District for each person to be elected to the position of Supervisor. A fraction of an acre shall be treated as one acre, entitling the landowner to one vote with respect thereto. Platted lots shall be counted individually and rounded up to the nearest whole acre. The acreage of platted lots shall not be aggregated for determining the number of voting units held by a landowner or a landowner's proxy. At the landowners' meeting the landowners shall select a person to serve as the meeting chair and who shall conduct the meeting.

The landowners' meeting and the Board meeting are open to the public and will be conducted in accordance with the provisions of Florida law. One or both of the meetings may be continued to a date, time, and place to be specified on the record at such meeting. A copy of the agenda for these meetings may be obtained from the District Manager's Office. There may be an occasion where one or more supervisors or staff will participate by telephone.

Any person requiring special accommodations to participate in these meetings is asked to contact the District Manager's Office, at least 48 hours before the hearing. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

A person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that such person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which the appeal is to be based.

Jane Gaarlandt
District Manager

Run Date(s): _____ & _____

PUBLISH: ONCE A WEEK FOR 2 CONSECUTIVE WEEKS, THE LAST DAY OF PUBLICATION TO BE NOT FEWER THAN 14 DAYS OR MORE THAN 28 DAYS BEFORE THE DATE OF ELECTION, IN A NEWSPAPER WHICH IS IN GENERAL CIRCULATION IN THE AREA OF THE DISTRICT

**INSTRUCTIONS RELATING TO LANDOWNERS' MEETING OF
NORTH BOULEVARD COMMUNITY DEVELOPMENT DISTRICT
FOR THE ELECTION OF SUPERVISORS**

DATE OF
LANDOWNERS' MEETING: **November __, 2021**

TIME: **__:__ A/P.M.**

LOCATION: _____

Pursuant to Chapter 190, *Florida Statutes*, and after a Community Development District ("**District**") has been established and the landowners have held their initial election, there shall be a subsequent landowners' meeting for the purpose of electing members of the Board of Supervisors ("**Board**") every two years until the District qualifies to have its board members elected by the qualified electors of the District. The following instructions on how all landowners may participate in the election are intended to comply with Section 190.006(2)(b), *Florida Statutes*.

A landowner may vote in person at the landowners' meeting, or the landowner may nominate a proxy holder to vote at the meeting in place of the landowner. Whether in person or by proxy, each landowner shall be entitled to cast one vote per acre of land owned by him or her and located within the District, for each position on the Board that is open for election for the upcoming term. A fraction of an acre shall be treated as one (1) acre, entitling the landowner to one vote with respect thereto. For purposes of determining voting interests, platted lots shall be counted individually and rounded up to the nearest whole acre. Moreover, please note that a particular parcel of real property is entitled to only one vote for each eligible acre of land or fraction thereof; therefore, two or more people who own real property in common, that is one acre or less, are together entitled to only one vote for that real property.

At the landowners' meeting, the first step is to elect a chair for the meeting, who may be any person present at the meeting. The landowners shall also elect a secretary for the meeting who may be any person present at the meeting. The secretary shall be responsible for the minutes of the meeting. The chair shall conduct the nominations and the voting. If the chair is a landowner or proxy holder of a landowner, he or she may nominate candidates and make and second motions. Candidates must be nominated and then shall be elected by a vote of the landowners. Nominees may be elected only to a position on the Board that is open for election for the upcoming term.

This year, three (3) seats on the Board will be up for election by landowners. The two candidates receiving the highest number of votes shall be elected for a term of four (4) years. The candidate receiving the next highest number of votes shall be elected for a term of two (2) years. The term of office for each successful candidate shall commence upon election.

A proxy is available upon request. To be valid, each proxy must be signed by one of the legal owners of the property for which the vote is cast and must contain the typed or printed name of the individual who signed the proxy; the street address, legal description of the property or tax parcel identification number; and the number of authorized votes. If the proxy authorizes more than one vote, each property must be listed and the number of acres of each property must be included. The signature on a proxy does not need to be notarized.

LANDOWNER PROXY

**NORTH BOULEVARD COMMUNITY DEVELOPMENT DISTRICT
CITY OF HAINES CITY, POLK COUNTY, FLORIDA
LANDOWNERS' MEETING – NOVEMBER __, 2021**

KNOW ALL MEN BY THESE PRESENTS, that the undersigned, the fee simple owner of the lands described herein, hereby constitutes and appoints _____ (“Proxy Holder”) for and on behalf of the undersigned, to vote as proxy at the meeting of the landowners of the North Boulevard Community Development District to be held at _____, on November __, 2021, at __: __ a.p.m., and at any adjournments thereof, according to the number of acres of unplatted land and/or platted lots owned by the undersigned landowner that the undersigned would be entitled to vote if then personally present, upon any question, proposition, or resolution or any other matter or thing that may be considered at said meeting including, but not limited to, the election of members of the Board of Supervisors. Said Proxy Holder may vote in accordance with his or her discretion on all matters not known or determined at the time of solicitation of this proxy, which may legally be considered at said meeting.

Any proxy heretofore given by the undersigned for said meeting is hereby revoked. This proxy is to continue in full force and effect from the date hereof until the conclusion of the landowners’ meeting and any adjournment or adjournments thereof, but may be revoked at any time by written notice of such revocation presented at the landowners’ meeting prior to the Proxy Holder’s exercising the voting rights conferred herein.

Printed Name of Legal Owner

Signature of Legal Owner

Date

Parcel Description

Acreage

Authorized Votes

[Insert above the street address of each parcel, the legal description of each parcel, or the tax identification number of each parcel. If more space is needed, identification of parcels owned may be incorporated by reference to an attachment hereto.]

Total Number of Authorized Votes:

NOTES: Pursuant to Section 190.006(2)(b), *Florida Statutes* (2020), a fraction of an acre is treated as one (1) acre entitling the landowner to one vote with respect thereto. For purposes of determining voting interests, platted lots shall be counted individually and rounded up to the nearest whole acre. Moreover, two (2) or more persons who own real property in common that is one acre or less are together entitled to only one vote for that real property.

If the fee simple landowner is not an individual, and is instead a corporation, limited liability company, limited partnership or other entity, evidence that the individual signing on behalf of the entity has the authority to do so should be attached hereto (e.g., bylaws, corporate resolution, etc.).

OFFICIAL BALLOT

NORTH BOULEVARD COMMUNITY DEVELOPMENT DISTRICT

**CITY OF HAINES CITY, POLK COUNTY, FLORIDA
LANDOWNERS' MEETING - NOVEMBER __, 2021**

For Election (3 Supervisors): The two (2) candidates receiving the highest number of votes will each receive a four (4) year term, and the one (1) candidate receiving the next highest number of votes will receive a two (2) year term, with the term of office for the successful candidates commencing upon election.

The undersigned certifies that he/she/it is the fee simple owner of land, or the proxy holder for the fee simple owner of land, located within the North Boulevard Community Development District and described as follows:

Description

Acreage

_____	_____
_____	_____
_____	_____

[Insert above the street address of each parcel, the legal description of each parcel, or the tax identification number of each parcel.] [If more space is needed, identification of parcels owned may be incorporated by reference to an attachment hereto.]

or

Attach Proxy.

I, _____, as Landowner, or as the proxy holder of _____ (Landowner) pursuant to the Landowner's Proxy attached hereto, do cast my votes as follows:

SEAT #	NAME OF CANDIDATE	NUMBER OF VOTES
1		
2		
5		

Date: _____

Signed: _____

Printed Name: _____

SECTION XI

**NORTH BOULEVARD
COMMUNITY DEVELOPMENT DISTRICT
CITY OF HAINES CITY, FLORIDA
FINANCIAL REPORT
FOR THE FISCAL YEAR ENDED
SEPTEMBER 30, 2020**

**NORTH BOULEVARD COMMUNITY DEVELOPMENT DISTRICT
CITY OF HAINES CITY, FLORIDA**

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Grau & Associates

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INDEPENDENT AUDITOR'S REPORT

To the Board of Supervisors
North Boulevard Community Development District
City of Haines City, Florida

Report on the Financial Statements

We have audited the accompanying financial statements of the governmental activities and each major fund of North Boulevard Community Development District, City of Haines City, Florida ("District") as of and for the fiscal year ended September 30, 2020, which collectively comprise the District's basic financial statements as listed in the table of contents.

Management's Responsibility for the Financial Statements

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 policies 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 for the fiscal 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 and budgetary comparison information 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 our report dated June 3, 2021 on our consideration of the District's internal control over financial reporting and on 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 effectiveness of the District's 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.

June 3, 2021

MANAGEMENT'S DISCUSSION AND ANALYSIS

The management of the North Boulevard Community Development District, City of Haines City, Florida ("District") would like to offer the readers of the District's financial statements this discussion and analysis of the District's financial activities for the fiscal year ended September 30, 2020. Please read it in conjunction with the District's Independent Auditor's Report, basic financial statements, accompanying notes and supplementary information to the basic financial statements.

FINANCIAL HIGHLIGHTS

- The assets of the District exceeded its liabilities at the close of the most recent fiscal year resulting in a net position balance of \$1,196,756.
- The change in the District's total net position in comparison with the prior fiscal year was \$1,092,201, an increase. The key components of the District's net position and change in net position are reflected in the table in the government-wide financial analysis section.
- At September 30, 2020, the District's governmental funds reported combined ending fund balances of \$882,804, a decrease of (\$158,126) in comparison with the prior fiscal year. A portion of fund balance is non-spendable for prepaid items and deposits, restricted for debt service and capital projects, and the remainder is unassigned fund balance which is available for spending at the District's discretion.

OVERVIEW OF FINANCIAL STATEMENTS

This discussion and analysis are intended to serve as the introduction to the District's basic financial statements. The District's basic financial statements are comprised of three components: 1) government-wide financial statements, 2) fund financial statements, and 3) notes to the financial statements. This report also contains other supplementary information in addition to the basic financial statements themselves.

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 the District's assets and liabilities, with the difference between the two 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 assessments. The District does not have any business-type activities. The governmental activities of the District include the general government (management), amenity, gate house and maintenance 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, the governmental funds.

OVERVIEW OF FINANCIAL STATEMENTS (Continued)

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 District's near-term financing decisions. Both the governmental fund balance sheet and the governmental fund statement of revenues, expenditures, and changes in fund balance provide a reconciliation to facilitate this comparison between governmental funds and governmental activities.

The District maintains three governmental funds for external reporting. 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, all of which are considered 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 the 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

As noted earlier, net position may serve over time as a useful indicator of an entity's financial position. In the case of the District, assets exceeded liabilities at the close of the most recent fiscal year.

Key components of the District's net position are reflected in the following table:

NET POSITION SEPTEMBER 30,		
	2020	2019
Assets, excluding capital assets	\$ 899,458	\$ 1,794,188
Capital assets, net of depreciation	7,624,785	7,458,456
Total assets	8,524,243	9,252,644
Liabilities, excluding long-term liabilities	166,953	1,058,091
Long-term liabilities	7,160,534	8,089,998
Total liabilities	7,327,487	9,148,089
Net Position		
Net investment in capital assets	472,912	(340,750)
Restricted	651,267	422,543
Unrestricted	72,577	22,762
Total net position	\$ 1,196,756	\$ 104,555

GOVERNMENT-WIDE FINANCIAL ANALYSIS (Continued)

The District's net position reflects its investment in capital assets (e.g. land, land improvements, and infrastructure); less any related debt used to acquire those assets that is still outstanding. These assets are used to provide services to residents; consequently, these assets are not available for future spending. Although the District's investment in capital assets is reported net of related debt, it should be noted that the resources needed to repay this debt must be provided from other sources, since the capital assets themselves cannot be used to liquidate these liabilities.

The restricted portion of the District's net position represents resources that are subject to external restrictions on how they may be used. The remaining balance of unrestricted net position may be used to meet the District's other obligations.

The District's net position increased during the most recent fiscal year. The majority of the increase represents the extent to which ongoing program revenues exceeded the cost of operations and depreciation expense.

Key elements of the change in net position are reflected in the following table:

CHANGES IN NET POSITION FOR THE FISCAL YEAR ENDED SEPTEMBER 30,

	2020	2019
Revenues:		
Program revenues		
Charges for services	\$ 1,539,435	\$ 652,543
Operating grants and contributions	5,464	11,652
Capital grants and contributions	2,556,024	229,806
General revenues		
Unrestricted investment earnings	244	482
Total revenues	4,101,167	894,483
Expenses:		
General government	88,663	137,914
Maintenance and operations	330,482	17,260
Developer reimbursement	-	151,037
Conveyance of infrastructure	2,264,864	-
Interest	324,957	406,854
Bond issuance costs	-	253,079
Total expenses	3,008,966	966,144
Change in net position	1,092,201	(71,661)
Net position - beginning	104,555	176,216
Net position - ending	\$ 1,196,756	\$ 104,555

As noted above and in the statement of activities, the cost of all governmental activities during the fiscal year ended September 30, 2020 was \$3,008,966. The costs of the District's activities were primarily funded by program revenues. Program revenues are comprised primarily of assessments, investment earnings, and Developer contributions. The increase in revenues over the prior fiscal year is due to mostly due to prepaid assessments received and capital assets contributed to the District from the Developer in the current year. In total, expenses increased mainly as the result of the conveyance of capital assets to other entities for ownership and maintenance during the current year.

GENERAL BUDGETING 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. The legal level of budgetary control, the level at which expenditures may not exceed budget, is in the aggregate. Any budget amendments that increase the aggregate budgeted appropriations must be approved by the Board of Supervisors. Actual general fund expenditures did not exceed appropriations for the fiscal year ended September 30, 2020.

CAPITAL ASSETS AND DEBT ADMINISTRATION

Capital Assets

At September 30, 2020, the District had \$7,842,636 invested in capital assets for its governmental activities. In the government-wide financial statements depreciation of \$217,851 has been taken, which resulted in a net book value of \$7,624,785. More detailed information about the District's capital assets is presented in the notes of the financial statements.

Capital Debt

At September 30, 2020, the District had \$7,175,000 in Bonds outstanding. More detailed information about the District's capital debt is presented in the notes of the financial statements.

ECONOMIC FACTORS AND NEXT YEAR'S BUDGET

For the subsequent fiscal year the District anticipates an increase in general operations as the District continues to build out.

CONTACTING THE DISTRICT'S FINANCIAL MANAGEMENT

This financial report is designed to provide property owners, customers, investors and creditors with a general overview of the District's finances and to demonstrate the District's accountability for the financial resources it manages and the stewardship of the facilities it maintains. If you have questions about this report or need additional financial information, contact the North Boulevard Community Development District's Finance Department at 219 E. Livingston Street, Orlando FL, 32801.

**NORTH BOULEVARD COMMUNITY DEVELOPMENT DISTRICT
CITY OF HAINES CITY, FLORIDA
STATEMENT OF NET POSITION
SEPTEMBER 30, 2020**

	Governmental Activities
ASSETS	
Cash	\$ 64,951
Assessments receivable	104,011
Interest receivable	3
Prepays and deposits	23,655
Restricted assets:	
Investments	706,838
Capital assets:	
Depreciable, net	7,624,785
Total assets	<u>8,524,243</u>
LIABILITIES	
Accounts payable	16,654
Accrued interest payable	150,299
Non-current liabilities:	
Due within one year	395,000
Due in more than one year	6,765,534
Total liabilities	<u>7,327,487</u>
NET POSITION	
Net investment in capital assets	472,912
Restricted for debt service	651,267
Unrestricted	72,577
Total net position	<u>\$ 1,196,756</u>

See notes to the financial statements

**NORTH BOULEVARD COMMUNITY DEVELOPMENT DISTRICT
CITY OF HAINES CITY, FLORIDA
STATEMENT OF ACTIVITIES
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2020**

Functions/Programs	Program Revenues				Net (Expense)
	Expenses	Charges for Services	Operating Grants and Contributions	Capital Grants and Contributions	Revenue and Changes in Net Position
Primary government:					
Governmental activities:					
General government	\$ 88,663	\$ 88,663	\$ -	\$ -	\$ -
Maintenance and operations	330,482	141,209	-	2,556,024	2,366,751
Conveyance of infrastructure	2,264,864	-	-	-	(2,264,864)
Interest on long-term debt	324,957	1,309,563	5,464	-	990,070
Total governmental activities	3,008,966	1,539,435	5,464	2,556,024	1,091,957
General revenues:					
Unrestricted investment earnings					244
Total general revenues					244
Change in net position					1,092,201
Net position - beginning					104,555
Net position - ending					\$ 1,196,756

See notes to the financial statements

**NORTH BOULEVARD COMMUNITY DEVELOPMENT DISTRICT
CITY OF HAINES CITY, FLORIDA
BALANCE SHEET
GOVERNMENTAL FUNDS
SEPTEMBER 30, 2020**

	Major Funds			Total
	General	Debt Service	Capital Projects	Governmental Funds
ASSETS				
Cash	\$ 64,951	\$ -	\$ -	\$ 64,951
Investments	-	698,177	8,661	706,838
Assessments receivable	625	103,386	-	104,011
Interest receivable	-	3	-	3
Prepays and deposits	23,655	-	-	23,655
Total assets	<u>\$ 89,231</u>	<u>\$ 801,566</u>	<u>\$ 8,661</u>	<u>\$ 899,458</u>
LIABILITIES AND FUND BALANCES				
Liabilities:				
Accounts payable	\$ 16,654	\$ -	\$ -	\$ 16,654
Total liabilities	<u>16,654</u>	<u>-</u>	<u>-</u>	<u>16,654</u>
Fund balances:				
Nonspendable:				
Prepays and deposits	23,655	-	-	23,655
Restricted for:				
Debt service	-	801,566	-	801,566
Capital projects	-	-	8,661	8,661
Unassigned	48,922	-	-	48,922
Total fund balances	<u>72,577</u>	<u>801,566</u>	<u>8,661</u>	<u>882,804</u>
Total liabilities and fund balances	<u>\$ 89,231</u>	<u>\$ 801,566</u>	<u>\$ 8,661</u>	<u>\$ 899,458</u>

See notes to the financial statements

**NORTH BOULEVARD COMMUNITY DEVELOPMENT DISTRICT
CITY OF HAINES CITY, FLORIDA
RECONCILIATION OF THE BALANCE SHEET –
GOVERNMENTAL FUNDS TO THE STATEMENT OF NET POSITION
SEPTEMBER 30, 2020**

Total fund balances - governmental funds	\$	882,804
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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 as assets in the governmental funds. The statement of net position includes those capital assets in the net position of the government as a whole.

Cost of capital assets	7,842,636		
Accumulated depreciation	<u>(217,851)</u>		7,624,785

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

Accrued interest payable	(150,299)		
Bonds payable	<u>(7,160,534)</u>		<u>(7,310,833)</u>

Net position of governmental activities		<u>\$</u>	<u>1,196,756</u>
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See notes to the financial statements

**NORTH BOULEVARD COMMUNITY DEVELOPMENT DISTRICT
CITY OF HAINES CITY, FLORIDA
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
GOVERNMENTAL FUNDS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2020**

	Major Funds			Total
	General	Debt Service	Capital Projects	Governmental Funds
REVENUES				
Assessments	\$ 229,676	\$ 1,309,563	\$ -	\$ 1,539,239
Developer contributions	-	-	37,258	37,258
Interest income	244	5,464	1,856	7,564
Amenity revenue	196	-	-	196
Total revenues	230,116	1,315,027	39,114	1,584,257
EXPENDITURES				
Current:				
General government	88,663	-	-	88,663
Maintenance and operations	112,631	-	-	112,631
Debt service:				
Principal	-	1,000,000	-	1,000,000
Interest	-	408,955	-	408,955
Capital outlay	-	-	132,134	132,134
Total expenditures	201,294	1,408,955	132,134	1,742,383
Excess (deficiency) of revenues over (under) expenditures	28,822	(93,928)	(93,020)	(158,126)
OTHER FINANCING SOURCES (USES)				
Interfund transfer in (out)	-	254,541	(254,541)	-
Total other financing sources (uses)	-	254,541	(254,541)	-
Net change in fund balances	28,822	160,613	(347,561)	(158,126)
Fund balances - beginning	43,755	640,953	356,222	1,040,930
Fund balances - ending	\$ 72,577	\$ 801,566	\$ 8,661	\$ 882,804

See notes to the financial statements

**NORTH BOULEVARD COMMUNITY DEVELOPMENT DISTRICT
CITY OF HAINES CITY, FLORIDA
RECONCILIATION OF THE STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN
FUND BALANCES OF GOVERNMENTAL FUNDS TO THE STATEMENT OF ACTIVITIES
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2020**

Net change in fund balances - total governmental funds \$ (158,126)

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

Governmental funds report capital outlays as expenditures; however, in
the statement of activities, the cost of those assets is eliminated and is
capitalized in the statement of net position as capital assets. 132,134

Conveyances of infrastructure improvements to other governments of
previously capitalized capital assets is recorded as an expense in the
statement of activities. (2,264,864)

The statement of activities reports noncash contributions as revenues,
but these revenues are not reported in the governmental fund financial
statements. 2,516,910

Depreciation of capital assets is not recognized in the governmental
fund statements but is reported as an expense in the statement of
activities. (217,851)

Repayment of long-term liabilities are reported as expenditures in the
governmental fund statement but such repayments reduce liabilities in
the statement of net position and are eliminated in the statement of
activities. 1,000,000

Amortization of Bond discounts is not recognized in the governmental
fund financial statements, but is reported as an expense in the
statement of activities. (536)

The change in accrued interest on long-term liabilities between the
current and prior fiscal year is recorded in the statement of activities
but not in the fund financial statements. 84,534

Change in net position of governmental activities \$ 1,092,201

See notes to the financial statements

**NORTH BOULEVARD COMMUNITY DEVELOPMENT DISTRICT
CITY OF HAINES CITY, FLORIDA
NOTES TO FINANCIAL STATEMENTS**

NOTE 1 – NATURE OF ORGANIZATION AND REPORTING ENTITY

North Boulevard Community Development District ("District") was established by Ordinance No. 17-1555, adopted by City of Haines City, Florida on April 6, 2017 and created 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, power to borrow money and issue bonds, and to levy and assess non-ad valorem assessments for the financing and delivery of capital infrastructure.

The District was established for the purposes 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 ("Board"), which is composed of five members. The Supervisors are elected by the owners of the property within the District. The Board exercises all powers granted to the District pursuant to Chapter 190, Florida Statutes. At September 30, 2020 certain Board members are affiliated with HH CR 547 Investors I, LLC ("Developer").

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. Under the provisions of those standards, the financial reporting entity consists of the primary government, organizations for which the District 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.

NOTE 2 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

Government-Wide and Fund Financial Statements

The basic 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 primary government. 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. Operating-type special assessments for maintenance and debt service are treated as charges for services and 2) grants and contributions that are restricted to meeting the operational or capital requirements of a particular function or segment. Other items not included among program revenues are reported instead as *general revenues*.

NOTE 2 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

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. Grants and similar items are to be recognized as revenue as soon as all eligibility requirements imposed by the provider have been met.

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 government 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

Assessments are non-ad valorem assessments on all assessable property within the District. Assessments are levied to pay for the operations and maintenance and debt service of the District. The fiscal year for which annual assessments are levied begins on October 1 and, if collected using the Uniform Method of Collection, with discounts available for payments through February 28 and become delinquent on April 1. Alternatively, the District adopts a resolution providing for the collection dates and directly collects the assessments.

Assessments and interest associated with the current fiscal period are considered to be susceptible to accrual and so have been recognized as revenues of the current fiscal period. The portion of assessments receivable due within the current fiscal period is considered to be susceptible to accrual as revenue of the current period.

The District reports the following major governmental funds:

General Fund

The general fund is the general operating fund of the District. It is used to account for all financial resources except those required to be accounted for in another fund.

Debt Service Fund

The debt service fund is used to account for the accumulation of resources for the annual payment of principal and interest on long-term debt.

Capital Projects Fund

This 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 District's policy to use restricted resources first for qualifying expenditures, then unrestricted resources as they are needed.

Assets, Liabilities and Net Position or Equity

Restricted Assets

These assets represent cash and investments set aside pursuant to Bond covenants or other contractual restrictions.

NOTE 2 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

Assets, Liabilities and Net Position or Equity (Continued)

Deposits and Investments

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

The District has elected to proceed under the Alternative Investment Guidelines as set forth in Section 218.415 (17) Florida Statutes. The District may invest any surplus public funds in the following:

- a) The Local Government Surplus Trust Funds, or any intergovernmental investment pool authorized pursuant to the Florida Interlocal Cooperation Act;
- b) Securities and Exchange Commission registered money market funds with the highest credit quality rating from a nationally recognized rating agency;
- c) Interest bearing time deposits or savings accounts in qualified public depositories;
- d) Direct obligations of the U.S. Treasury.

Securities listed in paragraph c and d shall be invested to provide sufficient liquidity to pay obligations as they come due. In addition, surplus funds may be deposited into certificates of deposit which are insured and any unspent Bond proceeds are required to be held in investments as specified in the Bond Indenture.

The District records all interest revenue related to investment activities in the respective funds. Investments are measured at amortized cost or reported at fair value as required by generally accepted accounting principles.

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 and equipment, and infrastructure assets (e.g., roads, sidewalks and similar items) are reported in the government activities columns 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 (amount not rounded) 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 estimated fair market value at the date of donation.

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

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

<u>Assets</u>	<u>Years</u>
Stormwater management	30
Roadways	30
Entry features	30
Parks & amenities	30

NOTE 2 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

Assets, Liabilities and Net Position or Equity (Continued)

Unearned Revenue

Governmental funds report unearned revenue in connection with resources that have been received, but not yet earned.

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 ratably over the life of the Bonds. Bonds payable are reported net of applicable premiums or discounts. Bond issuance costs are expensed when incurred.

In the fund financial statements, governmental fund types recognize premiums and discounts, as well as issuance costs, during the current period. The face amount of debt issued is reported as other financing sources. Premiums received on debt issuances are reported as other financing sources while 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 debt service 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.

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.

Fund Equity/Net Position

In the fund financial statements, governmental funds report non spendable and restricted fund balance for amounts that are not available for appropriation or are legally restricted by outside parties for use for a specific purpose. Assignments of fund balance represent tentative management plans that are subject to change.

The District can establish limitations on the use of fund balance as follows:

Committed fund balance – Amounts that can be used only for the specific purposes determined by a formal action (resolution) of the Board of Supervisors. Commitments may be changed or lifted only by the Board of Supervisors taking the same formal action (resolution) that imposed the constraint originally. Resources accumulated pursuant to stabilization arrangements sometimes are reported in this category.

Assigned fund balance – Includes spendable fund balance amounts that are intended to be used for specific purposes that are neither considered restricted nor committed. The Board may also assign fund balance as it does when appropriating fund balance to cover differences in estimated revenue and appropriations in the subsequent year's appropriated budget. Assignments are generally temporary and normally the same formal action need not be taken to remove the assignment.

The District first uses committed fund balance, followed by assigned fund balance and then unassigned fund balance when expenditures are incurred for purposes for which amounts in any of the unrestricted fund balance classifications could be used.

NOTE 2 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

Assets, Liabilities and Net Position or Equity (Continued)

Fund Equity/Net Position (Continued)

Net position is the difference between assets and deferred outflows of resources less liabilities and deferred inflows of resources. Net position in the government-wide financial statements are categorized as net investment in capital assets, restricted or unrestricted. Net investment in capital assets represents net position related to infrastructure and property, plant and equipment. Restricted net position represents the assets restricted by the District's Bond covenants or other contractual restrictions. Unrestricted net position consists of the net position not meeting the definition of either of the other two components.

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.

NOTE 3 – BUDGETARY INFORMATION

The District is required to establish a budgetary system and an approved Annual Budget. Annual Budgets are adopted on a basis consistent with generally accepted accounting principles for the general fund. All annual appropriations lapse at fiscal year end.

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

- a) Each year the District Manager submits to the District Board a proposed operating budget for the fiscal year commencing the following October 1.
- b) A public hearing is conducted to obtain public comments.
- c) Prior to October 1, the budget is legally adopted by the District Board.
- d) All budget changes must be approved by the District Board.
- e) The budgets are adopted on a basis consistent with generally accepted accounting principles.
- f) Unused appropriation for annually budgeted funds lapse at the end of the year.

NOTE 4 – 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.

NOTE 4 – DEPOSITS AND INVESTMENTS (Continued)

Investments

The District's investments were held as follows at September 30, 2020:

	Amortized Cost	Credit Risk	Maturities
First American Treasury Obligations Fund			Weighted average of the
CL Y	\$ 706,838	S&P AAAM	portfolio: 46 days
Total Investments	<u>\$ 706,838</u>		

Credit risk – For investments, credit risk is generally the risk that an issuer of an investment will not fulfill its obligation to the holder of the investment. This is measured by the assignment of a rating by a nationally recognized statistical rating organization. Investment ratings by investment type are included in the preceding summary of investments.

Concentration risk – The District places no limit on the amount the District may invest in any one issuer.

Interest rate risk – The District does not have a formal policy that limits investment maturities as a means of managing exposure to fair value losses arising from increasing interest rates.

However, the Bond Indenture limits the type of investments held using unspent proceeds.

Fair Value Measurement – When applicable, the District measures and records its investments using fair value measurement guidelines established in accordance with GASB Statements. The framework for measuring fair value provides a fair value hierarchy that prioritizes the inputs to valuation techniques.

These guidelines recognize a three-tiered fair value hierarchy, in order of highest priority, as follows:

- *Level 1:* Investments whose values are based on unadjusted quoted prices for identical investments in active markets that the District has the ability to access;
- *Level 2:* Investments whose inputs - other than quoted market prices - are observable either directly or indirectly; and,
- *Level 3:* Investments whose inputs are unobservable.

The fair value measurement level within the fair value hierarchy is based on the lowest level of any input that is significant to the entire fair value measurement. Valuation techniques used should maximize the use of observable inputs and minimize the use of unobservable inputs.

Money market investments that have a maturity at the time of purchase of one year or less and are held by governments other than external investment pools should be measured at amortized cost. Accordingly, the District's investments have been reported at amortized cost above.

NOTE 5 – INTERFUND TRANSFERS

Interfund transfers for the fiscal year ended September 30, 2020 were as follows:

Fund	Transfer in	Transfer out
Debt service	\$ 254,541	\$ -
Capital projects	-	254,541
Total	<u>\$ 254,541</u>	<u>\$ 254,541</u>

Transfers are used to move revenues from the fund where collection occurs to the fund where funds have been reallocated for use. In the case of the District, transfers from the capital projects fund to the debt service fund were made in accordance with the Bond Indentures.

NOTE 6 – CAPITAL ASSETS

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

	Beginning Balance	Additions	Reductions	Ending Balance
<u>Governmental activities</u>				
Capital assets, not being depreciated				
Construction in progress	\$ 7,458,456	\$ 2,649,044	\$ 10,107,500	\$ -
Total capital assets, not being depreciated	7,458,456	2,649,044	10,107,500	-
Capital assets, being depreciated				
Stormwater management	-	5,008,834	-	5,008,834
Roadways	-	1,829,313	-	1,829,313
Entry features	-	326,663	-	326,663
Parks & amenities	-	677,826	-	677,826
Total capital assets, being depreciated	-	7,842,636	-	7,842,636
Less accumulated depreciation for:				
Stormwater management	-	139,134	-	139,134
Roadways	-	50,814	-	50,814
Entry features	-	9,074	-	9,074
Parks & amenities	-	18,829	-	18,829
Total accumulated depreciation	-	217,851	-	217,851
Total capital assets, being depreciated, net	-	7,624,785	-	7,624,785
Governmental activities capital assets	\$ 7,458,456	\$ 10,273,829	\$ 10,107,500	\$ 7,624,785

The infrastructure intended to serve the District is estimated at a total cost of approximately \$10,107,500. The infrastructure will include off-site improvements, stormwater management, Lift Station/Water/Sewer Utilities, roadways, entry features, and parks/amenities. Approximately \$8.2 million of the project costs is expected to be financed with the proceeds from the issuance of Bonds while the remaining costs are expected to be funded by Developer contributions. Upon completion, the Utilities are to be conveyed to City of Haines City for ownership and maintenance.

The project was declared complete during the current fiscal year. The District recognized \$2,516,910 of contributions of capital assets from the Developer and \$2,264,864 of conveyances of assets to other entities for ownership and maintenance during the current fiscal year.

NOTE 7 – LONG-TERM LIABILITIES

Series 2017 Bonds

On October 16, 2017, the District issued \$4,965,000 of Special Assessment Bonds, Series 2017 consisting of multiple term Bonds with due dates ranging from May 1, 2023 to May 1, 2048 and fixed interest rates ranging from 3.5% to 5%. The Bonds were issued to finance the acquisition, construction and equipping of certain improvements for the benefit of the District. Interest is to be paid semiannually on each May 1 and November 1. Principal on the Bonds is to be paid serially commencing May 1, 2019 through May 1, 2048.

The Series 2017 Bonds are subject to redemption at the option of the District prior to their maturity. The Series 2017 Bonds are subject to optional and mandatory redemption prior to their selected maturity in the manner determined by the Bond Registrar if certain events occurred as outlined in the Bond Indenture.

The Bond Indenture established a debt service reserve requirement as well as other 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 agrees to levy special assessments in annual amounts adequate to provide payment of debt service and to meet the reserve requirements. The District was in compliance with the requirements at September 30, 2020.

NOTE 7 – LONG-TERM LIABILITIES (Continued)

Series 2019 Bonds

On January 17, 2019, the District issued \$4,335,000 of Special Assessment Bonds, Series 2019 consisting of multiple term Bonds with due dates ranging from November 1, 2024 to November 1, 2049 and fixed interest rates ranging from 4.25% to 5.625%. The Bonds were issued to finance the acquisition, construction and equipping of certain improvements for the benefit of the District. Interest is to be paid semiannually on each May 1 and November 1. Principal on the Bonds is to be paid serially commencing November 1, 2020 through November 1, 2049.

The Series 2019 Bonds are subject to redemption at the option of the District prior to their maturity. The Series 2019 Bonds are subject to optional and mandatory redemption prior to their selected maturity in the manner determined by the Bond Registrar if certain events occurred as outlined in the Bond Indenture. This occurred during the current fiscal year as the District collected assessments from lot closings and prepaid \$930,000 of the Series 2019 Bonds. See Note 13 - Subsequent Events for additional call amounts subsequent to the fiscal year end.

The Bond Indenture established a debt service reserve requirement as well as other 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 agrees to levy special assessments in annual amounts adequate to provide payment of debt service and to meet the reserve requirements. The District was in compliance with the requirements at September 30, 2020.

Long-term Debt Activity

Changes in long-term liability activity for the fiscal year ended September 30, 2020 were as follows:

	Beginning Balance	Additions	Reductions	Ending Balance	Due Within One Year
<u>Governmental activities</u>					
Series 2017	\$ 3,840,000	\$ -	\$ 70,000	\$ 3,770,000	\$ 70,000
Less: issuance discount	(15,002)	-	(536)	(14,466)	-
Series 2019	4,335,000	-	930,000	3,405,000	325,000
Total	<u>\$ 8,159,998</u>	<u>\$ -</u>	<u>\$ 999,464</u>	<u>\$ 7,160,534</u>	<u>\$ 395,000</u>

At September 30, 2020, the scheduled debt service requirements on the long-term debt were as follows:

Year ending September 30:	Governmental Activities		
	Principal	Interest	Total
2021	\$ 395,000	\$ 352,013	\$ 747,013
2022	125,000	339,794	464,794
2023	125,000	335,044	460,044
2024	135,000	330,188	465,188
2025	135,000	324,571	459,571
2026-2030	780,000	1,527,010	2,307,010
2031-2035	980,000	1,320,825	2,300,825
2036-2040	1,265,000	1,046,007	2,311,007
2041-2045	1,630,000	676,753	2,306,753
2046-2050	1,605,000	204,750	1,809,750
	<u>\$ 7,175,000</u>	<u>\$ 6,456,955</u>	<u>\$ 13,631,955</u>

NOTE 8 – DEVELOPER TRANSACTIONS AND CONCENTRATION

The Developer owns a portion of land within the District; therefore, assessment revenues in the general and debt service funds include the assessments levied on those lots owned by the Developer. In addition, the Developer contributed \$37,258 to the capital projects fund, and the Developer contributed capital assets to the District at an approximate value of \$2,516,910.

The District's activity is dependent upon the continued involvement of the Developer, the loss of which could have a material adverse effect on the District's operations.

NOTE 9 – RELATED PARTY TRANSACTIONS

During the current fiscal year, the District incurred \$24,000 of construction management expenses with Heath Construction & Management, LLC, whose CEO is a Board member of the District.

NOTE 10 – MANAGEMENT COMPANY

The District has contracted with a management company to perform management advisory services, which include financial and accounting advisory services. Certain employees of the management company also serve as officers (Board appointed non-voting positions) of the District. Under the agreement, the District compensates the management company for management, accounting, financial reporting, and other administrative costs.

NOTE 11 – 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. The District has obtained commercial insurance from independent third parties to mitigate the costs of these risks; coverage may not extend to all situations. There were no settled claims during the past three years.

NOTE 12 – INTERLOCAL AGREEMENT

The District has entered into an interlocal agreement with Holly Hill Road East Community Development District ("HHRE") for the shared costs of maintaining certain amenities available to residents within the District and HHRE.

NOTE 13 – SUBSEQUENT EVENTS

Subsequent to fiscal year end, the District prepaid a total of \$310,000 of the Series 2019 Bonds. The prepayments were considered extraordinary mandatory redemptions as outlined in the Bond Indenture.

**NORTH BOULEVARD COMMUNITY DEVELOPMENT DISTRICT
CITY OF HAINES CITY, FLORIDA
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN
FUND BALANCE - BUDGET AND ACTUAL – GENERAL FUND
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2020**

	Budgeted Amounts <u>Original & Final</u>	Actual Amounts	Variance with Final Budget - Positive (Negative)
REVENUES			
Assessments	\$ 278,455	\$ 229,676	\$ (48,779)
Interest income	1,000	244	(756)
Amenity revenue	-	196	196
Total revenues	<u>279,455</u>	<u>230,116</u>	<u>(49,339)</u>
EXPENDITURES			
Current:			
General government	117,344	88,663	28,681
Maintenance and operations	123,582	112,631	10,951
Amenity	38,529	-	38,529
Total expenditures	<u>279,455</u>	<u>201,294</u>	<u>78,161</u>
Excess (deficiency) of revenues over (under) expenditures	<u>\$ -</u>	28,822	<u>\$ 28,822</u>
Fund balance - beginning		<u>43,755</u>	
Fund balance - ending		<u>\$ 72,577</u>	

See notes to required supplementary information

**NORTH BOULEVARD COMMUNITY DEVELOPMENT DISTRICT
CITY OF HAINES CITY, FLORIDA
NOTES TO REQUIRED SUPPLEMENTARY INFORMATION**

The District is required to establish a budgetary system and an approved Annual Budget for the General Fund. The District's budgeting process is based on estimates of cash receipts and cash expenditures which are approved by the Board. The budget approximates a basis consistent with accounting principles generally accepted in the United States of America (generally accepted accounting principles).

The legal level of budgetary control, the level at which expenditures may not exceed budget, is in the aggregate. Any budget amendments that increase the aggregate budgeted appropriations must be approved by the Board of Supervisors. Actual general fund expenditures did not exceed appropriations for the fiscal year ended September 30, 2020.



Grau & Associates

CERTIFIED PUBLIC ACCOUNTANTS

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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
North Boulevard Community Development District
City of Haines City, Florida

We have audited, in accordance with the 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 North Boulevard Community Development District, City of Haines City, Florida ("District") as of and for the fiscal 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 opinion thereon dated June 3, 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) to determine the audit procedures that are appropriate in the circumstances for the purpose of expressing our 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 was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control that might be material weaknesses or, significant deficiencies. Given these limitations, during our audit we did not identify any deficiencies in internal control 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 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.

June 3, 2021



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**INDEPENDENT AUDITOR'S REPORT ON COMPLIANCE WITH THE
REQUIREMENTS OF SECTION 218.415, FLORIDA STATUTES, REQUIRED BY
RULE 10.556(10) OF THE AUDITOR GENERAL OF THE STATE OF FLORIDA**

To the Board of Supervisors
North Boulevard Community Development District
City of Haines City, Florida

We have examined North Boulevard Community Development District, City of Haines City, Florida's ("District") compliance with the requirements of Section 218.415, Florida Statutes, in accordance with Rule 10.556(10) of the Auditor General of the State of Florida during the fiscal year ended September 30, 2020. Management is responsible for District's compliance with those requirements. Our responsibility is to express an opinion on 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. Those standards require that we plan and perform the examination to obtain reasonable assurance about whether the District complied, in all material respects, with the specified requirements referenced in Section 218.415, Florida Statutes. An examination involves performing procedures to obtain evidence about whether the District complied with the specified requirements. The nature, timing, and extent of the procedures selected depend on our judgment, including an assessment of the risks of material noncompliance, whether due to fraud or error. We believe that the evidence we obtained is sufficient and appropriate to provide 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 fiscal year ended September 30, 2020.

This report 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, management, and the Board of Supervisors of North Boulevard Community Development District, City of Haines City, Florida and is not intended to be and should not be used by anyone other than these specified parties.

June 3, 2021



Grau & Associates

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MANAGEMENT LETTER PURSUANT TO THE RULES OF THE AUDITOR GENERAL FOR THE STATE OF FLORIDA

To the Board of Supervisors
North Boulevard Community Development District
City of Haines City, Florida

Report on the Financial Statements

We have audited the accompanying basic financial statements of North Boulevard Community Development District, City of Haines City, Florida ("District") as of and for the fiscal year ended September 30, 2020, and have issued our report thereon dated June 3, 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 Florida Auditor General.

Other Reporting Requirements

We have issued our Independent Auditor's Report on Internal Control over Financial Reporting and on Compliance and Other Matters Based on an Audit of the 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 June 3, 2021 should be considered in conjunction with this management letter.

Purpose of this Letter

The purpose of this letter is to comment on those matters required by Chapter 10.550 of the Rules of the Auditor General for the State of Florida. Accordingly, in connection with our audit of the financial statements of the District, as described in the first paragraph, we report the following:

- I. **Current year findings and recommendations.**
- II. **Status of prior year findings and recommendations.**
- III. **Compliance with the Provisions of the Auditor General of the State of Florida.**

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, as applicable, management, and the Board of Supervisors of North Boulevard Community Development District, City of Haines City, Florida and is not intended to be and should not be used by anyone other than these specified parties.

We wish to thank North Boulevard Community Development District, City of Haines City, Florida and the personnel associated with it, for the opportunity to be of service to them in this endeavor as well as future engagements, and the courtesies extended to us.

June 3, 2021

REPORT TO MANAGEMENT

I. CURRENT YEAR FINDINGS AND RECOMMENDATIONS

None

II. PRIOR YEAR FINDINGS AND RECOMMENDATIONS

2019-01 Financial Statement Closing Procedures

Current Status: Matter has been resolved

III. COMPLIANCE WITH THE PROVISIONS OF THE AUDITOR GENERAL OF THE STATE OF FLORIDA

Unless otherwise required to be reported in the auditor's report on compliance and internal controls, the management letter shall include, but not be limited to the following:

1. A statement as to whether or not corrective actions have been taken to address findings and recommendations made in the preceding annual financial audit report.

There were no significant findings and recommendations made in the preceding annual financial audit report for the fiscal year ended September 30, 2019, except as shown above.

2. Any recommendations to improve the local governmental entity's financial management.

There were no such matters discovered by, or that came to the attention of, the auditor, to be reported for the fiscal year ended September 30, 2020.

3. 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.

There were no such matters discovered by, or that came to the attention of, the auditor, to be reported, for the fiscal year ended September 30, 2020.

4. The name or official title and legal authority of the District are disclosed in the notes to the financial statements.

5. The District has not met one or more of the financial emergency conditions described in Section 218.503(1), Florida Statutes.

6. We applied financial condition assessment procedures and no deteriorating financial conditions were noted as of September 30, 2020. It is management's responsibility to monitor 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 XII

SECTION C

North Boulevard CDD

Field Management Report



August 4th, 2021
Clayton Smith
Field Services Manager
GMS

Complete

Landscaping Review

- ✚ Playground inspections complete.
- ✚ Removed trash from street and ponds.
- ✚ Working with landscaper to address some issues with site detailing and mowing delays.
- ✚ New speed limit signs were installed.



In Progress

Site Review & General Maintenance

- ✚ Landscaping improvements are being planned and proposals collected for best application with budget.
- ✚ Items include grass seed, adding or refreshing plants at entry signs, and additional sod especially in areas that were never sodded.
- ✚ Proposals are also being gathered for new mulch in the common area plant beds.



Conclusion

For any questions or comments regarding the above information, please contact me by phone at 407-201-1514, or by email at csmith@gmscfl.com. Thank you.

Respectfully,
Clayton Smith

SECTION 1

*Item will be
provided under
separate cover.*

SECTION 2

*Item will be
provided under
separate cover.*

SECTION D

SECTION 1

North Boulevard Community Development District

Summary of Checks

April 29, 2021 through July 29, 2021

Bank	Date	Check No.'s		Amount
General Fund	5/13/21	38	\$	3,564.97
	5/18/21	39	\$	355.84
	5/21/21	40-43	\$	800.00
	5/24/21	44	\$	13,889.00
	5/26/21	45	\$	125.00
	6/10/21	46-47	\$	3,691.74
	6/24/21	48-49	\$	728.00
	6/25/21	50	\$	50,263.34
	7/1/21	51-52	\$	3,297.00
	7/19/21	53-56	\$	4,863.39
	7/27/21	57-58	\$	17,513.30
			\$	99,091.58

AP300R		YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER						RUN 7/29/21		PAGE 1	
*** CHECK DATES 04/29/2021 - 07/29/2021 ***		NORTH BOULEVARD GENERAL FUND									
		BANK A GENERAL FUND									
CHECK DATE	VEND#	.....INVOICE.....		...EXPENSED TO...		VENDOR NAME		STATUS	AMOUNT	....CHECK.....	
		DATE	INVOICE	YRMO	DPT ACCT#	SUB	SUBCLASS			AMOUNT	#
5/13/21	00019	5/01/21	18	202105	310-51300-34000			*	2,916.67		
			MANAGEMENT FEES-MAY 2021								
		5/01/21	18	202105	310-51300-51000			*	.45		
			OFFICE SUPPLIES								
		5/01/21	18	202105	310-51300-42000			*	22.85		
			POSTAGE								
		5/01/21	19	202105	320-53800-12000			*	625.00		
			FIELD MANAGEMENT-MAY 2021								
						GMS-CENTRAL FLORIDA LLC				3,564.97	000038

5/18/21	00011	4/30/21	1046650	202104	310-51300-48000			*	355.84		
			NOT OF BOS MTG 4/28/21								
						LAKELAND LEDGER PUBLISHING				355.84	000039

5/21/21	00021	5/05/21	AR 05052	202105	310-51300-11000			*	200.00		
			BOS MEETING 05/05/21								
						ANDREW RHINEHART				200.00	000040

5/21/21	00003	5/05/21	MC 05052	202105	310-51300-11000			*	200.00		
			BOS MEETING 05/05/21								
						MATTHEW CASSIDY				200.00	000041

5/21/21	00004	5/05/21	PM 05052	202105	310-51300-11000			*	200.00		
			BOS MEETING 05/05/21								
						PATRICK MARONE				200.00	000042

5/21/21	00007	5/05/21	SS 05052	202105	310-51300-11000			*	200.00		
			BOS MEETING 05/05/21								
						SCOTT SHAPIRO				200.00	000043

5/24/21	00001	2/01/21	6936	202102	320-53800-46200			*	2,797.00		
			LANDSCAPING FEB 21 - PH2								
		2/01/21	6937	202102	320-53800-46200			*	1,825.00		
			LANDSCPING FEB 21 - PH1								
		3/01/21	6960	202103	320-53800-46200			*	2,797.00		
			LANDSCAPING MAR 21 - PH2								
		3/01/21	6961	202103	320-53800-46200			*	1,825.00		
			LANDSCAPING-MAR 2021-PH1								
		4/22/21	7005	202104	320-53800-47300			*	1,848.00		
			IRRIG. REPAIRS-APR 21								
		5/01/21	7004	202105	320-53800-46200			*	2,797.00		
			LANDSCAPING MAY 21 - PH2								
						CREATIVE ASSOCIATION SERVICES				13,889.00	000044

5/26/21	00008	5/01/21	2642	202105	310-51300-35100			*	125.00		
			WEB MAINTENANCE ADA-MAY21								
						VGLOBALTECH				125.00	000045

NOBU NORTH BOULEVAR IARAUJO											

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT #
6/10/21	00019	6/01/21 20	202106 310-51300-34000		*	2,916.67	
			MANAGEMENT FEES - JUN 21				
6/01/21		20	202106 310-51300-51000		*	3.64	
			OFFICE SUPPLIES				
6/01/21		20	202106 310-51300-42000		*	19.78	
			POSTAGE				
6/01/21		20	202106 310-51300-42500		*	1.65	
			COPIES				
6/01/21		21	202106 320-53800-12000		*	625.00	
			FIELD MANAGEMENT - JUN 21				
				GMS-CENTRAL FLORIDA LLC			3,566.74 000046
6/10/21	00008	6/01/21 2722	202106 310-51300-35100		*	125.00	
			WEB MAINTENANCE/ADA-JUN21				
				VGLOBALTECH			125.00 000047
6/24/21	00029	6/18/21 1971388	202105 310-51300-31100		*	250.00	
			ENGINEER SERVICE - MAY 21				
				DEWBERRY ENGINEERING			250.00 000048
6/24/21	00017	5/31/21 122958	202104 310-51300-31500		*	478.00	
			GEN.COUNSEL/MTHLY MEETING				
				HOPPING GREEN & SAMS			478.00 000049
6/25/21	00030	5/31/21 IA-FY202	202105 330-57200-49100		*	50,263.34	
			TRUE UP 5/31-21				
				HOLLY HILL ROAD EAST CDD			50,263.34 000050
7/01/21	00001	6/01/21 7032	202106 320-53800-46200		*	2,797.00	
			LANDSCAPING PH2 - JUNE 21				
				CREATIVE ASSOCIATION SERVICES			2,797.00 000051
7/01/21	00025	12/16/20 1	202012 310-51300-49000		*	500.00	
			AMORT SCH - SERIES 2019				
				DISCLOSURE SERVICES LLC			500.00 000052
7/19/21	00025	6/30/21 4	202106 310-51300-49000		*	100.00	
			AMORT SCH-SERIES 2019				
				DISCLOSURE SERVICES LLC			100.00 000053
7/19/21	00019	7/01/21 23	202107 310-51300-34000		*	2,916.67	
			MANAGEMENT FEES - JUL 21				
		7/01/21 23	202107 310-51300-51000		*	.54	
			OFFICE SUPPLIES				
		7/01/21 23	202107 310-51300-42000		*	9.18	
			POSTAGE				

NOBU NORTH BOULEVAR IARAUJO

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT #
		7/01/21 24	202107 320-53800-12000		*	625.00	
			FIELD MANAGEMENT - JUL 21				
				GMS-CENTRAL FLORIDA LLC			3,551.39 000054
7/19/21 00017		6/30/21 123670	202105 310-51300-31500		*	1,087.00	
			GEN COUNSEL/MTHLT MEETING				
				HOPPING GREEN & SAMS			1,087.00 000055
7/19/21 00008		7/01/21 2859	202107 310-51300-35100		*	125.00	
			WEB MAINTENANCE ADA-JUL21				
				VGLOBALTECH			125.00 000056
7/27/21 00027		7/27/21 07272021	202107 300-20700-10000		*	9,084.68	
			TXFER TAX RCPTS S2017				
				NORTH BOULEVARD CDD			9,084.68 000057
7/27/21 00028		7/27/21 072721	202107 300-20700-10000		*	8,428.62	
			TXFER TAX RCPTS S2019				
				NORTH BOULEVARD CDD			8,428.62 000058
TOTAL FOR BANK A						99,091.58	
TOTAL FOR REGISTER						99,091.58	

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SECTION 2

North Boulevard
Community Development District

Unaudited Financial Reporting
June 30, 2021



Table of Contents

1	<u>Balance Sheet</u>
2-3	<u>General Fund</u>
4	<u>Debt Service Fund - Series 2017</u>
5	<u>Debt Service Fund - Series 2019</u>
6	<u>Capital Projects Fund - Series 2017</u>
7	<u>Capital Projects Fund - Series 2019</u>
8-9	<u>Month to Month</u>
10	<u>Assessment Receipt Schedule</u>

North Boulevard
Community Development District
Combined Balance Sheet
June 30, 2021

	<i>General Fund</i>	<i>Debt Service Fund</i>	<i>Capital Projects Fund</i>	<i>Totals Governmental Funds</i>
Assets:				
Cash:				
Operating Account	\$ 169,009	\$ -	\$ -	\$ 169,009
Investments:				
<u>Series 2017</u>				
Reserve	\$ -	\$ 124,075	\$ -	\$ 124,075
Revenue	\$ -	\$ 98,997	\$ -	\$ 98,997
Prepayment	\$ -	\$ 1,899	\$ -	\$ 1,899
Redemption	\$ -	\$ 723	\$ -	\$ 723
Construction	\$ -		\$ 5,895	\$ 5,895
<u>Series 2019</u>				
Reserve	\$ -	\$ 108,750	\$ -	\$ 108,750
Revenue	\$ -	\$ 141,614	\$ -	\$ 141,614
Prepayment	\$ -	\$ 4,317	\$ -	\$ 4,317
Construction	\$ -	\$ -	\$ 35,329	\$ 35,329
Due From General Fund		\$ 17,513	\$ -	\$ 17,513
Deposits	\$ 960	\$ -	\$ -	\$ 960
Total Assets	\$ 169,969	\$ 497,888	\$ 41,224	\$ 709,080
Liabilities:				
Accounts Payable	\$ 4,484	\$ -	\$ -	\$ 4,484
Due to Debt Service	\$ 17,513	\$ -	\$ -	\$ 17,513
Total Liabilities	\$ 21,997	\$ -	\$ -	\$ 21,997
Fund Balance:				
Assigned For:				
Debt Service - Series 2017	\$ -	\$ 234,778	\$ -	\$ 234,778
Debt Service - Series 2019		\$ 263,110		\$ 263,110
Restricted For:				
Capital Projects - Series 2017	\$ -	\$ -	\$ 5,895	\$ 5,895
Capital Projects - Series 2019			\$ 35,329	\$ 35,329
Unassigned	\$ 147,971	\$ -	\$ -	\$ 147,971
Total Fund Balances	\$ 147,971	\$ 497,888	\$ 41,224	\$ 687,083
Total Liabilities & Fund Balance	\$ 169,969	\$ 497,888	\$ 41,224	\$ 709,080

North Boulevard
Community Development District
General Fund
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending June 30, 2021

	Adopted	Prorated Budget	Actual	
	Budget	Thru 06/30/21	Thru 06/30/21	Variance

Revenues:

Assessments - Tax Roll	\$ 282,310	\$ 282,310	\$ 274,490	\$ (7,820)
Interest	\$ 1,000	\$ 750	\$ -	\$ (750)
Other Income	\$ -	\$ -	\$ 90	\$ 90
Total Revenues	\$ 283,310	\$ 283,060	\$ 274,580	\$ (8,480)

Expenditures:

General & Administrative:

Supervisor Fees	\$ 12,000	\$ 9,000	\$ 3,600	\$ 5,400
Engineering Fees	\$ 15,000	\$ 11,250	\$ 403	\$ 10,848
Dissemination Agent	\$ 6,500	\$ 6,500	\$ 6,500	\$ -
District Counsel	\$ 15,000	\$ 11,250	\$ 6,595	\$ 4,655
Assessment Administration	\$ 12,500	\$ 12,500	\$ 12,500	\$ -
Reamortization Schedules	\$ 500	\$ 250	\$ 250	\$ -
Annual Audit	\$ 6,000	\$ 4,026	\$ 4,026	\$ -
Trustee Fees	\$ 6,000	\$ 5,374	\$ 5,374	\$ -
Management Fees	\$ 25,000	\$ 18,750	\$ 24,583	\$ (5,833)
Information Technology	\$ 2,700	\$ 2,025	\$ 1,725	\$ 300
Postage & Delivery	\$ 300	\$ 225	\$ 485	\$ (260)
Telephone	\$ 200	\$ 150	\$ -	\$ 150
Printing & Binding	\$ 1,400	\$ 1,050	\$ 15	\$ 1,035
Travel Per Diem	\$ 500	\$ -	\$ -	\$ -
Insurance	\$ 6,176	\$ 6,176	\$ 5,920	\$ 256
Legal Advertising	\$ 5,000	\$ 3,750	\$ 3,093	\$ 657
Property Taxes	\$ 200	\$ -	\$ -	\$ -
Contingency	\$ 8,675	\$ 6,506	\$ 858	\$ 5,648
Office Supplies	\$ -	\$ -	\$ 18	\$ (18)
Dues, Licenses & Fees	\$ 175	\$ 175	\$ 175	\$ -
Total General & Administrative:	\$ 123,826	\$ 98,957	\$ 76,120	\$ 22,838

North Boulevard
Community Development District
General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending June 30, 2021

	Adopted	Prorated Budget	Actual	
	Budget	Thru 06/30/21	Thru 06/30/21	Variance
<u>Operation and Maintenance</u>				
Field Expenses				
Field Management	\$ 5,000	\$ 3,750	\$ 4,375	\$ (625)
Electric	\$ -	\$ -	\$ 1,899	\$ (1,899)
Streetlights	\$ 19,430	\$ 14,573	\$ 12,524	\$ 2,048
Property Insurance	\$ 5,894	\$ 5,894	\$ 3,708	\$ 2,186
Landscape Maintenance	\$ 55,500	\$ 41,625	\$ 37,948	\$ 3,677
Landscape Replacement	\$ 4,000	\$ 3,000	\$ -	\$ 3,000
Irrigation Repairs	\$ 2,000	\$ 1,500	\$ 3,916	\$ (2,416)
Storm Cleanup & Repairs	\$ 15,000	\$ -	\$ -	\$ -
Contingency	\$ 3,981	\$ 2,986	\$ 3,600	\$ (614)
Subtotal	\$ 110,805	\$ 73,327	\$ 67,970	\$ 5,357
Amenity Expenses				
Inter-Governmental Expense	\$ 42,384	\$ 50,263	\$ 50,263	\$ -
Playground Lease	\$ 6,295	\$ 4,721	\$ 4,831	\$ (110)
Subtotal	\$ 48,679	\$ 54,985	\$ 55,094	\$ (110)
Total O&M Expenses:	\$ 159,484	\$ 128,312	\$ 123,065	\$ 5,247
Total Expenditures	\$ 283,310	\$ 227,269	\$ 199,184	\$ 28,085
Excess Revenues (Expenditures)	\$ -		\$ 75,395	
Fund Balance - Beginning	\$ -		\$ 72,576	
Fund Balance - Ending	\$ -		\$ 147,971	

North Boulevard

Community Development District

Debt Service Fund - Series 2017

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending June 30, 2021

	Adopted	Prorated Budget	Actual	
	Budget	Thru 06/30/21	Thru 06/30/21	Variance
Revenues:				
Assessments - Tax Roll	\$ 334,144	\$ 334,144	\$ 251,008	\$ (83,136)
Interest	\$ -	\$ -	\$ 8	\$ 8
Total Revenues	\$ 334,144	\$ 334,144	\$ 251,016	\$ (83,128)
Expenditures:				
Interest Expense 11/1	\$ 88,456	\$ 88,456	\$ 88,456	\$ -
Principal Expense 5/1	\$ 70,000	\$ 70,000	\$ 70,000	\$ -
Interest Expense 5/1	\$ 88,456	\$ 88,457	\$ 88,457	\$ -
Total Expenditures	\$ 246,913	\$ 246,913	\$ 246,913	\$ -
Excess Revenues (Expenditures)	\$ 87,231		\$ 4,103	
Fund Balance - Beginning	\$ -		\$ 230,675	
Fund Balance - Ending	\$ 87,231		\$ 234,778	

North Boulevard

Community Development District

Debt Service Fund - Series 2019

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending June 30, 2021

	Adopted	Prorated Budget	Actual	
	Budget	Thru 06/30/21	Thru 06/30/21	Variance
Revenues:				
Assessments - Tax Roll	\$ 353,947	\$ 353,947	\$ 232,882	\$ (121,065)
Assessments - Prepayments	\$ -	\$ -	\$ 107,734	\$ 107,734
Assessments - Lot Closings	\$ -	\$ -	\$ 1,418	\$ 1,418
Other Assessments	\$ -	\$ -	\$ 16,119	\$ 16,119
Interest	\$ -	\$ -	\$ 13	\$ 13
Total Revenues	\$ 353,947	\$ 353,947	\$ 358,166	\$ 4,219
Expenditures:				
Interest Expense 11/1	\$ 100,428	\$ 100,428	\$ 91,903	\$ 8,525
Principal Expense 11/1	\$ 15,000	\$ 15,000	\$ 15,000	\$ -
Special Call 11/1	\$ 40,000	\$ 40,000	\$ 155,000	\$ (115,000)
Interest Expense 2/1	\$ -	\$ -	\$ 2,097	\$ (2,097)
Special Call 2/1	\$ -	\$ -	\$ 155,000	\$ (155,000)
Interest Expense 5/1	\$ 99,259	\$ 99,259	\$ 83,197	\$ 16,063
Special Call 5/1	\$ -	\$ -	\$ 55,000	\$ (55,000)
Total Expenditures	\$ 254,688	\$ 254,688	\$ 557,197	\$ (302,509)
Other Financing Sources:				
Transfer In/(Out)	\$ -	\$ -	\$ (108,750)	\$ (108,750)
Total Other Financing Sources (Uses)	\$ -	\$ -	\$ (108,750)	\$ (108,750)
Excess Revenues (Expenditures)	\$ 99,259		\$ (307,781)	
Fund Balance - Beginning	\$ -		\$ 570,891	
Fund Balance - Ending	\$ 99,259		\$ 263,110	

North Boulevard
Community Development District
Capital Projects Fund - Series 2017
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending June 30, 2021

	Adopted	Prorated Budget	Actual	
	Budget	Thru 06/30/21	Thru 06/30/21	Variance
Revenues:				
Interest	\$ -	\$ -	\$ 0	\$ 0
Total Revenues	\$ -	\$ -	\$ 0	\$ 0
Expenditures:				
Capital Outlay	\$ -	\$ -	\$ -	\$ -
Total Expenditures	\$ -	\$ -	\$ -	\$ -
Excess Revenues (Expenditures)	\$ -		\$ 0	
Fund Balance - Beginning	\$ -		\$ 5,894	
Fund Balance - Ending	\$ -		\$ 5,895	

North Boulevard
Community Development District
Capital Projects Fund - Series 2019
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending June 30, 2021

	Adopted	Prorated Budget	Actual	
	Budget	Thru 06/30/21	Thru 06/30/21	Variance
Revenues:				
Interest	\$ -	\$ -	\$ 2	\$ 2
Total Revenues	\$ -	\$ -	\$ 2	\$ 2
Expenditures:				
Capital Outlay	\$ -	\$ -	\$ 76,190	\$ (76,190)
Total Expenditures	\$ -	\$ -	\$ 76,190	\$ (76,190)
Other Financing Sources:				
Transfer In/(Out)	\$ -	\$ -	\$ 108,750	\$ 108,750
Total Other Financing Sources (Uses)	\$ -	\$ -	\$ 108,750	\$ 108,750
Excess Revenues (Expenditures)	\$ -		\$ 32,562	
Fund Balance - Beginning	\$ -		\$ 2,767	
Fund Balance - Ending	\$ -		\$ 35,329	

North Boulevard
Community Development District
Month to Month

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Revenues:													
Assessments - Tax Roll	\$ -	\$ 208	\$ -	\$ 249,226	\$ 5,619	\$ 5,045	\$ 4,459	\$ 3,606	\$ 6,327	\$ -	\$ -	\$ -	\$ 274,490
Interest	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Total Revenues	\$ -	\$ 208	\$ -	\$ 249,226	\$ 5,619	\$ 5,105	\$ 4,489	\$ 3,606	\$ 6,327	\$ -	\$ -	\$ -	\$ 274,580
Expenditures:													
<u>General & Administrative:</u>													
Supervisor Fees	\$ -	\$ -	\$ -	\$ 1,000	\$ 1,000	\$ 800	\$ -	\$ 800	\$ -	\$ -	\$ -	\$ -	\$ 3,600
Engineering Fees	\$ -	\$ -	\$ -	\$ -	\$ 153	\$ -	\$ -	\$ 250	\$ -	\$ -	\$ -	\$ -	\$ 403
Dissemination Agent	\$ 6,500	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 6,500
District Counsel	\$ 1,547	\$ 299	\$ 480	\$ 998	\$ 973	\$ 733	\$ 478	\$ 1,087	\$ -	\$ -	\$ -	\$ -	\$ 6,595
Assessment Administration	\$ 12,500	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 12,500
Reamortization Schedules	\$ -	\$ 250	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 250
Annual Audit	\$ -	\$ 1,026	\$ -	\$ -	\$ -	\$ 3,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4,026
Trustee Fees	\$ 1,657	\$ 3,717	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,374
Management Fees	\$ 2,083	\$ 2,083	\$ 2,917	\$ 2,917	\$ 2,917	\$ 2,917	\$ 2,917	\$ 2,917	\$ 2,917	\$ -	\$ -	\$ -	\$ 24,583
Information Technology	\$ 125	\$ 250	\$ 300	\$ 125	\$ 125	\$ 425	\$ 125	\$ 125	\$ 125	\$ -	\$ -	\$ -	\$ 1,725
Postage & Delivery	\$ 196	\$ 101	\$ -	\$ 2	\$ -	\$ 143	\$ 1	\$ 23	\$ 20	\$ -	\$ -	\$ -	\$ 485
Telephone	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Printing & Binding	\$ -	\$ -	\$ -	\$ -	\$ 7	\$ 6	\$ 1	\$ -	\$ 2	\$ -	\$ -	\$ -	\$ 15
Travel Per Diem	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Insurance	\$ 5,920	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,920
Legal Advertising	\$ 1,021	\$ -	\$ -	\$ 1,174	\$ 543	\$ -	\$ 356	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,093
Property Taxes	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Contingency	\$ -	\$ -	\$ 500	\$ -	\$ -	\$ -	\$ 250	\$ -	\$ 108	\$ -	\$ -	\$ -	\$ 858
Office Supplies	\$ -	\$ -	\$ -	\$ 0	\$ 3	\$ 9	\$ 3	\$ 0	\$ 4	\$ -	\$ -	\$ -	\$ 18
Dues, Licenses & Fees	\$ 175	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 175
Total General & Administrative:	\$ 31,723	\$ 7,727	\$ 4,197	\$ 6,215	\$ 5,719	\$ 8,032	\$ 4,130	\$ 5,202	\$ 3,175	\$ -	\$ -	\$ -	\$ 76,120

North Boulevard
Community Development District
Month to Month

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
<i>Operation and Maintenance</i>													
Field Expenses													
Field Management	\$ -	\$ -	\$ 625	\$ 625	\$ 625	\$ 625	\$ 625	\$ 625	\$ 625	\$ -	\$ -	\$ -	\$ 4,375
Electric	\$ -	\$ -	\$ 75	\$ -	\$ 532	\$ 259	\$ 270	\$ 438	\$ 325	\$ -	\$ -	\$ -	\$ 1,899
Streetlights	\$ -	\$ 3,023	\$ -	\$ -	\$ 3,037	\$ 1,611	\$ 1,614	\$ 1,611	\$ 1,628	\$ -	\$ -	\$ -	\$ 12,524
Property Insurance	\$ 3,708	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,708
Landscape Maintenance	\$ 4,622	\$ 4,622	\$ 4,622	\$ 4,622	\$ 4,622	\$ 4,622	\$ 4,622	\$ 2,797	\$ 2,797	\$ -	\$ -	\$ -	\$ 37,948
Landscape Replacement	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Irrigation Repairs	\$ -	\$ 201	\$ -	\$ -	\$ -	\$ -	\$ 3,715	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,916
Storm Cleanup & Repairs	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Contingency	\$ -	\$ -	\$ 450	\$ 150	\$ -	\$ -	\$ 3,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,600
Subtotal	\$ 8,330	\$ 7,846	\$ 5,772	\$ 5,397	\$ 8,816	\$ 7,117	\$ 13,846	\$ 5,471	\$ 5,375	\$ -	\$ -	\$ -	\$ 67,970
Amenity Expenses													
Inter-Governmental Expense	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 50,263	\$ -	\$ -	\$ -	\$ -	\$ 50,263
Playground Lease	\$ 525	\$ 525	\$ 525	\$ 603	\$ 556	\$ 525	\$ 525	\$ 525	\$ 525	\$ -	\$ -	\$ -	\$ 4,831
Subtotal	\$ 525	\$ 525	\$ 525	\$ 603	\$ 556	\$ 525	\$ 525	\$ 50,788	\$ 525	\$ -	\$ -	\$ -	\$ 55,094
Total O&M Expenses:	\$ 8,855	\$ 8,370	\$ 6,297	\$ 6,000	\$ 9,371	\$ 7,642	\$ 14,371	\$ 56,259	\$ 5,900	\$ -	\$ -	\$ -	\$ 123,065
Total Expenditures	\$ 40,578	\$ 16,097	\$ 10,493	\$ 12,215	\$ 15,090	\$ 15,674	\$ 18,500	\$ 61,461	\$ 9,075	\$ -	\$ -	\$ -	\$ 199,184
Excess Revenues (Expenditures)	\$ (40,578)	\$ (15,890)	\$ (10,493)	\$ 237,011	\$ (9,471)	\$ (10,569)	\$ (14,011)	\$ (57,855)	\$ (2,748)	\$ -	\$ -	\$ -	\$ 75,395

North Boulevard
COMMUNITY DEVELOPMENT DISTRICT
Special Assessment Receipts
Fiscal Year 2021

\$ 303,560.04 \$ 277,646.12 \$ 257,595.86 \$ 838,802.02
\$ 282,310.84 \$ 258,210.89 \$ 239,564.15 \$ 780,085.88

ON ROLL ASSESSMENTS

36.19% 33.10% 30.71% 100.00%

<i>Date</i>	<i>Distribution</i>	<i>Gross Amount</i>	<i>Commissions</i>	<i>Discount/Penalty</i>	<i>Interest</i>	<i>Net Receipts</i>	<i>O&M Portion</i>	<i>2017 Debt Service Portion</i>	<i>2019 Debt Service Portion</i>	<i>Total</i>
11/20/20	ACH	\$618.30	(\$11.72)	(\$32.46)	\$0.00	\$574.12	\$207.77	\$190.04	\$176.31	\$574.12
1/15/21	ACH	\$739,463.00	(\$14,228.66)	(\$28,030.23)	\$0.00	\$697,204.11	\$252,316.17	\$230,776.76	\$214,111.18	\$697,204.11
1/31/21	1% Fee Adj	(\$8,537.93)	\$0.00	\$0.00	\$0.00	(\$8,537.93)	(\$3,089.85)	(\$2,826.08)	(\$2,622.00)	(\$8,537.93)
02/01/21	ACH	\$0.00	\$0.00	\$0.00	\$51.06	\$51.06	\$51.06	\$0.00	\$0.00	\$51.06
02/16/21	ACH	\$15,700.37	(\$314.01)	\$0.00	\$0.00	\$15,386.36	\$5,568.28	\$5,092.93	\$4,725.15	\$15,386.36
03/15/21	ACH	\$14,223.74	(\$284.47)	\$0.00	\$0.00	\$13,939.27	\$5,044.58	\$4,613.94	\$4,280.75	\$13,939.27
04/15/21	ACH	\$12,565.04	(\$251.30)	\$0.00	\$0.00	\$12,313.74	\$4,456.31	\$4,075.89	\$3,781.55	\$12,313.75
04/30/21	ACH	\$0.00	\$0.00	\$0.00	\$2.78	\$2.78	\$2.78	\$0.00	\$0.00	\$2.78
05/14/21	ACH	\$10,166.78	(\$203.34)	\$0.00	\$0.00	\$9,963.44	\$3,605.74	\$3,297.93	\$3,059.77	\$9,963.44
06/15/21	ACH	\$4,728.67	(\$97.41)	\$141.86	\$0.00	\$4,773.12	\$1,727.38	\$1,579.92	\$1,465.82	\$4,773.12
06/23/21	ACH	\$12,968.69	(\$259.37)	\$0.00	\$0.00	\$12,709.32	\$4,599.47	\$4,206.83	\$3,903.03	\$12,709.33
TOTAL		\$ 801,896.66	\$ (15,650.28)	\$ (27,920.83)	\$ 53.84	\$ 758,379.39	\$ 274,489.69	\$ 251,008.16	\$ 232,881.56	\$ 758,379.41

97%	Net Percent Collected
\$ 21,706.49	Balance Remaining to Collect

SECTION 3

EXHIBIT C

FORMS OF REQUISITIONS

NORTH BOULEVARD COMMUNITY DEVELOPMENT DISTRICT SPECIAL ASSESSMENT BONDS, SERIES 2019 (Acquisition and Construction)

The undersigned, a Responsible Officer of the North Boulevard Community Development District (the "District") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the District to U.S. Bank National Association, as successor trustee (the "Trustee"), dated as of October 1, 2017 as supplemented by that certain Second Supplemental Trust Indenture dated as of January 1, 2019 (collectively, the "Series 2019 Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Series 2019 Indenture):

- (A) Requisition Number: 100
- (B) Identify Acquisition Agreement, if applicable;
- (C) Name of Payee pursuant to Acquisition Agreement: Hopping Green & Sams
- (D) Amount Payable: \$1,040.50
- (E) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments): Invoice # 121261 - Phase 1 Construction services for February 2021
- (F) Fund or Account and subaccount, if any, from which disbursement to be made:

Series 2019 Acquisition and Construction Account of the Acquisition and Construction Fund.

The undersigned hereby certifies that:

- 1. obligations in the stated amount set forth above have been incurred by the District,
- 2. each disbursement set forth above is a proper charge against the Series 2019 Acquisition and Construction Account; and
- 3. each disbursement set forth above was incurred in connection with the Cost of the Series 2019 Project.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain.

Attached hereto are copies of the invoice(s) from the vendor of the property acquired or the services rendered with respect to which disbursement is hereby requested.

NORTH BOULEVARD COMMUNITY
DEVELOPMENT DISTRICT

By: [Signature]
Responsible Officer

Date: 4-30-09

**CONSULTING ENGINEER'S APPROVAL FOR
NON-COST OF ISSUANCE OR [NON-OPERATING COSTS REQUESTS ONLY]**

The undersigned Consulting Engineer hereby certifies that this disbursement is for the Cost of the Series 2019 Project and is consistent with: (i) the Acquisition Agreement; and (ii) the report of the Consulting Engineer, as such report shall have been amended or modified.

D. W. Wood
Consulting Engineer

Date: 4-29-21

Hoppins Green
Req 100
\$ 1,040.50

EXHIBIT C

FORMS OF REQUISITIONS

NORTH BOULEVARD COMMUNITY DEVELOPMENT DISTRICT SPECIAL ASSESSMENT BONDS, SERIES 2019 (Acquisition and Construction)

The undersigned, a Responsible Officer of the North Boulevard Community Development District (the "District") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the District to U.S. Bank National Association, as successor trustee (the "Trustee"), dated as of October 1, 2017 as supplemented by that certain Second Supplemental Trust Indenture dated as of January 1, 2019 (collectively, the "Series 2019 Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Series 2019 Indenture):

- (A) Requisition Number: 101
- (B) Identify Acquisition Agreement, if applicable;
- (C) Name of Payee pursuant to Acquisition Agreement: Hopping Green & Sams
- (D) Amount Payable: \$80.00
- (E) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments): Invoice # 121766 - Phase 2 Construction for March 2021
- (F) Fund or Account and subaccount, if any, from which disbursement to be made:

Series 2019 Acquisition and Construction Account of the Acquisition and Construction Fund.

The undersigned hereby certifies that:

- 1. obligations in the stated amount set forth above have been incurred by the District,
- 2. each disbursement set forth above is a proper charge against the Series 2019 Acquisition and Construction Account; and
- 3. each disbursement set forth above was incurred in connection with the Cost of the Series 2019 Project.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain.

Attached hereto are copies of the invoice(s) from the vendor of the property acquired or the services rendered with respect to which disbursement is hereby requested.

NORTH BOULEVARD COMMUNITY
DEVELOPMENT DISTRICT

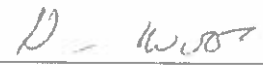
By: 

Responsible Officer

Date: 4-30-21

**CONSULTING ENGINEER'S APPROVAL FOR
NON-COST OF ISSUANCE OR [NON-OPERATING COSTS REQUESTS ONLY]**

The undersigned Consulting Engineer hereby certifies that this disbursement is for the Cost of the Series 2019 Project and is consistent with: (i) the Acquisition Agreement; and (ii) the report of the Consulting Engineer, as such report shall have been amended or modified.


Consulting Engineer

Date: 4-29-21

Hopping Green
Reg 101
\$ 80.00

EXHIBIT C

FORMS OF REQUISITIONS

NORTH BOULEVARD COMMUNITY DEVELOPMENT DISTRICT SPECIAL ASSESSMENT BONDS, SERIES 2019 (Acquisition and Construction)

The undersigned, a Responsible Officer of the North Boulevard Community Development District (the "District") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the District to U.S. Bank National Association, as successor trustee (the "Trustee"), dated as of October 1, 2017 as supplemented by that certain Second Supplemental Trust Indenture dated as of January 1, 2019 (collectively, the "Series 2019 Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Series 2019 Indenture):

- (A) Requisition Number: 102
- (B) Identify Acquisition Agreement, if applicable;
- (C) Name of Payee pursuant to Acquisition Agreement: Hopping Green & Sams
- (D) Amount Payable: \$69.70
- (E) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments): Invoice # 122959 - Phase 2 Recording Fee
- (F) Fund or Account and subaccount, if any, from which disbursement to be made:

Series 2019 Acquisition and Construction Account of the Acquisition and Construction Fund.

The undersigned hereby certifies that:

1. obligations in the stated amount set forth above have been incurred by the District,
2. each disbursement set forth above is a proper charge against the Series 2019 Acquisition and Construction Account; and
3. each disbursement set forth above was incurred in connection with the Cost of the Series 2019 Project.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain.

Attached hereto are copies of the invoice(s) from the vendor of the property acquired or the services rendered with respect to which disbursement is hereby requested.

NORTH BOULEVARD COMMUNITY
DEVELOPMENT DISTRICT

By: [Signature]
Responsible Officer

Date: 6/24/21

**CONSULTING ENGINEER'S APPROVAL FOR
NON-COST OF ISSUANCE OR [NON-OPERATING COSTS REQUESTS ONLY]**

The undersigned Consulting Engineer hereby certifies that this disbursement is for the Cost of the Series 2019 Project and is consistent with: (i) the Acquisition Agreement; and (ii) the report of the Consulting Engineer, as such report shall have been amended or modified.

D. Wood
Consulting Engineer

Date: 6-22-21

Hopping Green

Ry 102

\$ 69.70

EXHIBIT C

FORMS OF REQUISITIONS

NORTH BOULEVARD COMMUNITY DEVELOPMENT DISTRICT SPECIAL ASSESSMENT BONDS, SERIES 2019 (Acquisition and Construction)

The undersigned, a Responsible Officer of the North Boulevard Community Development District (the "District") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the District to U.S. Bank National Association, as successor trustee (the "Trustee"), dated as of October 1, 2017 as supplemented by that certain Second Supplemental Trust Indenture dated as of January 1, 2019 (collectively, the "Series 2019 Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Series 2019 Indenture):

- (A) Requisition Number: 103
- (B) Identify Acquisition Agreement, if applicable;
- (C) Name of Payee pursuant to Acquisition Agreement: Wood & Associates Engineering LLC
- (D) Amount Payable: \$62.50
- (E) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments): Invoice # 1166 - Review and approve Requisitions from 3/22/21 - 6/20/21
- (F) Fund or Account and subaccount, if any, from which disbursement to be made:

Series 2019 Acquisition and Construction Account of the Acquisition and Construction Fund.

The undersigned hereby certifies that:

- 1. obligations in the stated amount set forth above have been incurred by the District,
- 2. each disbursement set forth above is a proper charge against the Series 2019 Acquisition and Construction Account; and
- 3. each disbursement set forth above was incurred in connection with the Cost of the Series 2019 Project.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain.

Attached hereto are copies of the invoice(s) from the vendor of the property acquired or the services rendered with respect to which disbursement is hereby requested.

NORTH BOULEVARD COMMUNITY
DEVELOPMENT DISTRICT

By: 

Responsible Officer

Date: 7/15/21

**CONSULTING ENGINEER'S APPROVAL FOR
NON-COST OF ISSUANCE OR [NON-OPERATING COSTS REQUESTS ONLY]**

The undersigned Consulting Engineer hereby certifies that this disbursement is for the Cost of the Series 2019 Project and is consistent with: (i) the Acquisition Agreement; and (ii) the report of the Consulting Engineer, as such report shall have been amended or modified.

Wood & Associates

Reg 103

\$ 62.50



Consulting Engineer

Date: 7-13-21