

***North Boulevard
Community Development District***

Agenda

August 20, 2024

AGENDA

North Boulevard

Community Development District

219 East Livingston Street, Orlando, Florida 32801

Phone: 407-841-5524 – Fax: 407-839-1526

August 13, 2024

**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 **Tuesday, August 20, 2024 at 11:00 AM** at the **Lake Alfred Public Library, 245 N. Seminole Ave., Lake Alfred, FL 33850.**

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/83469785216>

Zoom Call-In Information: 1-646-876-9923

Meeting ID: 834 6978 5216

Following is the advance agenda for the meeting:

1. Roll Call
2. Public Comment Period
3. Approval of Minutes of the July 16, 2024 Board of Supervisors Meeting
4. Consideration of Purchase and Sale Agreement with Northridge Estates HOA
5. Consideration of Purchase and Sale Agreement with Northridge Reserve HOA
6. Consideration of Resolution 2024-11 Amending Fiscal Year 2025 Adopted Budget
7. Staff Reports
 - A. Attorney
 - B. Engineer
 - C. Field Manager's Report
 - i. Consideration of Waste Removal Increase
 - ii. Consideration of Proposal for Mailbox Solar Lights
 - iii. Consideration of Proposals for Damaged Stormwater Structure Repair
 - D. District Manager's Report
 - i. Approval of Check Register
 - ii. Balance Sheet & Income Statement
8. Other Business
9. Supervisors Requests and Audience Comments
10. Adjournment

Sincerely,

Monica Virgen
Monica Virgen,
District Manager

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 Tuesday, **July 16, 2024** at 11:00 a.m. at the Holiday Inn – Winter Haven, 200 Cypress Gardens Blvd., Winter Haven, Florida and by Zoom.

Present and constituting a quorum:

Adam Rhinehart
Lindsey Roden
Bobbie Henley
Emily Cassidy
Jessica Spencer

Chairman
Vice Chairperson
Assistant Secretary
Assistant Secretary
Assistant Secretary

Also present were:

Monica Virgen
Tricia Adams
Meredith Hammock
Marshall Tindall

District Manager, GMS
District Manager, GMS
District Counsel, Kilinski Van Wyk
Field Manager, GMS

FIRST ORDER OF BUSINESS

Roll Call

Ms. Virgen called the meeting to order at 11:00 a.m. and called the roll. There were five Board members in attendance constituting a quorum.

SECOND ORDER OF BUSINESS

Public Comment Period

Ms. Virgen asked for public comments. There were no public comments.

THIRD ORDER OF BUSINESS

**Approval of Minutes of the June 18, 2024
Board of Supervisors Meeting – ADDED**

Ms. Virgen presented the minutes from the June 18, 2024 Board of Supervisor's meeting. The meeting minutes have been reviewed by District Counsel as well as District management staff.

On MOTION by Ms. Roden, seconded by Ms. Spencer, with all in favor, the Minutes of the June 18, 2024 Board of Supervisors Meeting, were approved.

FOURTH ORDER OF BUSINESS**Discussion Regarding Conveyance of
Verge Area to Northridge Reserve
Homeowners Association and Northridge
Estates Homeowners Association****A. Proposal from AJN Surveying****B. Proposal from SurvTech**

Ms. Adams stated at the last meeting the Board authorized the purchase agreement would be conveyed from the District to the Homeowners Associations. She added this was a result of numerous conversations and meetings concerning the right of way tree replacement. Both HOAs agreed to take responsibility for the area and relieve the CDD of all responsibility of the verge areas to ensure compliance with the Haines City ordinances. The agreement was developed and is currently being reviewed by attorneys. She added the issue will be resolved before the next meeting, but the budget needs adopting today. The budget can be amended on August 20th since the finalization of the purchase agreements and surveys are not completed.

She presented the two proposals for the legal descriptions to be drafted. She noted AJN was for \$10,400 and SurvTech was for \$121,471. She explained that SurvTech proposed to provide the addition of diagrams and that was the reason for the significant difference in cost. She added District Counsel had reviewed the proposals and agreed the AJN was sufficient for what they needed. She noted they would fully execute once they receive the agreement. They will be able to amend the budget next month before tax roll is sent to the county.

On MOTION by Mr. Rhinehart, seconded by Ms. Roden, with all in favor, the Proposal from AJN Surveying, was approved.

FIFTH ORDER OF BUSINESS**Public Hearing**

Ms. Virgen stated the public hearing was for adopting the proposed Fiscal Year 2025 budget and certifying an assessment roll. She asked for a motion to open the public hearing.

On MOTION by Ms. Spencer, seconded by Ms. Roden, with all in favor, Opening the Public Hearing, was approved.

Ms. Virgen reviewed the budget for the Board and the audience. The proposed budget for revenues was for \$709,912 for operation and maintenance and will be collected for the 389 units within the North Boulevard CDD. She reviewed the administrative fees and noted they had not changed since presented to the Board.

Ms. Virgen reviewed the field expenditures totaling \$506,143. She noted the right of way tree inspections and tree replacements was driving up the cost. She added this will affect the District if they are not in compliance with Haines City.

Ms. Adams stated once the sale agreement is fully executed by the HOA the budget can be amended at the next Board meeting in August. She added Ms. Hammock recommended if there was a problem with the execution the agreement would include terms for reimbursement to the District.

Ms. Virgen noted there was a proposed transfer of \$72,585 to the capital reserve fund. She added this is for replacing and maintaining District infrastructure. She noted that the debt service funds are reflected in the budget. She stated that the District has two bonds which will pay back the debt service. She added these cannot be modified by the board.

Ms. Virgen asked for public comments at this time.

Public comments included concerns about the PSA completion, and tree fines, and line items. Ms. Adams explained the payment on the bond debts and the 30-year term, the CDD will continue to operate in accordance with Florida statute.

Resident (Ron Orenstein, Northridge Reserve HOA) stated that the HOA is ready to enter into PSA pending agreement completion.

Resident (Andres Romero, Northridge Reserve HOA) confirmed that even if Northridge Estates does not enter into an agreement Northridge Reserve will not be subject to ROW tree fine.

Resident (Rheah Bridges) stated that there were audio difficulties.

Resident (Lillian Alvarado, 464 Buchanan Dr.) stated that they appreciate the HOAs stepping in to assist. Questioned what happens to the CDD when the bonds are paid off.

Ms. Virgen asked for a motion to close the public hearing.

On MOTION by Mr. Rhinehart, seconded by Ms. Roden, with all in favor, Closing the Public Hearing, was approved.

A. Consideration of Resolution 2024-08 Adopting the Fiscal Year 2025 Budget and Appropriating Funds

Ms. Virgen asked for any further questions and asked for approval of the budget.

On MOTION by Ms. Spencer, seconded by Ms. Roden, with all in favor, Resolution 2024-08 Adopting the Fiscal Year 2025 Budget and Appropriating Funds, was approved.

B. Consideration of Resolution 2024-09 Imposing Special Assessments and Certifying an Assessment Roll

Ms. Virgen stated the special assessments will fund the budget and will collect funds on property tax roll.

On MOTION by Ms. Henley, seconded by Ms. Roden, with all in favor, Resolution 2024-09 Imposing Special Assessments and Certifying an Assessment Roll, was approved.

SIXTH ORDER OF BUSINESS

**Consideration of Resolution 2024-10
Appointing an Assistant Secretary**

Ms. Virgen stated this resolution will appoint her as an assistant secretary and will allow her to sign documents for the District.

On MOTION by Ms. Spencer, seconded by Ms. Roden, with all in favor, Resolution 2024-10 Appointing Ms. Virgen as an Assistant Secretary, was approved.

**Mr. Rhinehart left the meeting at 12:30 p.m.*

SEVENTH ORDER OF BUSINESS

Staff Reports

A. Attorney

Ms. Hammock had no comments.

B. Engineer

There was no engineer in attendance and there were no comments.

C. Field Manager's Report

Mr. Tindall gave a summary of the field manager's report to the Board.

D. District Manager's Report

i. Approval of Check Register

Ms. Virgen presented the check register from June 1, 2024 through June 30, 2024 totaling \$20,809.25. She noted immediately following the check register was the detailed summary. Ms. Virgen asked for approval.

On MOTION by Ms. Spencer, seconded by Ms. Roden, with all in favor, the Check Register, totaling \$20,809.24 was approved.

ii. Balance Sheet and Income Statement

Ms. Virgen reviewed the unaudited financials through June 30, 2024. No action is required.

iii. Adopting District Goals and Objectives

Ms. Virgen stated the District was now required to adopt annual goals and objectives by October 1, 2024. She noted with the quick turnaround, GMS has drafted standard goals and objectives based on Florida statute for Board approval.

On MOTION by Ms. Roden, seconded by Ms. Spencer with all in favor, the District Goals and Objectives, was approved.

iv. Approval of Fiscal Year 2025 Meeting Schedule

Ms. Virgen reviewed the fiscal year 2025 meeting schedule which proposes the same as the current year as the 3rd Tuesday of the month at 11:00am.

On MOTION by Ms. Henley, seconded by Ms. Roden, with all in favor, the Fiscal Year 2025 Meeting Schedule, was approved.

v. Reminder: August 20th Meeting Location Change to Lake Alfred Public Library

Ms. Virgen noted that the August 20th Board of Supervisor meeting will be moved to the Lake Alfred Public Library.

EIGHTH ORDER OF BUSINESS

Other Business

There being no comments, the next item followed.

NINTH ORDER OF BUSINESS

**Supervisors Requests and Audience
Comments**

There being no comments, the next item followed.

TENTH ORDER OF BUSINESS

Adjournment

Ms. Virgen adjourned the meeting.

On MOTION by Ms. Roden, seconded by Ms. Spencer, with all in favor, the meeting was adjourned.
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Secretary/Assistant Secretary

Chairman/Vice Chairman

SECTION IV

*to be provided under
separate cover*

SECTION V

*to be provided under
separate cover*

SECTION VI

RESOLUTION 2024-11

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE NORTH BOULEVARD COMMUNITY DEVELOPMENT DISTRICT ADOPTING AN AMENDED GENERAL FUND BUDGET FOR FISCAL YEAR 2024/25; PROVIDING FOR APPROPRIATIONS; ADDRESSING CONFLICTS AND SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, on July 26, 2024, the Board of Supervisors of the North Boulevard Community Development District (“**Board**”), adopted Resolution 2024-08 providing for the adoption of the District’s Fiscal Year 2024/25 annual budget (“**Budget**”); and

WHEREAS, the District Manager, at the direction of the Board, has prepared an amended Budget, to reflect changes in the actual appropriations of the Budget; and

WHEREAS, Chapters 189 and 190, Florida Statutes, and Section 3 of Resolution 2024-08 authorize the Board to amend the Budget within sixty (60) days following the end of the Fiscal Year 2024/25; and

WHEREAS, the Board finds that it is in the best interest of the District and its landowners to amend the Budget to reflect the actual appropriations; and

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

1. BUDGET AMENDMENT.

- a. The Board has reviewed the District Manager’s proposed amended Budget, copies of which are on file with the office of the District Manager and at the District’s Records Office, and hereby approves certain amendments thereto, as shown in Section 2 below.
- b. The amended Budget attached hereto as **Exhibit A** and incorporated herein by reference as further amended by the Board is hereby adopted in accordance with the provisions of sections 190.008(2)(a) and 189.016(6), *Florida Statutes*; provided, however, that the comparative figures contained in the amended Budget as adopted by the Board (together, “**Adopted Annual Budget**”) may be further revised as deemed necessary by the District Manager to further reflect actual revenues and expenditures for Fiscal Year 2024/25.
- c. The Adopted Annual Budget shall be maintained in the office of the District Manager and the District Records Office and identified as “The Adopted Budget for the North Boulevard Community Development District for the fiscal year ending September 30, 2025, as amended and adopted by the Board of Supervisors effective August 20, 2024.”

2. **APPROPRIATIONS.** There is hereby appropriated out of the revenues of the North Boulevard Community Development District, the fiscal year beginning October 1, 2024, and ending

September 30, 2025, the sums set forth below, to be raised by special assessments, which sums are deemed by the Board of Supervisors 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	\$_____
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3. CONFLICTS. This Resolution is intended to amend, in part, Resolution 2024-08, which remains in full force and effect except as otherwise provided herein. All terms of Resolution 2024-08 that are not amended by this Resolution apply to the Adopted Annual Budget as if those terms were fully set forth herein. All District resolutions or parts thereof in actual conflict with this Resolution are, to the extent of such conflict, superseded and repealed.

4. 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.

5. EFFECTIVE DATE. This Resolution shall take effect upon adoption.

PASSED AND ADOPTED THIS 20th DAY OF AUGUST 2024.

**NORTH BOULEVARD COMMUNITY
DEVELOPMENT DISTRICT**

Secretary/Assistant Secretary

Chairman/Vice Chairman

EXHIBIT A: Amended Fiscal Year 2024/25 Budget

North Boulevard

Community Development District

Proposed Budget
FY 2025



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North Boulevard

Community Development District

Proposed Budget General Fund

Description	Adopted Budget FY2024	Actuals Thru 7/31/24	Projected Next 2 Months	Projected Thru 9/30/24	Proposed Budget FY2025
Revenues					
Assessments - On Roll	\$ 332,645	\$ 334,184	\$ -	\$ 334,184	\$ 431,702
Other Income	\$ -	\$ 60	\$ -	\$ 60	\$ -
Carryforward Balance	\$ 53,385	\$ 11,178	\$ -	\$ 11,178	\$ -
Total Revenues	\$ 386,030	\$ 345,422	\$ -	\$ 345,422	\$ 431,702
Expenditures					
<i>Administrative</i>					
Supervisor Fees	\$ 12,000	\$ 6,600	\$ 2,000	\$ 8,600	\$ 12,000
Engineering Fees	\$ 10,000	\$ 3,753	\$ 829	\$ 4,582	\$ 10,000
Dissemination Agent	\$ 6,500	\$ 5,417	\$ 1,083	\$ 6,500	\$ 6,825
Attorney Fees	\$ 15,000	\$ 13,152	\$ 4,384	\$ 17,536	\$ 19,000
Assessment Administration	\$ 5,000	\$ 5,000	\$ -	\$ 5,000	\$ 5,250
Annual Audit	\$ 4,800	\$ 4,800	\$ -	\$ 4,800	\$ 4,900
Trustee Fees	\$ 7,780	\$ 7,758	\$ -	\$ 7,758	\$ 7,780
Management Fees	\$ 40,124	\$ 33,437	\$ 6,687	\$ 40,124	\$ 45,000
Information Technology	\$ 1,800	\$ 1,500	\$ 300	\$ 1,800	\$ 1,890
Website Maintenance	\$ 1,200	\$ 1,000	\$ 200	\$ 1,200	\$ 1,260
Postage & Delivery	\$ 1,100	\$ 2,451	\$ 130	\$ 2,581	\$ 1,100
Telephone	\$ 50	\$ -	\$ 50	\$ 50	\$ 50
Printing & Binding	\$ 400	\$ 6	\$ 50	\$ 56	\$ 400
Insurance	\$ 8,455	\$ 6,818	\$ -	\$ 6,818	\$ 8,455
Legal Advertising	\$ 4,000	\$ 3,467	\$ 1,135	\$ 4,602	\$ 5,000
Contingency	\$ 3,000	\$ 439	\$ 1,061	\$ 1,500	\$ 3,000
Office Supplies	\$ 100	\$ 4	\$ 25	\$ 29	\$ 100
Dues, Licenses & Fees	\$ 175	\$ 175	\$ -	\$ 175	\$ 175
Total Administrative	\$ 121,484	\$ 95,776	\$ 17,935	\$ 113,711	\$ 132,185

North Boulevard

Community Development District

Proposed Budget General Fund

Description	Adopted Budget FY2024	Actuals Thru 7/31/24	Projected Next 2 Months	Projected Thru 9/30/24	Proposed Budget FY2025
<u>Operation and Maintenance</u>					
<i>Field Expenditures</i>					
Field Management	\$ 8,348	\$ 6,957	\$ 1,391	\$ 8,348	\$ 8,348
Electric	\$ 8,395	\$ 5,428	\$ 1,086	\$ 6,514	\$ 9,490
Streetlights	\$ 26,450	\$ 19,174	\$ 3,835	\$ 23,009	\$ 30,418
Property Insurance	\$ 6,333	\$ 4,918	\$ -	\$ 4,918	\$ 6,333
Landscape Maintenance	\$ 58,860	\$ 49,050	\$ 9,810	\$ 58,860	\$ 58,860
Landscape Replacement & Enhancement	\$ 20,000	\$ -	\$ 10,000	\$ 10,000	\$ 20,000
Irrigation Repairs	\$ 5,500	\$ 2,919	\$ 385	\$ 3,304	\$ 5,500
General Field Repairs & Maintenance	\$ 15,000	\$ 8,789	\$ 2,500	\$ 11,289	\$ 15,000
Contingency	\$ 10,000	\$ 2,915	\$ 580	\$ 3,495	\$ 10,000
Subtotal	\$ 158,886	\$ 100,150	\$ 29,586	\$ 129,736	\$ 163,948
<i>Amenity Expenditures</i>					
Inter-Governmental Expense	\$ 87,366	\$ 87,366	\$ -	\$ 87,366	\$ 92,509
Playground Lease	\$ 6,295	\$ 2,623	\$ -	\$ 2,623	\$ -
Trash Collection	\$ 2,000	\$ 1,741	\$ 350	\$ 2,091	\$ 2,100
Pest Control	\$ -	\$ -	\$ -	\$ -	\$ 960
Subtotal	\$ 95,661	\$ 91,730	\$ 350	\$ 92,080	\$ 95,569
Subtotal Operations & Maintenance	\$ 254,546	\$ 191,880	\$ 29,936	\$ 221,816	\$ 259,517
<u>Other Financing Sources/Uses:</u>					
Capital Reserve	\$ 10,000	\$ -	\$ 10,000	\$ 10,000	\$ 40,000
Transfer In/(Out)	\$ -	\$ (105)	\$ -	\$ (105)	\$ -
Total Other Financing Sources/Uses	\$ 10,000	\$ (105)	\$ 10,000	\$ 9,895	\$ 40,000
Total Expenditures	\$ 386,030	\$ 287,551	\$ 57,872	\$ 345,422	\$ 431,702
Excess Revenues/(Expenditures)	\$ -	\$ 57,872	\$ (57,872)	\$ -	\$ -

Net Assessments	\$431,702
Add: Discounts & Collections 7%	\$32,494
Gross Assessments	<u>\$464,195</u>

Product	ERU's	Assessable Units	ERU/Unit	Net Assessment	Net Per Unit	Gross Per Unit
Platted	389.00	389.00	1.00	\$431,701.80	\$1,109.77	\$1,193.30

Product	FY 2025 Gross Per Unit	FY 2024 Gross Per Unit	Increase/(Decrease)
Platted	\$ 1,193.30	\$ 919.49	\$ 273.81

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 provide 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. This cost is based upon the Series 2019 and 2022 bond series. Governmental Management Services – Central Florida, LLC completes these reporting requirements.

Attorney Fees

The District's legal counsel provides 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 is contracted with Governmental Management Services – Central Florida, LLC 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 Series 2017 and Series 2019 bonds.

Management Fees

The District receives Management, Accounting and Administrative services as part of a Management Agreement with Governmental Management Services-Central Florida, LLC. The services include but are not limited to, recording and transcription of board meetings, administrative services, budget preparation, all financial reports, annual audits, etc.

North Boulevard Community Development District General Fund Budget

Information Technology

Represents various cost of information technology for the District such as video conferencing, cloud storage and servers, positive pay implementation and programming for fraud protection, accounting software, tablets for meetings, Adobe, Microsoft Office, etc. Governmental Management Services – Central Florida, LLC provides these systems.

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. Governmental Management Services – Central Florida, LLC provides these services.

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 and public official's liability insurance coverage is provided by the Florida Insurance Alliance (FIA). FIA specializes in providing insurance coverage to governmental agencies.

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

The District is contracted with Governmental Management Services-Central Florida, LLC for onsite field management of contracts for the District such as landscape and lake maintenance. Services 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 coverage is provided by Florida Insurance Alliance (FIA). FIA specializes in providing insurance coverage to governmental agencies.

Landscape Maintenance

Represents the maintenance of the landscaping within the common areas of the District.

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.

Right of Way Tree Inspections

Represents cost associated with inspections of vegetated verge abutting residential lots in cases where property owners are failing to maintain trees in accordance with Haines City landscape ordinances. Field staff will inspect the area, photograph/document lack of maintenance, report to HOA for enforcement of recorded declarations, coordinate inspections with Haines City code compliance staff, coordinate communication with property owners, and coordinate with landscape service providers.

Right of Way Tree Replacements

Represents cost associated with tree replacements within the vegetated verge abutting residential homes in cases where residential property owners have not complied with Haines City landscape ordinances.

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.

North Boulevard Community Development District General Fund Budget

Contingency

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

Amenity Expenses

Inter-Governmental Expense – Holly Hill Road East CDD

The District entered 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.

Trash Collection

Represents the cost incurred for waste collection throughout the district.

Other Financing Sources/Uses

Capital Reserve

Represents projected excess funds transfer out to the Capital Reserve Fund

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

Description	Adopted Budget FY2024	Actuals Thru 7/31/24	Projected Next 2 Months	Projected Thru 9/30/24	Proposed Budget FY2025
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Revenues

Assessments - Tax Roll	\$ 258,211	\$ 259,407	\$ -	\$ 259,407	\$ 258,211
Interest	\$ -	\$ 11,082	\$ 2,216	\$ 13,298	\$ 6,000
Carry Forward Surplus ⁽¹⁾	\$ 130,653	\$ 131,964	\$ -	\$ 131,964	\$ 161,143
Total Revenues	\$ 388,864	\$ 402,453	\$ 2,216	\$ 404,669	\$ 425,354

Expenditures

Interest - 11/1	\$ 84,263	\$ 84,263	\$ -	\$ 84,263	\$ 82,726
Principal - 5/1	\$ 75,000	\$ 75,000	\$ -	\$ 75,000	\$ 80,000
Interest - 5/1	\$ 84,263	\$ 84,263	\$ -	\$ 84,263	\$ 82,726
Total Expenditures	\$ 243,526	\$ 243,526	\$ -	\$ 243,526	\$ 245,451

Excess Revenues/(Expenditures)	\$ 145,338	\$ 158,926	\$ 2,216	\$ 161,143	\$ 179,902
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Interest - 11/1 \$ 81,085.63

Total \$ 81,085.63

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

Product	Assessable Units	Net Assessment	Net Per Unit	Gross Per Unit
Single Family	44.00	\$46,904.14	\$1,066.00	\$1,146.24
Single Family	35.00	\$45,536.15	\$1,301.03	\$1,398.96
Single Family	137.00	\$165,770.60	\$1,210.00	\$1,301.08
		\$258,210.89		

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

Date		Balance		Principal		Interest		Total
11/01/24	\$	3,460,000.00	\$	-	\$	82,725.63	\$	241,988.75
05/01/25	\$	3,460,000.00	\$	80,000.00	\$	82,725.63		
11/01/25	\$	3,380,000.00	\$	-	\$	81,085.63	\$	243,811.25
05/01/26	\$	3,380,000.00	\$	85,000.00	\$	81,085.63		
11/01/26	\$	3,295,000.00	\$	-	\$	79,343.13	\$	245,428.75
05/01/27	\$	3,295,000.00	\$	90,000.00	\$	79,343.13		
11/01/27	\$	3,205,000.00	\$	-	\$	77,498.13	\$	246,841.25
05/01/28	\$	3,205,000.00	\$	90,000.00	\$	77,498.13		
11/01/28	\$	3,115,000.00	\$	-	\$	75,653.13	\$	243,151.25
05/01/29	\$	3,115,000.00	\$	95,000.00	\$	75,653.13		
11/01/29	\$	3,020,000.00	\$	-	\$	73,456.25	\$	244,109.38
05/01/30	\$	3,020,000.00	\$	100,000.00	\$	73,456.25		
11/01/30	\$	2,920,000.00	\$	-	\$	71,143.75	\$	244,600.00
05/01/31	\$	2,920,000.00	\$	105,000.00	\$	71,143.75		
11/01/31	\$	2,815,000.00	\$	-	\$	68,715.63	\$	244,859.38
05/01/32	\$	2,815,000.00	\$	110,000.00	\$	68,715.63		
11/01/32	\$	2,705,000.00	\$	-	\$	66,171.88	\$	244,887.50
05/01/33	\$	2,705,000.00	\$	115,000.00	\$	66,171.88		
11/01/33	\$	2,590,000.00	\$	-	\$	63,512.50	\$	244,684.38
05/01/34	\$	2,590,000.00	\$	120,000.00	\$	63,512.50		
11/01/34	\$	2,470,000.00	\$	-	\$	60,737.50	\$	244,250.00
05/01/35	\$	2,470,000.00	\$	125,000.00	\$	60,737.50		
11/01/35	\$	2,345,000.00	\$	-	\$	57,846.88	\$	243,584.38
05/01/36	\$	2,345,000.00	\$	130,000.00	\$	57,846.88		
11/01/36	\$	2,215,000.00	\$	-	\$	54,840.63	\$	242,687.50
05/01/37	\$	2,215,000.00	\$	140,000.00	\$	54,840.63		
11/01/37	\$	2,075,000.00	\$	-	\$	51,603.13	\$	246,443.75
05/01/38	\$	2,075,000.00	\$	145,000.00	\$	51,603.13		
11/01/38	\$	1,930,000.00	\$	-	\$	48,250.00	\$	244,853.13
05/01/39	\$	1,930,000.00	\$	155,000.00	\$	48,250.00		
11/01/39	\$	1,775,000.00	\$	-	\$	44,375.00	\$	247,625.00
05/01/40	\$	1,775,000.00	\$	160,000.00	\$	44,375.00		
11/01/40	\$	1,615,000.00	\$	-	\$	40,375.00	\$	244,750.00
05/01/41	\$	1,615,000.00	\$	170,000.00	\$	40,375.00		
11/01/41	\$	1,445,000.00	\$	-	\$	36,125.00	\$	246,500.00
05/01/42	\$	1,445,000.00	\$	175,000.00	\$	36,125.00		
11/01/42	\$	1,270,000.00	\$	-	\$	31,750.00	\$	242,875.00
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
			\$	3,610,000.00	\$	2,753,019.38	\$	6,363,019.38

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

Description	Adopted Budget FY2024	Actuals Thru 7/31/24	Projected Next 2 Months	Projected Thru 9/30/24	Proposed Budget FY2025
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Revenues

Assessments - Tax Roll	\$ 209,762	\$ 210,733	\$ -	\$ 210,733	\$ 209,762
Interest	\$ -	\$ 9,225	\$ 1,845	\$ 11,070	\$ 5,000
Carry Forward Surplus ⁽¹⁾	\$ 142,841	\$ 144,355	\$ -	\$ 144,355	\$ 159,358
Total Revenues	\$ 352,603	\$ 364,313	\$ 1,845	\$ 366,158	\$ 374,120

Expenditures

Interest - 11/1	\$ 78,931	\$ 78,931	\$ -	\$ 78,931	\$ 77,869
Principal - 11/1	\$ 50,000	\$ 50,000	\$ -	\$ 50,000	\$ 55,000
Interest - 5/1	\$ 77,869	\$ 77,869	\$ -	\$ 77,869	\$ 76,700
Total Expenditures	\$ 206,800	\$ 206,800	\$ -	\$ 206,800	\$ 209,569

Excess Revenues/(Expenditures)	\$ 145,803	\$ 157,513	\$ 1,845	\$ 159,358	\$ 164,551
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Interest - 11/1	\$ 76,700.00
Principal - 11/1	\$ 55,000.00
Total	\$ 131,700.00

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

Product	Assessable Units	Net Assessment	Net Per Unit	Gross Per Unit
Single Family	173.00	\$209,761.95	\$1,212.50	\$1,303.76
		\$209,761.95		

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

Date	Balance	Principal	Interest	Total
11/01/24	\$ 2,850,000.00	\$ 55,000.00	\$ 77,868.75	\$ 210,737.50
05/01/25	\$ 2,795,000.00	\$ -	\$ 76,700.00	
11/01/25	\$ 2,795,000.00	\$ 55,000.00	\$ 76,700.00	\$ 208,400.00
05/01/26	\$ 2,740,000.00	\$ -	\$ 75,393.75	
11/01/26	\$ 2,740,000.00	\$ 60,000.00	\$ 75,393.75	\$ 210,787.50
05/01/27	\$ 2,680,000.00	\$ -	\$ 73,968.75	
11/01/27	\$ 2,680,000.00	\$ 60,000.00	\$ 73,968.75	\$ 207,937.50
05/01/28	\$ 2,620,000.00	\$ -	\$ 72,543.75	
11/01/28	\$ 2,620,000.00	\$ 65,000.00	\$ 72,543.75	\$ 210,087.50
05/01/29	\$ 2,555,000.00	\$ -	\$ 71,000.00	
11/01/29	\$ 2,555,000.00	\$ 65,000.00	\$ 71,000.00	\$ 207,000.00
05/01/30	\$ 2,490,000.00	\$ -	\$ 69,456.25	
11/01/30	\$ 2,490,000.00	\$ 70,000.00	\$ 69,456.25	\$ 208,912.50
05/01/31	\$ 2,420,000.00	\$ -	\$ 67,531.25	
11/01/31	\$ 2,420,000.00	\$ 75,000.00	\$ 67,531.25	\$ 210,062.50
05/01/32	\$ 2,345,000.00	\$ -	\$ 65,468.75	
11/01/32	\$ 2,345,000.00	\$ 80,000.00	\$ 65,468.75	\$ 210,937.50
05/01/33	\$ 2,265,000.00	\$ -	\$ 63,268.75	
11/01/33	\$ 2,265,000.00	\$ 85,000.00	\$ 63,268.75	\$ 211,537.50
05/01/34	\$ 2,180,000.00	\$ -	\$ 60,931.25	
11/01/34	\$ 2,180,000.00	\$ 90,000.00	\$ 60,931.25	\$ 211,862.50
05/01/35	\$ 2,090,000.00	\$ -	\$ 58,456.25	
11/01/35	\$ 2,090,000.00	\$ 95,000.00	\$ 58,456.25	\$ 211,912.50
05/01/36	\$ 1,995,000.00	\$ -	\$ 55,843.75	
11/01/36	\$ 1,995,000.00	\$ 95,000.00	\$ 55,843.75	\$ 206,687.50
05/01/37	\$ 1,900,000.00	\$ -	\$ 53,231.25	
11/01/37	\$ 1,900,000.00	\$ 105,000.00	\$ 53,231.25	\$ 211,462.50
05/01/38	\$ 1,795,000.00	\$ -	\$ 50,343.75	
11/01/38	\$ 1,795,000.00	\$ 110,000.00	\$ 50,343.75	\$ 210,687.50
05/01/39	\$ 1,685,000.00	\$ -	\$ 47,318.75	
11/01/39	\$ 1,685,000.00	\$ 115,000.00	\$ 47,318.75	\$ 209,637.50
05/01/40	\$ 1,570,000.00	\$ -	\$ 44,156.25	
11/01/40	\$ 1,570,000.00	\$ 120,000.00	\$ 44,156.25	\$ 208,312.50
05/01/41	\$ 1,450,000.00	\$ -	\$ 40,781.25	
11/01/41	\$ 1,450,000.00	\$ 130,000.00	\$ 40,781.25	\$ 211,562.50
05/01/42	\$ 1,320,000.00	\$ -	\$ 37,125.00	
11/01/42	\$ 1,320,000.00	\$ 135,000.00	\$ 37,125.00	\$ 209,250.00
05/01/43	\$ 1,185,000.00	\$ -	\$ 33,328.13	
11/01/43	\$ 1,185,000.00	\$ 145,000.00	\$ 33,328.13	\$ 211,656.25
05/01/44	\$ 1,040,000.00	\$ -	\$ 29,250.00	
11/01/44	\$ 1,040,000.00	\$ 150,000.00	\$ 29,250.00	\$ 208,500.00
05/01/45	\$ 890,000.00	\$ -	\$ 25,031.25	
11/01/45	\$ 890,000.00	\$ 160,000.00	\$ 25,031.25	\$ 210,062.50
05/01/46	\$ 730,000.00	\$ -	\$ 20,531.25	
11/01/46	\$ 730,000.00	\$ 170,000.00	\$ 20,531.25	\$ 211,062.50
05/01/47	\$ 560,000.00	\$ -	\$ 15,750.00	
11/01/47	\$ 560,000.00	\$ 175,000.00	\$ 15,750.00	\$ 206,500.00
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
		\$ 2,900,000.00	\$ 2,761,325.00	\$ 5,661,325.00

North Boulevard

Community Development District

Proposed Budget Capital Reserve Fund

Description	Adopted Budget FY2024	Actuals Thru 7/31/24	Projected Next 2 Months	Projected Thru 9/30/24	Proposed Budget FY2025
Revenues					
Interest	\$ -	\$ 5	\$ -	\$ 5	\$ -
Carry Forward Surplus	\$ 10,000	\$ -	\$ -	\$ -	\$ 9,275
Total Revenues	\$ 10,000	\$ 5	\$ -	\$ 5	\$ 9,275
Expenditures					
Contingency	\$ -	\$ 730	\$ -	\$ 730	\$ -
Total Expenditures	\$ -	\$ 730	\$ -	\$ 730	\$ -
<i>Other Financing Sources/Uses:</i>					
Transfer In	\$ 10,000	\$ -	\$ 10,000	\$ 10,000	\$ 72,585
Total Other Financing Sources/Uses	\$ 10,000	\$ -	\$ 10,000	\$ 10,000	\$ 72,585
Excess Revenues/(Expenditures)	\$ 20,000	\$ (725)	\$ 10,000	\$ 9,275	\$ 81,860

SECTION VII

SECTION C

North Boulevard CDD

Field Management Report



August 20, 2024
Marshall Tindall
Field Services Manager
GMS

Complete

Landscaping

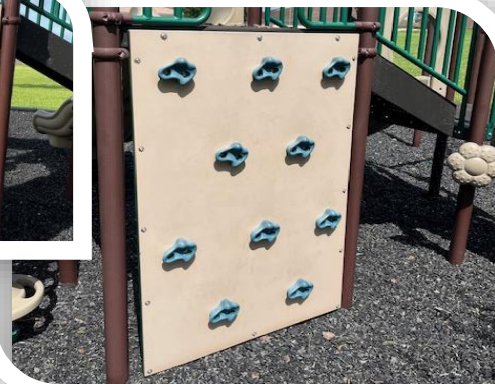
- ✚ Landscaping continues to be well kept by contractor.
- ✚ Ponds were slightly delayed following extended rain patterns after storm, but service was quickly caught up.



Complete

General Maintenance


- ✚ Renewal for waste removal services.
- ✚ Proposal included for solar lights at mailboxes based on reported community interest.
- ✚ Normal repairs to perimeter fences.
- ✚ Cleaning of playground equipment.
- ✚ Cleaning entrance monument signs.



In Progress

Engineering Report Items

v

 Proposal for repairs for last item in the engineer's report.

#5

Location: Pond D

Structure: DS 23

Condition: 1 - Emergency

Comments: Broken structure



Conclusion

For any questions or comments regarding the above information, please contact me by phone at 407-346-2453 or by email at mtindall@gmscfl.com. Thank you.

Respectfully,
Marshall Tindall

SECTION 1



GENERAL SERVICE AGREEMENT

This Service Agreement (the "Agreement") is made and entered into as of January 1st, 2025, by and between **North Boulevard CDD** ("the Company") and, Poop Bandit LLC located at 16227 Wind View Ln., Winter Garden, FL 34787, (the "Service Provider"). This agreement is for 12 months of service outlined herein:

WHEREAS, Service Provider independently engages in the business of dog waste station trash removal, and thus providing weekly services.

WHEREAS, the Company desires to hire the Service Provider to perform those services as described herein, and as such, the Service Provider does herein desire to provide such services in accordance with the terms and conditions of this Agreement.

NOW THEREFORE, in consideration of the mutual promises established and set forth herein, the Company and Service Provider hereby acknowledge and agree as follows:

SERVICE PROVIDER DUTIES & RESPONSIBILITIES

Services: It shall be agreed upon, that during the term of this Agreement the Service Provider shall provide the services ("Services") that are described within the attached Schedule 1 (the "Schedules") and on any such additional consecutively numbered supplementary schedules, as which may be executed at any time by both parties to this Agreement. Each attached, or subsequently attached Schedule shall contain a description of the deliverables required to be provided by the Service Provider (collectively "Deliverables"), a description of any completion deadlines that pertain to the Deliverables and a description of the corresponding payment terms, including any partial payments for completion of designated milestones comprising each Deliverable.

Service Provider's Control Over Services Provided: The Service Provider shall retain the unqualified right of control over the means, manner and methods by which their Services are rendered and performed, and the right to perform those Services at the location(s) and time(s) that the Service Provider independently determines and sets forth. The Service Provider shall be responsible for providing all equipment, materials and supplies that the Service Provider determines shall be required to timely provide those Services which have been requested by the Service Recipient.

Compliance with Applicable Law: The Service Provider shall be responsible for complying with any and all applicable federal, state and local laws, rules, ordinances, regulations, and/or codes that pertain to the performance of the Services requested and provided. The Service Provider's failure to comply with the responsibilities and duties described in this Paragraph shall constitute a material breach of the Agreement.

Insurance: The Service Provider agrees to secure and maintain, at the Service Providers sole cost and expense, Worker's Compensation Coverage where required by law and General Liability Insurance, as required by the Company.

Permits and Licenses: The Service Provider shall be responsible for acquiring and maintaining, during the term of this Agreement, any and all permits, licenses and authorizations, if applicable, required to conduct the Service Provider's business and to perform the Services requested. The Service Provider's failure to comply with the responsibilities and duties herein shall constitute a material breach of this Agreement.

DUTIES IMPOSED ON THE COMPANY

Fees: The Service Provider's entire compensation for the performance of the Services provided hereunder shall be set forth in specific detail contained within the Schedule that corresponds to the specific Services provided and shall be payable solely by the Company.

Form 1099 Compliance: The Company shall report the amounts it pays the Service Provider on IRS Form 1099, to the extent so required under the Internal Revenue Code.

INDEPENDENT CONTRACTOR RELATIONSHIP

For all intent and purposes, including, but not limited to the Federal Insurance Contributions Act ("FICA"), The Self Employment Contributions Act ("SECA"), the Social Security Act, the Federal Unemployment Tax Act ("FUTA"), the Internal Revenue Code and any and all other federal, state and local laws, rules and regulations, each party hereto, including its officers, agents and employees, shall be at all times an independent contractor relative to the other party. Nothing in this Agreement shall be construed to make or render either party, including any of its officers, agents or employees, an agent, servant or employee of, or a joint venture of with the other.

TERMS AND TERMINATION

Automatic Renewal: The parties agree that at the expiry of the Initial Term or any subsequent renewed term, this Agreement shall be renewed for a further term of 12 months on the same terms and conditions as contained in this Agreement, unless written notice is given by one party to the other parties of its intent not to renew the Agreement at least 60 Days before the expiry of the Initial Term or any subsequent renewed term. Should any price increases occur the Service Provider will give a 60-day notice before the changes take effect.

Breach/Cause for Termination: This Agreement may be terminated at any time by either party should a material breach by the other party remain uncured thirty (30) days after submission of written notice being provided of the breach thereof, or a shorter period of time as may be specified within this Agreement or within the applicable Schedule provided to the Service Provider by the Company.

INDEMNIFICATION

Both parties shall guarantee, guard against and hold harmless the other party, any current or former employees, shareholders, partners or any ownership interest and agents from and/or against any alleged claim, including, but not limited to third-party claims, demands, loss, damages and or expense, including any legal or attorney fees that may be in relation to:

- a) any negligence, recklessness or any willful misconduct of the indemnifying party or any other party under the direction or control of the indemnifying party;
- b) any material breach of this Agreement by the indemnifying party, or
- c) any damage, loss or destruction relating to any property of the indemnifying party or their client or clients, injury or death to any individuals that may result from the actions or inactions of any employee, agent or subcontractor of the indemnifying party as such damage may arise out of or is in the course of fulfilling their obligations under and with relation to this Agreement, and to the extent that such damage may be due to any negligence, unlawful conduct, omission or default of the indemnifying party, their employees, agents or subcontractors.

Full and Complete Agreement: This Agreement has set forth the full and complete agreement and shall supersede any and all prior agreements between the parties concerning all aspects of the subject matter herein contained. The Agreement may not and shall not be amended except by way of a written instrument that must be signed by both parties named hereto.

ARBITRATION AND DISPUTE RESOLUTION

Any controversy or claim arising out of or relating to this contract, or the breach thereof, shall be settled by arbitration administered in accordance with the Commercial Arbitration Rules of the American Arbitration Association, as amended, and shall be governed by the laws of the State of Florida. The Federal Arbitration Act shall govern the interpretation and enforcement of this paragraph. The fees associated with the arbitrator shall be shared equally by both parties. The parties agree that this paragraph shall survive the termination of the Agreement.

IN WITNESS WHEREOF, the parties hereto, each acting pursuant with due and proper authority, have executed this Agreement as of the aforementioned Effective Date.

Company Representative

Print Name & Title

Date: _____



Poop Bandit LLC

Michael Wright/Owner

Print Name & Title

DELIVERABLE SERVICES AGREEMENT SCHEDULE 1

BY AND BETWEEN

"The Company" AND Poop Bandit LLC

EFFECTIVE DATE OF:

January 1st, 2025 – December 31st, 2025

Description of Services to be performed by Service Provider:

- As requested, (weekly) Poop Bandit will empty the pet stations (Qty 2) and refill the disposal bags for dog walkers. All dog waste collected will be double-bagged according to EPA standards for pet waste collection.
- As requested, (weekly) Poop Bandit will empty the (Qty 1) trash cans.
- **The Company** will be invoiced on a pre-paid monthly basis. First month service will be pro-rated depending on start date.
- Poop Bandit Pet Waste Removal Services is a great selling point for non-pet owners.
- Poop Bandit Pet Waste Removal Services is fully insured.

Costs:

- The pet stations will be serviced at a cost of \$46.80 per month per station.
- Dispenser roll bags are invoiced monthly at a flat rate of 4 roll bags per month at a cost of \$8.79 for 200 bags per box/roll. Total per month is \$35.16
(Pet station trash can liner included)
- The trash cans will be serviced at a cost of \$52 per month per can.
- **Monthly flat-rate cost is \$180.76**

The quotations are for an initial **12-month** period and will not change for duration of agreement unless agreed to by both parties.

Extra Value-Added Services:

The Dog Waste Station Service Includes:

- Emptying dog waste stations on a weekly basis or twice weekly if needed
- Removing all waste within a six-foot radius of waste stations
- Restocking the dog poop bag dispensers each week as needed (poop dispenser bags have a separate charged and will be invoice monthly)
- Maintaining an inventory of all supplies
- Ensuring that all stations are in good working order at all times

Additional Waste Station Services:

- Installation (separate cost as needed)
- Lubricating the locks
- Tightening hardware
- Performing repairs as necessary (separate cost if parts are need for repair)
- Community Common Area Clean-Up

The company will be invoiced on the 1st of every month:

Payment Terms: Net 30

Payment Method: ACH, Credit Card, Check

Late Payment Fee: at our discretion: \$50

SECTION 2



Governmental Management Services

Maintenance
Services

Bill To/District: North Boulevard CDD	Prepared By: Governmental Management Services, LLC 219 E. Livingston Street Orlando, FL 32801
--	--

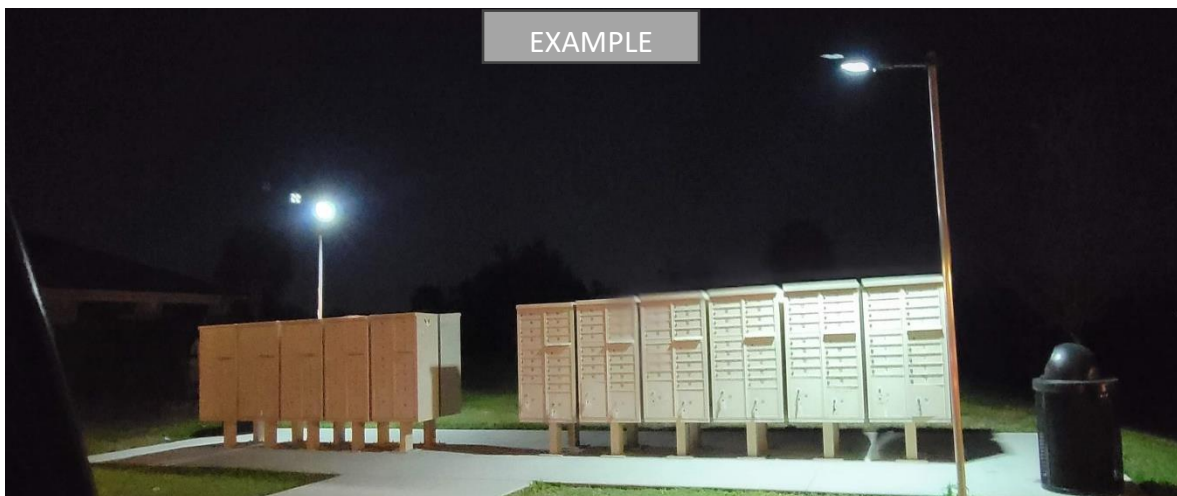
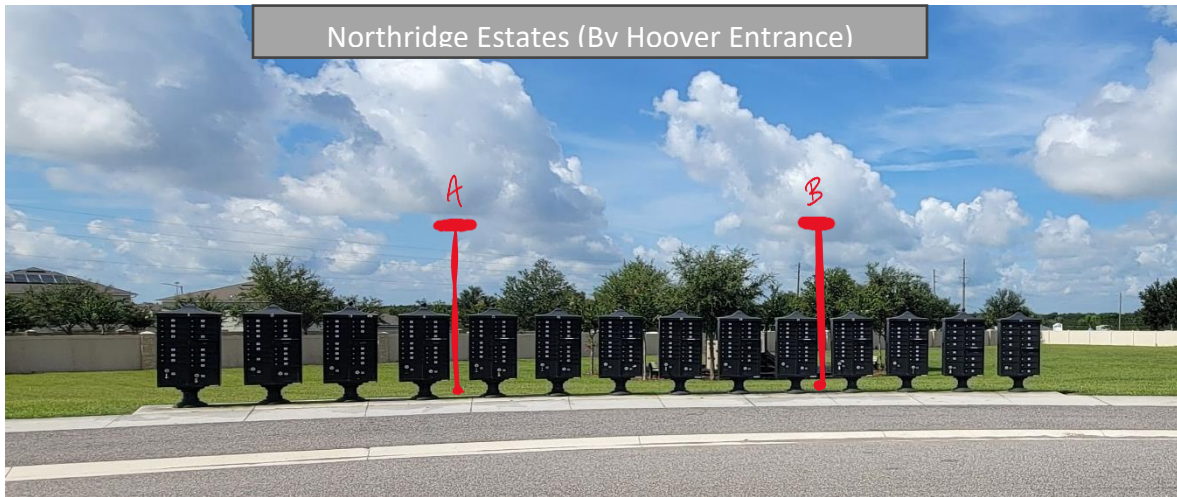
Job name and Description

Mailbox Area Solar Lighting

- Proposal is Quantity (x4) Solar lights, aluminum posts, hardware, and installation. Final placement may be adjusted on site.

Qty	Description	Unit Price	Line Total
	Labor		\$800.00
	Mobilization		\$65.00
	Equipment		\$75.00
	Materials		\$719.90
Total Due:			\$1,659.90

Sample Layout Shown –
Final Placement Will be Determined Based on Site Conditions



SECTION 3

Cell #: 352-552-4629

200 S. F. Street, Haines City, FL 33844
www.princelandservices.com

Phone 863-422-5207

Polk County License #15453

Date: 8/16/24

SUBMITTED TO:

Marshall Tindall
Field Manager
GMS-CFL

Job Name / Location:

North Blvd CDD

We hereby submit an proposal to provide the material and labor for the scope of work:

DESCRIPTION	QTY	TOTAL
Labor and equipment to remove existing damaged upper box and install a new (provided) upper concrete box for pond designated on aattached map.		\$2,100.00
	Total	\$2,100.00

NOTES, EXCLUSIONS & SUBSTITUTIONS:

GENERAL TERMS:

1. Payment to be remitted upon completion (no exceptions).
2. Prices good for 30 days - P&S reserves the right to re-bid after 30 days.

Prince and Sons, Inc. Authorized Signature:

Lucas Martin
Vice President

Approved By:

Search Google Maps



Restaurants



Hotels



Things to do



Museums



Transit



Pharmacies



ATMs



DUMPSTER ON TIME

Fresh-Air Cooling
& Heating

North Ridge Reserve by
Dream Finders Homes

Taft Dr

Taft Dr

Taft Dr

Playground

Deliver
and
unload

Access Route

Dry Pond

Structure



Hoover Blvd

North Blvd W

North Blvd W

North Blvd W

North Blvd W

North Blvd W

North Blvd W

North Blvd W

North Blvd W

Hoover Blvd

Hoover Blvd



SECTION D

SECTION 1

North Boulevard Community Development District

Summary of Check Register

July 1, 2024 through July 31, 2024

Bank	Date	Check No.'s		Amount
General Fund				
	7/9/24	410	\$	1,365.00
	7/12/24	411	\$	4,865.22
	7/19/24	412-422	\$	15,378.32
			\$	21,608.54

CHECK DATE	VEND#	.....INVOICE..... DATE	...EXPENSED TO... INVOICE	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT #
7/09/24	00029	6/28/24	22412715	202405	310	51300	31100			*	1,365.00		
			ANNUAL ENGINEERING REPORT										
								DEWBERRY ENGINEERING				1,365.00	000410
7/12/24	00019	7/01/24	143	202407	310	51300	34000			*	3,343.67		
			MANAGEMENT FEES-JUL24										
		7/01/24	143	202407	310	51300	35200			*	100.00		
			WEBSITE MANAGEMENT-JUL24										
		7/01/24	143	202407	310	51300	35100			*	150.00		
			INFORMATION TECH-JUL24										
		7/01/24	143	202407	310	51300	31300			*	541.67		
			DISSEMINATION SVCS-JUL24										
		7/01/24	143	202407	310	51300	51000			*	.12		
			OFFICE SUPPLIES										
		7/01/24	143	202407	310	51300	42000			*	34.09		
			POSTAGE										
		7/01/24	144	202407	320	53800	12000			*	695.67		
			FIELD MANAGEMENT-JUL24										
								GOVERNMENTAL MANAGEMENT SERVICES				4,865.22	000411
7/19/24	00032	7/16/24	AR071620	202407	310	51300	11000			*	200.00		
			SUPERVISOR FEES-07/16/24										
								ADAM RHINEHART				200.00	000412
7/19/24	00046	7/16/24	BH071620	202407	310	51300	11000			*	200.00		
			SUPERVISOR FEES-07/16/24										
								BOBBIE HENLEY				200.00	000413
7/19/24	00045	7/16/24	EC071620	202407	310	51300	11000			*	200.00		
			SUPERVISOR FEES-07/16/24										
								EMILY J. CASSIDY				200.00	000414
7/19/24	00050	6/30/24	00065224	202406	310	51300	48000			*	2,555.89		
			NOT OF BOS MEETING FY25										
								GANNETT MEDIA CORP DBA				2,555.89	000415
7/19/24	00019	5/31/24	145	202405	320	53800	49000			*	1,954.55		
			INSTAL STOP SIGN/STOP BAR										
								GOVERNMENTAL MANAGEMENT SERVICES				1,954.55	000416
7/19/24	00047	7/16/24	JP071620	202407	310	51300	11000			*	200.00		
			SUPERVISOR FEES-07/16/24										
								JESSICA PETRUCCI				200.00	000417
7/19/24	00036	7/17/24	9887	202406	310	51300	31500			*	3,765.87		
			ATTORNEY SVCS-JUN24										
								KILINSKI VAN WYK, PLLC				3,765.87	000418
								NOBU NORTH BOULEVAR IARAUJO					

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
7/19/24	00040	7/16/24 LR071620	202407 310-51300-11000		*	200.00	
		SUPERVISOR FEES-07/16/24		LINDSEY RODEN			200.00 000419
7/19/24	00039	7/01/24 NB2228	202407 330-57200-48201		*	175.00	
		PET WASTE STATION-JUL24		POOP BANDIT			175.00 000420
7/19/24	00019	6/30/24 148	202406 320-53800-48000		*	928.11	
		GENERAL MAINT/REPAIR-JUN		GOVERNMENTAL MANAGEMENT SERVICES			928.11 000421
7/19/24	00035	7/01/24 13245	202407 320-53800-46200		*	4,905.00	
		LANDSCAPE MAINT-JUL24					
		7/15/24 13417	202407 320-53800-47300		*	93.90	
		RPLCD HEAD/SPRAY W/NOZZLE		PRINCE & SONS INC.			4,998.90 000422
TOTAL FOR BANK A						21,608.54	
TOTAL FOR REGISTER						21,608.54	

NOBU NORTH BOULEVAR IARAUJO

SECTION 2

North Boulevard
Community Development District

Unaudited Financial Reporting
July 31, 2024



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North Boulevard
Community Development District
Combined Balance Sheet
July 31, 2024

	<i>General Fund</i>	<i>Capital Reserve Fund</i>	<i>Debt Service Fund</i>	<i>Capital Projects Fund</i>	<i>Totals Governmental Funds</i>
Assets:					
Operating Account	\$ 191,548	\$ 19,380	\$ -	\$ -	\$ 210,928
Accounts Receivable	\$ -	\$ -	\$ -	\$ -	\$ -
Due From Other	\$ 3,717	\$ -	\$ -	\$ -	\$ 3,717
Prepaid Expenses	\$ -	\$ -	\$ -	\$ -	\$ -
Deposits	\$ 960	\$ -	\$ -	\$ -	\$ 960
Investments:					
<u>Series 2017</u>					
Reserve	\$ -	\$ -	\$ 123,875	\$ -	\$ 123,875
Revenue	\$ -	\$ -	\$ 158,140	\$ -	\$ 158,140
Redemption	\$ -	\$ -	\$ 786	\$ -	\$ 786
Construction	\$ -	\$ -	\$ -	\$ 6,411	\$ 6,411
<u>Series 2019</u>					
Reserve	\$ -	\$ -	\$ 105,956	\$ -	\$ 105,956
Revenue	\$ -	\$ -	\$ 157,355	\$ -	\$ 157,355
Prepayment	\$ -	\$ -	\$ 158	\$ -	\$ 158
Construction	\$ -	\$ -	\$ -	\$ 664	\$ 664
Total Assets	\$ 196,226	\$ 19,380	\$ 546,270	\$ 7,075	\$ 768,951
Liabilities:					
Accounts Payable	\$ 1,126	\$ -	\$ -	\$ -	\$ 1,126
Due to Other	\$ -	\$ -	\$ -	\$ -	\$ -
Total Liabilities	\$ 1,126	\$ -	\$ -	\$ -	\$ 1,126
Fund Balance:					
Assigned For:					
Debt Service - Series 2017	\$ -	\$ -	\$ 282,801	\$ -	\$ 282,801
Debt Service - Series 2019	\$ -	\$ -	\$ 263,469	\$ -	\$ 263,469
Restricted For:					
Capital Reserve	\$ -	\$ 19,380	\$ -	\$ -	\$ 19,380
Capital Projects - Series 2017	\$ -	\$ -	\$ -	\$ 6,411	\$ 6,411
Capital Projects - Series 2019	\$ -	\$ -	\$ -	\$ 664	\$ 664
Unassigned	\$ 195,100	\$ -	\$ -	\$ -	\$ 195,100
Total Fund Balances	\$ 195,100	\$ 19,380	\$ 546,270	\$ 7,075	\$ 767,825
Total Liabilities & Fund Balance	\$ 196,226	\$ 19,380	\$ 546,270	\$ 7,075	\$ 768,951

North Boulevard
Community Development District
General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending July 31, 2024

	Adopted	Prorated Budget	Actual	
	Budget	Thru 07/31/24	Thru 07/31/24	Variance

Revenues:

Assessments - Tax Roll	\$ 332,645	\$ 332,645	\$ 334,184	\$ 1,539
Other Income	\$ -	\$ -	\$ 60	\$ 60

Total Revenues	\$ 332,645	\$ 332,645	\$ 334,244	\$ 1,599
-----------------------	-------------------	-------------------	-------------------	-----------------

Expenditures:

General & Administrative:

Supervisor Fees	\$ 12,000	\$ 10,000	\$ 6,600	\$ 3,400
Engineering Fees	\$ 10,000	\$ 8,333	\$ 3,753	\$ 4,581
Dissemination Agent	\$ 6,500	\$ 5,417	\$ 5,417	\$ -
Attorney Fees	\$ 15,000	\$ 12,500	\$ 13,152	\$ (652)
Assessment Administration	\$ 5,000	\$ 5,000	\$ 5,000	\$ -
Annual Audit	\$ 4,800	\$ 4,800	\$ 4,800	\$ -
Trustee Fees	\$ 7,780	\$ 7,780	\$ 7,758	\$ 22
Management Fees	\$ 40,124	\$ 33,437	\$ 33,437	\$ -
Information Technology	\$ 1,800	\$ 1,500	\$ 1,500	\$ -
Website Maintenance	\$ 1,200	\$ 1,000	\$ 1,000	\$ -
Postage & Delivery	\$ 1,100	\$ 1,100	\$ 2,451	\$ (1,351)
Telephone	\$ 50	\$ 42	\$ -	\$ 42
Printing & Binding	\$ 400	\$ 333	\$ 6	\$ 327
Insurance	\$ 8,455	\$ 8,455	\$ 6,818	\$ 1,637
Legal Advertising	\$ 4,000	\$ 3,333	\$ 3,467	\$ (134)
Contingency	\$ 3,000	\$ 2,500	\$ 439	\$ 2,061
Office Supplies	\$ 100	\$ 83	\$ 4	\$ 79
Dues, Licenses & Fees	\$ 175	\$ 175	\$ 175	\$ -

Total General & Administrative:	\$ 121,484	\$ 105,788	\$ 95,776	\$ 10,012
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North Boulevard

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending July 31, 2024

	Adopted Budget	Prorated Budget Thru 07/31/24	Actual Thru 07/31/24	Variance
<u>Operation and Maintenance</u>				
Field Expenses				
Field Management	\$ 8,348	\$ 6,957	\$ 6,957	\$ -
Electric	\$ 8,395	\$ 6,996	\$ 5,428	\$ 1,568
Streetlights	\$ 26,450	\$ 22,042	\$ 19,174	\$ 2,867
Property Insurance	\$ 6,333	\$ 6,333	\$ 4,918	\$ 1,415
Landscape Maintenance	\$ 58,860	\$ 49,050	\$ 49,050	\$ -
Landscape Replacement & Enhancement	\$ 20,000	\$ 16,667	\$ -	\$ 16,667
Irrigation Repairs	\$ 5,500	\$ 4,583	\$ 2,919	\$ 1,664
General Field Repairs & Maintenance	\$ 15,000	\$ 12,500	\$ 8,789	\$ 3,711
Contingency	\$ 10,000	\$ 8,333	\$ 2,915	\$ 5,419
Subtotal	\$ 158,886	\$ 133,461	\$ 100,150	\$ 33,311
Amenity Expenses				
Inter-Governmental Expense	\$ 87,366	\$ 87,366	\$ 87,366	\$ -
Playground Lease	\$ 6,295	\$ 5,246	\$ 2,623	\$ 2,623
Trash Collections	\$ 2,000	\$ 1,667	\$ 1,741	\$ (75)
Subtotal	\$ 95,661	\$ 94,278	\$ 91,730	\$ 2,548
Total O&M Expenses:	\$ 254,546	\$ 227,739	\$ 191,880	\$ 35,859
Total Expenditures	\$ 376,030	\$ 333,527	\$ 287,656	\$ 45,872
<u>Other Financing Sources/Uses:</u>				
Capital Reserve	\$ (10,000)	\$ -	\$ -	\$ -
Transfer In/(Out)	\$ -	\$ -	\$ (105)	\$ (105)
Total Other Financing Sources/Uses	\$ (10,000)	\$ -	\$ (105)	\$ (105)
Excess Revenues (Expenditures)	\$ (53,385)		\$ 46,484	
Fund Balance - Beginning	\$ 53,385		\$ 148,616	
Fund Balance - Ending	\$ -		\$ 195,100	

North Boulevard

Community Development District

Debt Service Fund - Series 2017

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending July 31, 2024

	Adopted	Prorated Budget	Actual	
	Budget	Thru 07/31/24	Thru 07/31/24	Variance
Revenues:				
Assessments - Tax Roll	\$ 258,211	\$ 258,211	\$ 259,407	\$ 1,196
Interest	\$ -	\$ -	\$ 11,082	\$ 11,082
Total Revenues	\$ 258,211	\$ 258,211	\$ 270,489	\$ 12,278
Expenditures:				
Interest Expense 11/1	\$ 84,263	\$ 84,263	\$ 84,263	\$ -
Principal Expense - 5/1	\$ 75,000	\$ 75,000	\$ 75,000	\$ -
Interest Expense - 5/1	\$ 84,263	\$ 84,263	\$ 84,263	\$ -
Total Expenditures	\$ 243,526	\$ 243,526	\$ 243,526	\$ -
Excess Revenues (Expenditures)	\$ 14,685		\$ 26,962	
Fund Balance - Beginning	\$ 130,653		\$ 255,839	
Fund Balance - Ending	\$ 145,338		\$ 282,801	

North Boulevard

Community Development District

Debt Service Fund - Series 2019

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending July 31, 2024

	Adopted	Prorated Budget	Actual	
	Budget	Thru 07/31/24	Thru 07/31/24	Variance
Revenues:				
Assessments - Tax Roll	\$ 209,762	\$ 209,762	\$ 210,733	\$ 971
Interest	\$ -	\$ -	\$ 9,225	\$ 9,225
Total Revenues	\$ 209,762	\$ 209,762	\$ 219,958	\$ 10,196
Expenditures:				
Interest Expense 11/1	\$ 78,931	\$ 78,931	\$ 78,931	\$ -
Principal Expense 11/1	\$ 50,000	\$ 50,000	\$ 50,000	\$ -
Interest Expense 5/1	\$ 77,869	\$ 77,869	\$ 77,869	\$ -
Total Expenditures	\$ 206,800	\$ 206,800	\$ 206,800	\$ -
Excess Revenues (Expenditures)	\$ 2,962		\$ 13,158	
Fund Balance - Beginning	\$ 142,841		\$ 250,311	
Fund Balance - Ending	\$ 145,803		\$ 263,469	

North Boulevard

Community Development District

Capital Projects Fund - Series 2017

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending July 31, 2024

	Adopted	Prorated Budget	Actual	
	Budget	Thru 07/31/24	Thru 07/31/24	Variance
Revenues:				
Interest	\$ -	\$ -	\$ 257	\$ 257
Total Revenues	\$ -	\$ -	\$ 257	\$ 257
Expenditures:				
Capital Outlay	\$ -	\$ -	\$ -	\$ -
Total Expenditures	\$ -	\$ -	\$ -	\$ -
Excess Revenues (Expenditures)	\$ -		\$ 257	
Fund Balance - Beginning	\$ -		\$ 6,153	
Fund Balance - Ending	\$ -		\$ 6,411	

North Boulevard

Community Development District

Capital Projects Fund - Series 2019

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending July 31, 2024

	Adopted	Prorated Budget	Actual	
	Budget	Thru 07/31/24	Thru 07/31/24	Variance
Revenues:				
Interest	\$ -	\$ -	\$ 27	\$ 27
Total Revenues	\$ -	\$ -	\$ 27	\$ 27
Expenditures:				
Capital Outlay	\$ -	\$ -	\$ -	\$ -
Total Expenditures	\$ -	\$ -	\$ -	\$ -
Excess Revenues (Expenditures)	\$ -		\$ 27	
Fund Balance - Beginning	\$ -		\$ 638	
Fund Balance - Ending	\$ -		\$ 664	

North Boulevard
Community Development District
Capital Reserve Projects
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending July 31, 2024

	Adopted	Prorated Budget	Actual	
	Budget	Thru 07/31/24	Thru 07/31/24	Variance
Revenues:				
Interest	\$ -	\$ -	\$ 5	\$ 5
Total Revenues	\$ -	\$ -	\$ 5	\$ 5
Expenditures:				
Contingency	\$ -	\$ -	\$ 730	\$ (730)
Total Expenditures	\$ -	\$ -	\$ 730	\$ -
Other Financing Sources:				
Transfer In/(Out)	\$ 10,000	\$ 105	\$ 105	\$ -
Total Other Financing Sources (Uses)	\$ 10,000	\$ 105	\$ 105	\$ -
Excess Revenues (Expenditures)	\$ 10,000		\$ (620)	
Fund Balance - Beginning	\$ -		\$ 20,000	
Fund Balance - Ending	\$ 10,000		\$ 19,380	

North Boulevard
Community Development District
Month to Month

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
<u>Revenues:</u>													
Assessments - Tax Roll	\$ -	\$ 5,249	\$ 313,844	\$ 4,751	\$ 2,590	\$ 3,103	\$ 4,623	\$ 23	\$ -	\$ -	\$ -	\$ -	\$ 334,184
Other Income	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 30	\$ 30	\$ -	\$ -	\$ 60
Total Revenues	\$ -	\$ 5,249	\$ 313,844	\$ 4,751	\$ 2,590	\$ 3,103	\$ 4,623	\$ 23	\$ 30	\$ 30	\$ -	\$ -	\$ 334,244
<u>Expenditures:</u>													
<u>General & Administrative:</u>													
Supervisor Fees	\$ 1,000	\$ -	\$ -	\$ 800	\$ 800	\$ -	\$ 1,400	\$ -	\$ 1,600	\$ 1,000	\$ -	\$ -	\$ 6,600
Engineering Fees	\$ -	\$ -	\$ -	\$ 325	\$ 920	\$ -	\$ 383	\$ 1,365	\$ 760	\$ -	\$ -	\$ -	\$ 3,753
Dissemination Agent	\$ 542	\$ 542	\$ 542	\$ 542	\$ 542	\$ 542	\$ 542	\$ 542	\$ 542	\$ 542	\$ -	\$ -	\$ 5,417
Attorney Fees	\$ 2,007	\$ 452	\$ 457	\$ 1,562	\$ 2,266	\$ 613	\$ 1,430	\$ 600	\$ 3,766	\$ -	\$ -	\$ -	\$ 13,152
Assessment Administration	\$ 5,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,000
Annual Audit	\$ -	\$ -	\$ -	\$ 4,800	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4,800
Trustee Fees	\$ -	\$ 3,717	\$ -	\$ -	\$ 4,041	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 7,758
Management Fees	\$ 3,344	\$ 3,344	\$ 3,344	\$ 3,344	\$ 3,344	\$ 3,344	\$ 3,344	\$ 3,344	\$ 3,344	\$ 3,344	\$ -	\$ -	\$ 33,437
Information Technology	\$ 150	\$ 150	\$ 150	\$ 150	\$ 150	\$ 150	\$ 150	\$ 150	\$ 150	\$ 150	\$ -	\$ -	\$ 1,500
Website Maintenance	\$ 100	\$ 100	\$ 100	\$ 100	\$ 100	\$ 100	\$ 100	\$ 100	\$ 100	\$ 100	\$ -	\$ -	\$ 1,000
Postage & Delivery	\$ 647	\$ 708	\$ 34	\$ 145	\$ 12	\$ 49	\$ 15	\$ 777	\$ 31	\$ 34	\$ -	\$ -	\$ 2,451
Telephone	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Printing & Binding	\$ -	\$ -	\$ -	\$ -	\$ 6	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 6
Insurance	\$ 6,818	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 6,818
Legal Advertising	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 342	\$ 569	\$ 2,556	\$ -	\$ -	\$ -	\$ 3,467
Property Appraiser Fees	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Property Taxes	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Contingency	\$ 39	\$ 38	\$ 39	\$ 39	\$ 41	\$ 41	\$ 41	\$ 41	\$ 79	\$ 41	\$ -	\$ -	\$ 439
Office Supplies	\$ 0	\$ 0	\$ 0	\$ 0	\$ 1	\$ 1	\$ 0	\$ 0	\$ 0	\$ 0	\$ -	\$ -	\$ 4
Dues, Licenses & Fees	\$ 175	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 175
Total General & Administrative:	\$ 19,822	\$ 9,050	\$ 4,665	\$ 11,806	\$ 12,221	\$ 4,840	\$ 7,747	\$ 7,487	\$ 12,928	\$ 5,210	\$ -	\$ -	\$ 95,776

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	\$ 696	\$ 696	\$ 696	\$ 696	\$ 696	\$ 696	\$ 696	\$ 696	\$ 696	\$ 696	\$ -	\$ -	6,957
Electric	\$ 626	\$ 660	\$ 799	\$ 581	\$ 706	\$ 415	\$ 396	\$ 394	\$ 415	\$ 436	\$ -	\$ -	5,428
Streetlights	\$ 1,975	\$ 1,971	\$ 1,972	\$ 1,966	\$ 1,906	\$ 1,880	\$ 1,880	\$ 1,875	\$ 1,878	\$ 1,872	\$ -	\$ -	19,174
Property Insurance	\$ 4,918	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	4,918
Landscape Maintenance	\$ 4,905	\$ 4,905	\$ 4,905	\$ 4,905	\$ 4,905	\$ 4,905	\$ 4,905	\$ 4,905	\$ 4,905	\$ 4,905	\$ -	\$ -	49,050
Landscape Replacement	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Irrigation Repairs	\$ 292	\$ 191	\$ -	\$ 63	\$ -	\$ -	\$ -	\$ 1,913	\$ -	\$ 460	\$ -	\$ -	2,919
General Repairs & Maintenance	\$ 3,004	\$ -	\$ 318	\$ 710	\$ 1,725	\$ 1,169	\$ 935	\$ -	\$ 928	\$ -	\$ -	\$ -	8,789
Contingency	\$ -	\$ -	\$ 480	\$ -	\$ 480	\$ -	\$ -	\$ 1,955	\$ -	\$ -	\$ -	\$ -	2,915
Subtotal	\$ 16,416	\$ 8,422	\$ 9,170	\$ 8,921	\$ 10,418	\$ 9,064	\$ 8,811	\$ 11,737	\$ 8,822	\$ 8,369	\$ -	\$ -	100,150
Amenity Expenses													
Inter-Governmental Expense	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 87,366	\$ -	\$ -	\$ -	\$ -	87,366
Playground Lease	\$ 525	\$ 525	\$ 525	\$ 525	\$ 525	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	2,623
Trash Collection	\$ 166	\$ 166	\$ 175	\$ 184	\$ 175	\$ 175	\$ 175	\$ 184	\$ 166	\$ 175	\$ -	\$ -	1,741
Subtotal	\$ 691	\$ 691	\$ 700	\$ 708	\$ 700	\$ 175	\$ 175	\$ 87,550	\$ 166	\$ 175	\$ -	\$ -	91,730
Total O&M Expenses:	\$ 17,107	\$ 9,113	\$ 9,869	\$ 9,629	\$ 11,117	\$ 9,239	\$ 8,986	\$ 99,287	\$ 8,988	\$ 8,544	\$ -	\$ -	191,880
Total Expenditures	\$ 36,929	\$ 18,163	\$ 14,534	\$ 21,435	\$ 23,339	\$ 14,079	\$ 16,733	\$ 106,774	\$ 21,916	\$ 13,754	\$ -	\$ -	287,656
Other Financing Sources/Uses:													
Transfer In/(Out)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ (105)	\$ -	\$ -	\$ -	\$ -	\$ -	(105)
Total Other Financing Sources/Uses	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ (105)	\$ -	\$ -	\$ -	\$ -	\$ -	(105)
Excess Revenues (Expenditures)	\$ (36,929)	\$ (12,914)	\$ 299,310	\$ (16,684)	\$ (20,748)	\$ (10,976)	\$ (12,215)	\$ (106,750)	\$ (21,886)	\$ (13,724)	\$ -	\$ -	46,484

North Boulevard
COMMUNITY DEVELOPMENT DISTRICT
Special Assessment Receipts
Fiscal Year 2024

ON ROLL ASSESSMENTS

Gross Assessments	\$ 357,681.61	\$	277,646.12	\$	225,550.48	\$ 860,878.21
Net Assessments	\$ 332,643.90	\$	258,210.89	\$	209,761.95	\$ 800,616.74

								42%	32%	26%	100%
Date	Distribution	Gross Amount	Discount/Penalty	Commission	Interest	Property Appraiser	Net Receipts	General Fund	2017 Debt Service	2019 Debt Service	Total
11/10/23	10/13/23-10/14/23	\$ 2,220.88	\$ (120.82)	\$ (42.00)	\$ -	\$ -	\$ 2,058.06	\$ 855.09	\$ 663.76	\$ 539.21	\$ 2,058.06
11/17/23	11/01/23-11/05/23	\$ 6,702.63	\$ (268.11)	\$ (128.69)	\$ -	\$ -	\$ 6,305.83	\$ 2,619.98	\$ 2,033.72	\$ 1,652.13	\$ 6,305.83
11/24/23	11/06/23-11/12/23	\$ 4,539.02	\$ (181.56)	\$ (87.15)	\$ -	\$ -	\$ 4,270.31	\$ 1,774.25	\$ 1,377.24	\$ 1,118.82	\$ 4,270.31
12/1/23	Inv#4652028	\$ -	\$ -	\$ -	\$ -	\$ (8,608.78)	\$ (8,608.78)	\$ (3,576.82)	\$ (2,776.46)	\$ (2,255.50)	\$ (8,608.78)
12/8/23	11/13/23-11/22/23	\$ 15,239.67	\$ (609.58)	\$ (292.60)	\$ -	\$ -	\$ 14,337.49	\$ 5,957.00	\$ 4,624.06	\$ 3,756.43	\$ 14,337.49
12/21/23	11/23/23-11/30/23	\$ 787,756.84	\$ (31,509.61)	\$ (15,124.94)	\$ -	\$ -	\$ 741,122.29	\$ 307,924.88	\$ 239,023.04	\$ 194,174.37	\$ 741,122.29
12/29/23	12/01/23-12/15/23	\$ 8,982.84	\$ (291.70)	\$ (173.82)	\$ -	\$ -	\$ 8,517.32	\$ 3,538.82	\$ 2,746.96	\$ 2,231.54	\$ 8,517.32
1/10/24	12/16/23-12/31/23	\$ 9,881.25	\$ (323.82)	\$ (191.15)	\$ -	\$ -	\$ 9,366.28	\$ 3,891.54	\$ 3,020.77	\$ 2,453.97	\$ 9,366.28
1/16/24	10/01/23-12/31/23	\$ -	\$ -	\$ -	\$ 2,069.48	\$ -	\$ 2,069.48	\$ 859.84	\$ 667.44	\$ 542.20	\$ 2,069.48
2/9/24	01/01/24-01/31/24	\$ 6,512.23	\$ (150.89)	\$ (127.23)	\$ -	\$ -	\$ 6,234.11	\$ 2,590.18	\$ 2,010.59	\$ 1,633.34	\$ 6,234.11
3/13/24	02/01/24-02/29/24	\$ 7,688.79	\$ (67.61)	\$ (152.42)	\$ -	\$ -	\$ 7,468.76	\$ 3,103.15	\$ 2,408.79	\$ 1,956.82	\$ 7,468.76
4/10/24	03/01/24-03/31/24	\$ 11,354.07	\$ -	\$ (227.08)	\$ -	\$ -	\$ 11,126.99	\$ 4,623.09	\$ 3,588.62	\$ 2,915.28	\$ 11,126.99
5/20/24	01/01/24-03/31/24	\$ -	\$ -	\$ -	\$ 56.47	\$ -	\$ 56.47	\$ 23.46	\$ 18.21	\$ 14.80	\$ 56.47
Total		\$ 860,878.22	\$ (33,523.70)	\$ (16,547.08)	\$ 2,125.95	\$ (8,608.78)	\$ 804,324.61	\$ 334,184.46	\$ 259,406.74	\$ 210,733.41	\$ 804,324.61

100%	Net Percent Collected
0	Balance Remaining to Collect