



Rizzetta & Company

Connerton West Community Development District

**Board of Supervisors'
Regular Meeting
August 1, 2022**

**District Office:
5844 Old Pasco Road Suite 100
Wesley Chapel, Florida 33544
813.994.1001**

www.connertonwestcdd.org

CONNERTON WEST COMMUNITY DEVELOPMENT DISTRICT AGENDA

At Club Connerton located at 21100 Fountain Garden Way, Land O Lakes, FL 34638.

District Board of Supervisors	Daniel Novak	Chairman
	Chris Kawalec	Vice Chairman
	John Ngerem	Assistant Secretary
	Steven Daly	Assistant Secretary
	Tyson Krutsinger	Assistant Secretary
District Manager	Matthew Huber	Rizzetta & Company, Inc.
District Attorney	Meredith Hammock	KE Law, PLLC
District Engineer	Greg Woodcock	Cardno

All cellular phones must be placed on mute while in the meeting room.

The Audience Comment portion of the agenda is where individuals may make comments on matters that concern the District. Individuals are limited to a total of three (3) minutes to make comments during this time.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting/hearing/workshop is asked to advise the District Office at least forty-eight (48) hours before the meeting/hearing/workshop by contacting the District Manager at 813-994-1001. 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), who can aid you in contacting the District Office.

A person who decides to appeal any decision made at the meeting/hearing/workshop with respect to any matter considered at the meeting/hearing/workshop 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 the appeal is to be based.

CONNERTON WEST COMMUNITY DEVELOPMENT DISTRICT
DISTRICT OFFICE · 5844 OLD PASCO RD SUITE 100, WESLEY CHAPEL, FL 33544
www.connertonwestcdd.org

Board of Supervisors
Connerton West Community
Development District

July 27, 2022

REVISED AGENDA

Dear Board Members:

The regular meeting of the Board of Supervisors of Connerton West Community Development District will be held on **Monday, August 1, 2022 at 6:00 p.m.**, at Club Connerton, located at 21100 Fountain Garden Way, Land O' Lakes, FL 34638. The following is the agenda for this meeting.

BOARD OF SUPERVISORS MEETING

- 1. CALL TO ORDER/ROLL CALL**
- 2. AUDIENCE COMMENTS**
- 3. STAFF REPORTS**
 - A. District Counsel**
 1. Update on Easement Agreements
 - B. District Engineer**
 1. Review of July District Engineer Report.....Tab 1
 2. Update on Transfer of Irrigation and Landscaping
 - C. Review of July Field Inspection Report.....Tab 2**
 1. Landscape Response to Field Inspection Report
(under separate cover)
 2. Discussion of Conservation Cutbacks
 - D. July Irrigation Report.....Tab 3**
 1. Consideration of BCI Monthly Maintenance & Inspection Proposal.....Tab 4
 2. Consideration of BCI Irrigation Pump Station Maintenance Proposal.....Tab 5
 - E. Review of July Aquatics Reports.....Tab 6**
 - F. Review of July Property Maintenance Report.....Tab 7**
 - G. District Manager**
 1. July District Manager Report.....Tab 8
 2. June Financial Statement.....Tab 9
- 4. BUSINESS ITEMS**
 - A. Public Hearing on Fiscal Year 2022/2023 Final Budget.....Tab 10**
 1. Consideration of Resolution 2022-07, Adopting Fiscal Year 2022/2023 Final Budget.....Tab 11
 - B. Public Hearing on Fiscal Year 2022/2023 Assessments**
 1. Consideration of Resolution 2022-08, Imposing Special Assessments and Certifying an Assessment Roll.....Tab 12
 - C. Consideration of Resolution 2022-09, Setting the Meeting Schedule for Fiscal Year 2022/2023.....Tab 13**

- D. Consideration of Curb and Gutter Pressure Washing Proposals.....**Tab 14
- E. Consideration of 2006A-1 & A-2 Arbitrage Engagement Letter.....**Tab 15
- 5. BUSINESS ADMINISTRATION**
 - A. Consideration of Minutes of the Board of Supervisors' Regular Meeting held on July 11, 2022.....**Tab 16
 - B. Consideration of Operation and Maintenance Expenditures for June 2022.....**Tab 17
- 6. SUPERVISOR REQUESTS**
- 7. ADJOURNMENT**

I look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call us at (813) 994-1001.

Sincerely,
Matthew Huber
Matthew Huber
District Manager

cc: Meredith Hammock, KE Law Group.

Tab 1

August 1st, 2022

Connerton West Community Development District Engineer's Report:

Project Requiring Permit

Storybrook Park Improvements

- Scheduled project half point County Inspection. Waiting on date from County.
- Paving to start 1st week of August.
- Landscape and Irrigation to start 1st week of August

Garden Party Park Improvements

- Project completed, awaiting new swing hardware

Trail Project

- Submit for Pasco County Permit 1st part of August. Wetland impacts and ACOE permit obtained.
- Obtain Pasco County Development Permit November 2022.

Acquisition Review

Parcel 209 Acquisition – Onsite punchlist review

- Provided Lennar revised punch list items on 6/23/22.
- Awaiting response from Lennar on punch list completion status

Parcel 208 Acquisition – Onsite punchlist review

- Provided Lennar revised punch list items on 6/23/22.
- Awaiting response from Lennar on punch list completion status

Miscellaneous Projects

Sealing of Entrance Signs

- Met with contractor on 6/29 on site to discuss paint layout scheme for each sign.
- Work started. Cardno will do progress reviews of the painting.

Missing sidewalk along Connerton Blvd. and Flourish Drive

- Cardno now Stantec is coordinating with District Council to assist in determining responsibility and timing of the construction of the sidewalk.

Shade Sail Project

- Shade sail posts have been installed by contractor at all parks.
- Shade sails are scheduled to be delivered to the sites 7-26-2022. Installation will begin 7-27-2022.

August 1st, 2022

Dog Park Project

- Submitted preapplication meeting request with Pasco County. Awaiting schedule for meeting.

Street Signs throughout Community

- Deposit has been received by contractor for street signs throughout community and pole assembly at Westerland/Garden Party Dr. Installation to begin 7-27-2022.

Westerland Drive Erosion Repairs

- Reviewed erosion and undermining of sidewalk along western side of Westerland Drive, per email from Chris Kawalec on June 19th. We will provide a report outlining proposed repairs at next meeting. Meeting with contractor onsite to obtain proposals 7-25-2022.

Amenity Center Pond Wall Repair

- Cardno has reviewed the pond wall and prepared a report outlining the issue. Cardno also reviewed the wall on Westerland Drive and determined the blocks will fit on the Amenity Center Wall. Cardno will send the report to Contractors to obtain proposals.

MEMORANDUM

To: Darryl Adams, Connerton District Manager

From: Greg Woodcock, Project Manager

Project: Amenity Center Pond Modular Block Wall Repair Memo

Date: July 19, 2022

On July 13th 2022 Cardno staff visited the Connerton West Community Development District to review the existing wall located on at the Amenity Center. A location map is provided below for reference. The modular block wall has been in place for years and the blocks are weathered and if new blocks are used to replace the existing block the new blocks would look different and may look out of place. The existing modular block wall is missing some of the modular blocks as well as the top cap in multiple locations on the existing wall. Below are photos documenting the damage observed during our review. The amenity center modular block wall requires replacement of the existing modular blocks. We recommend using a construction adhesive when replacing the blocks to secure them in place and deter vandalism. Do to the depth of the pond at the wall we could not tell if the missing blocks were pushed into the water or removed from the site.

Westerland drive has an existing modular block wall that is similar to the one at the amenity center. We are requesting a separate proposal to utilize the blocks from the Westerland Drive wall and install them on the Amenity center block wall. The blocks are not exactly the same shape but would look weathered and could be utilized to repair the Amenity Center pond wall.

Amenity Center – Location Map



Westerland Drive – Location Map

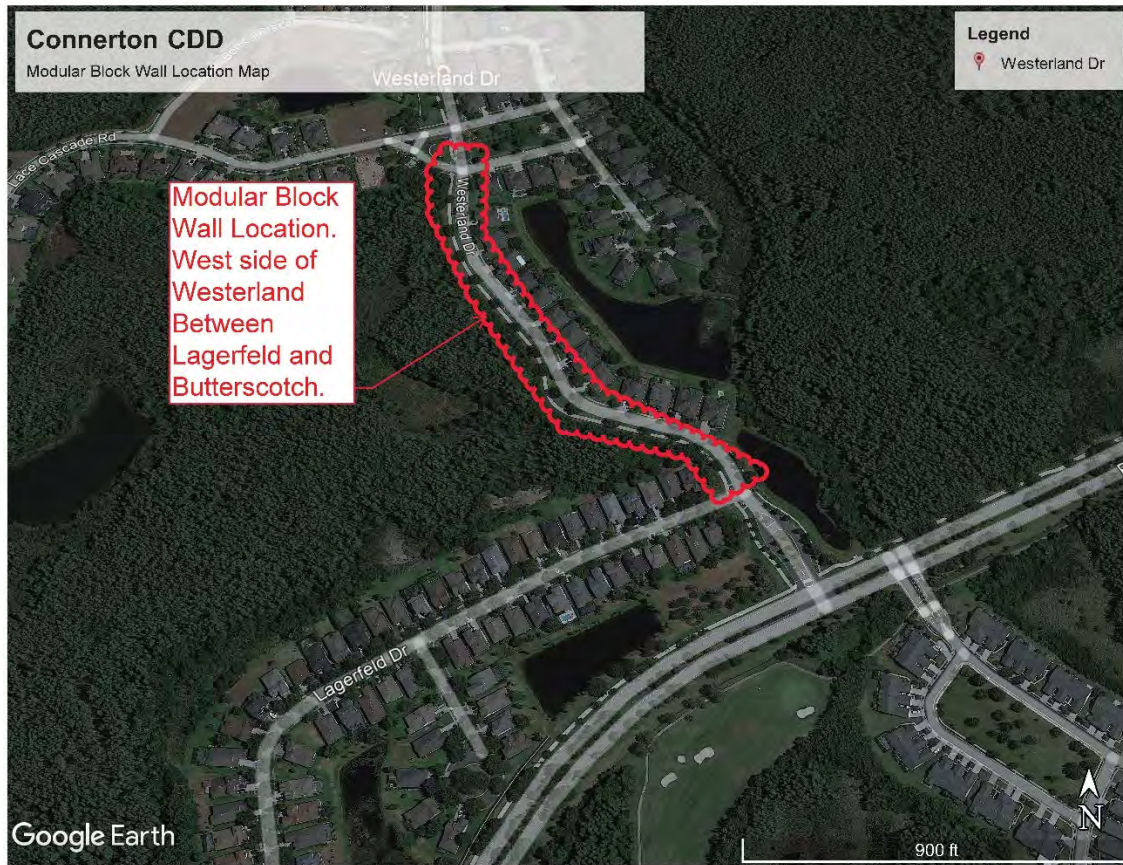
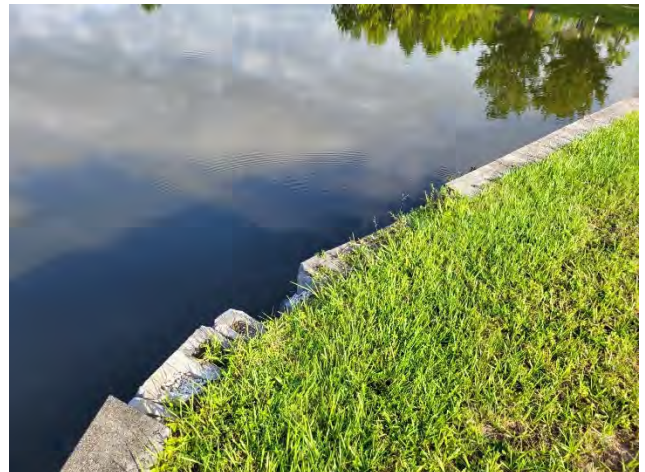
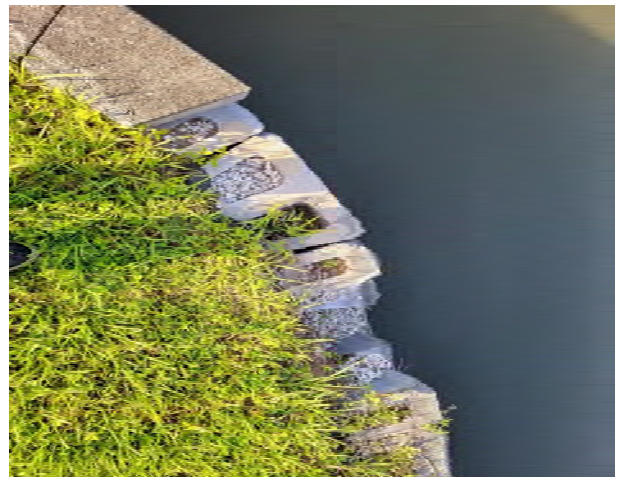


Photo Showing Existing Condition



Photo Showing Missing Blocks



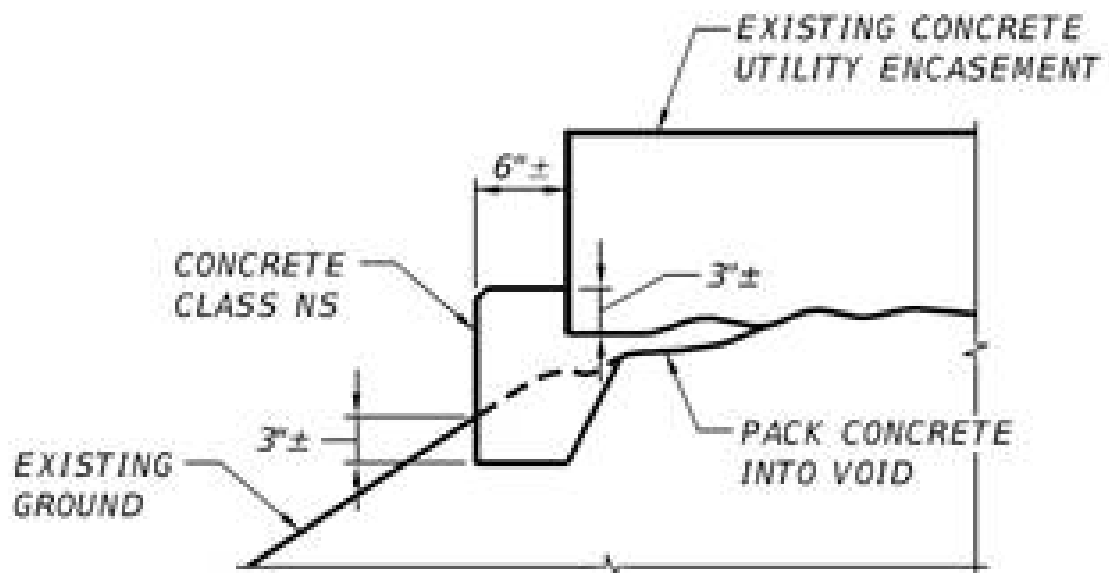
Westerland wall: Photo showing existing wall on Westerland. The existing bricks are in good condition and could be used to repair the Amenity Center Pond wall.

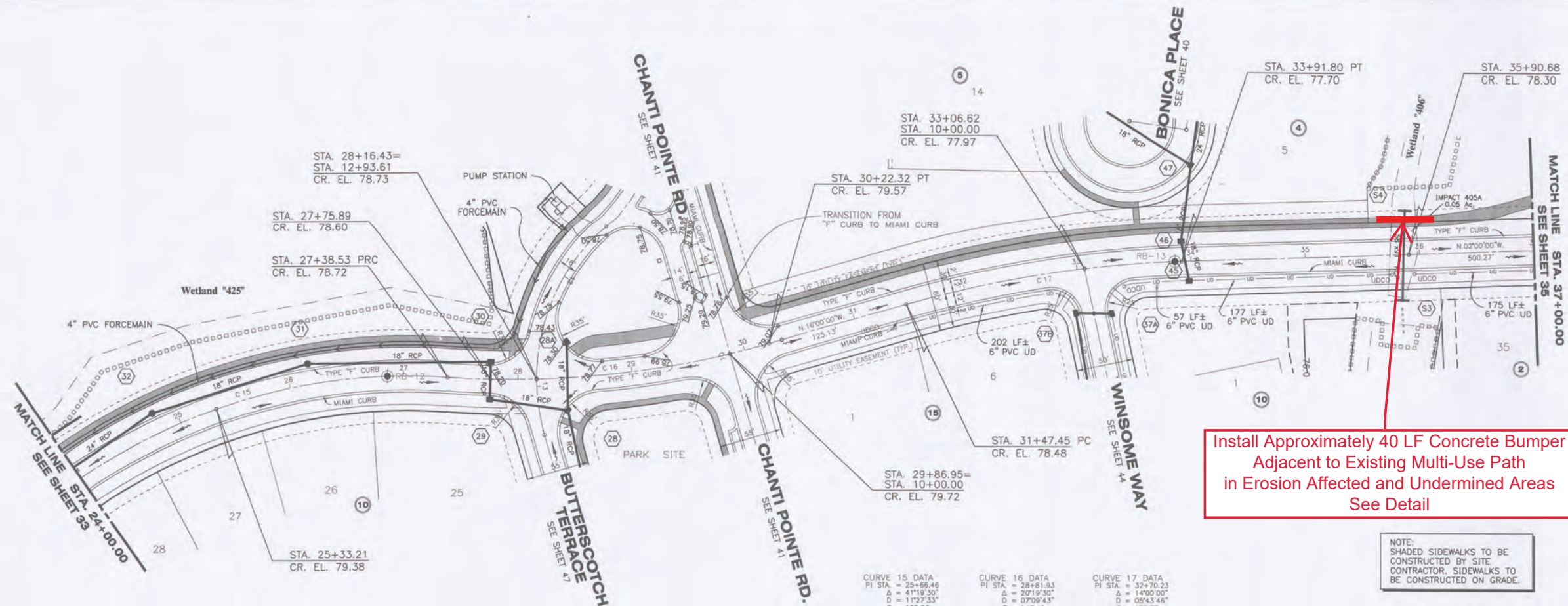






UNDERMINING REPAIR DETAIL

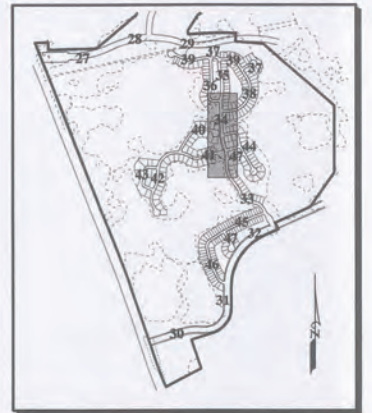




Install Approximately 40 LF Concrete Bumper
Adjacent to Existing Multi-Use Path
in Erosion Affected and Undermined Areas
See Detail

NOTE:
SHADED SIDEWALKS TO BE
CONSTRUCTED BY SITE
CONTRACTOR. SIDEWALKS TO
BE CONSTRUCTED ON GRADE.

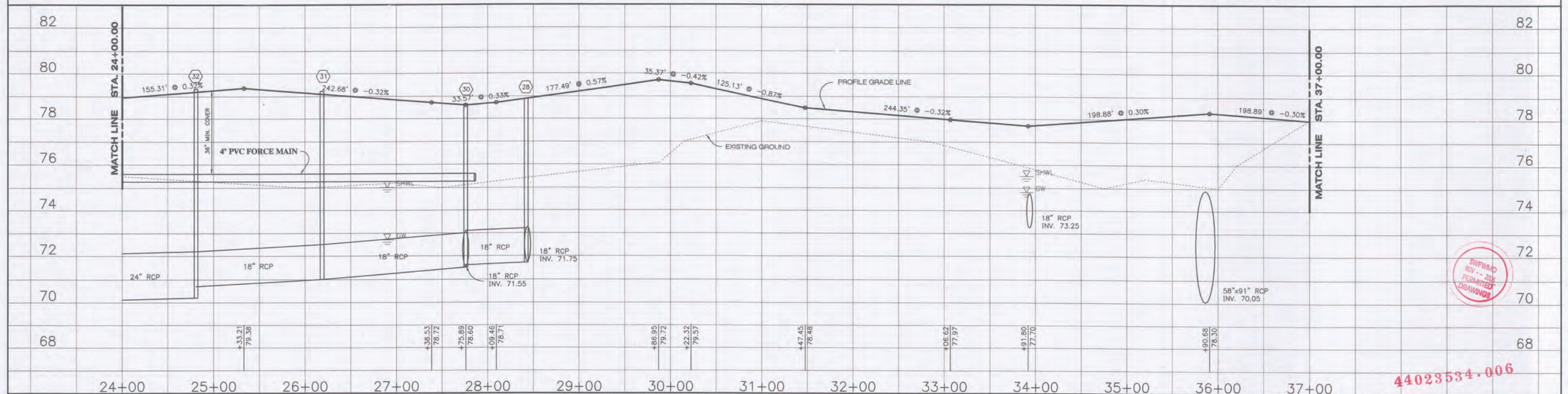
CURVE 15 DATA	CURVE 16 DATA	CURVE 17 DATA
PI STA = 29+66.46	PI STA = 28+81.93	PI STA = 32+70.23
Δ = 41°19'30"	Δ = 20°19'30"	Δ = 14°00'00"
D = 112°17'33"	D = 07°09'43"	D = 02°43'46"
T = 188.56	T = 143.40	T = 122.78
L = 360.63	L = 283.79	L = 244.35
R = 500.00	R = 800.00	R = 1000.00
LC = 352.86	LC = 282.30	LC = 243.74
CB = N.16°20'15"W.	CB = N.05°50'15"W.	CB = N.09°00'00"W.
PC STA = 23+77.90	PC STA = 27+38.53	PC STA = 31+47.45
PT STA = 27+38.53	PT STA = 30+22.32	PT STA = 33+91.80



PROFILE KEY MAP

WESTERLAND DRIVE

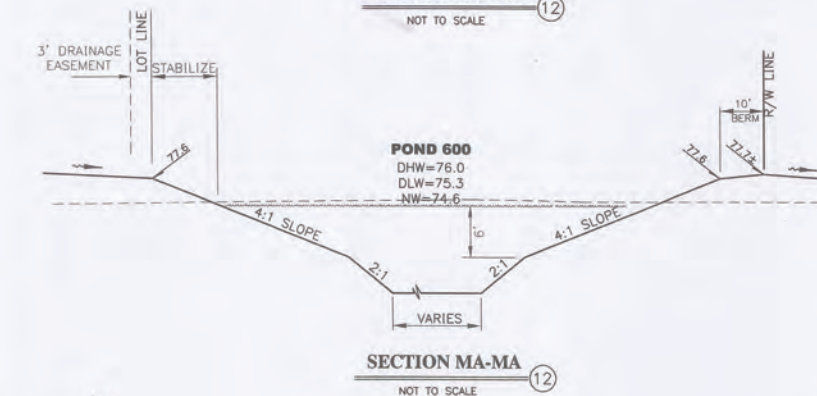
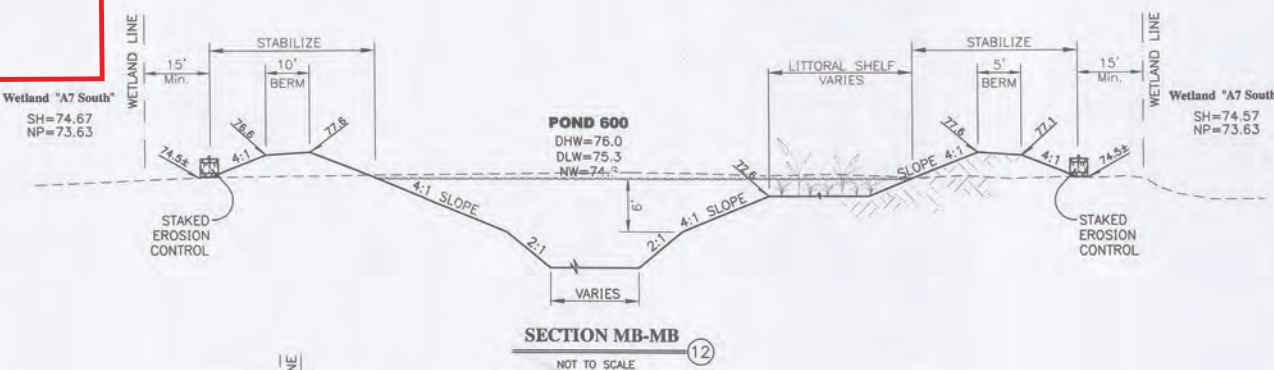
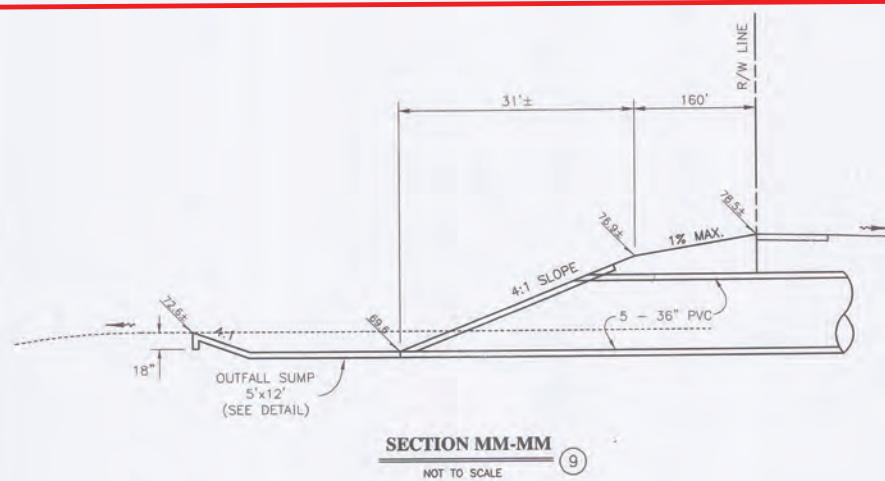
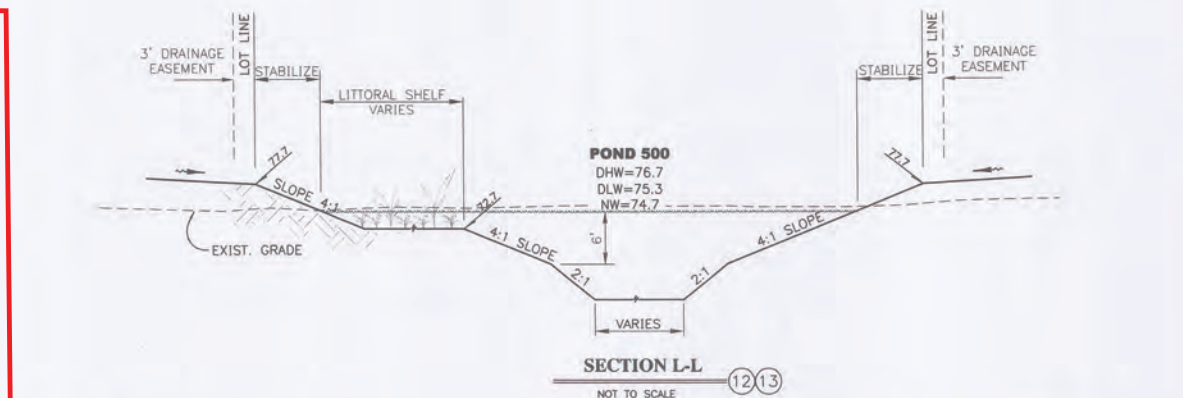
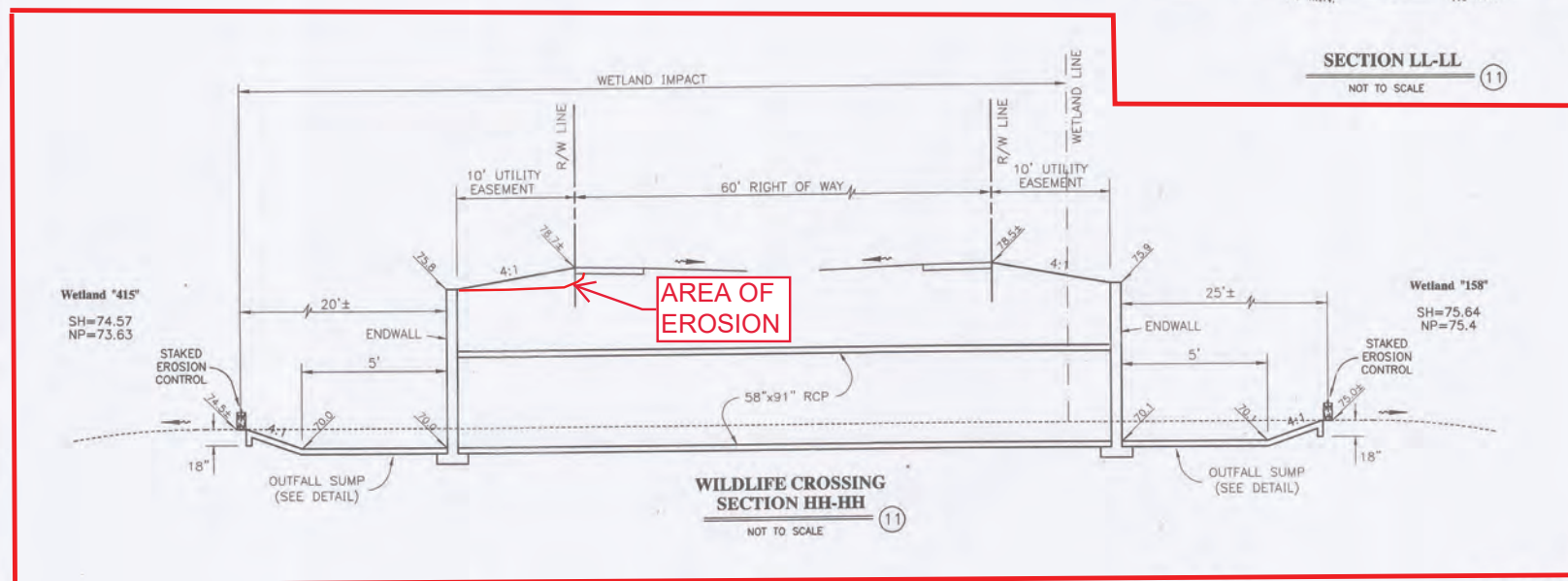
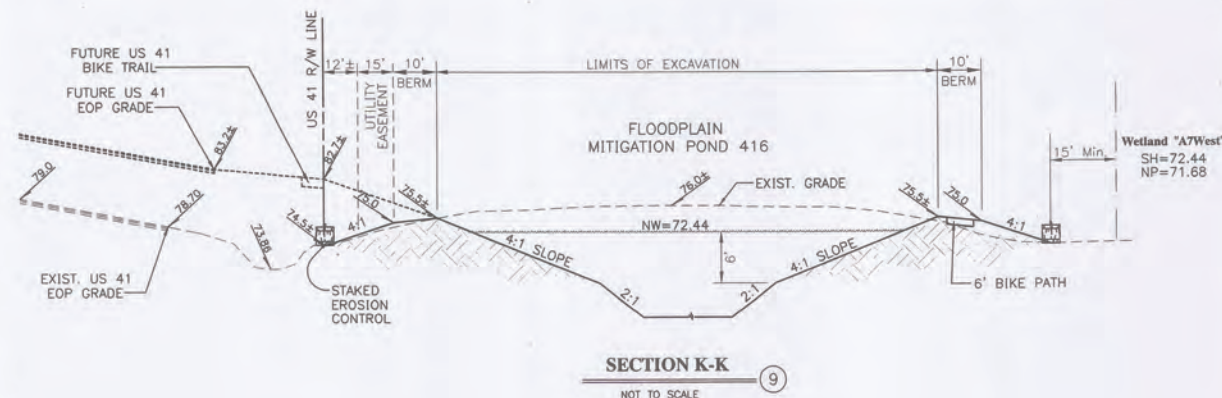
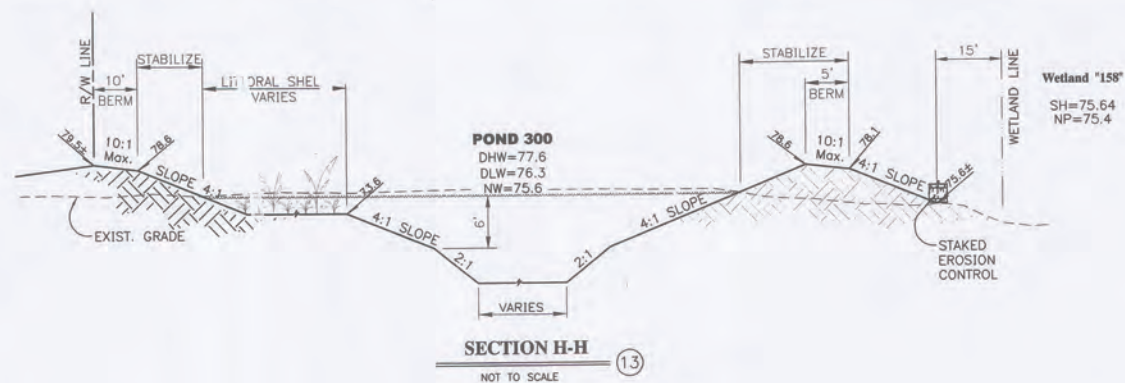
SCALE: 1" = 2' VERTICAL
1" = 50' HORIZONTAL



SWFWMD
NOV - 2005
PERMITTED
DRAWINGS

44023534.006

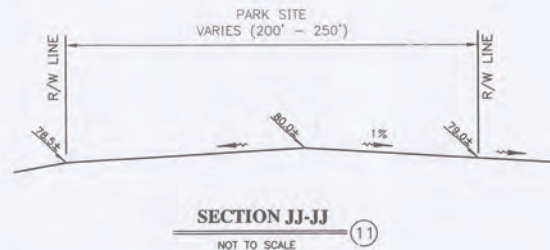
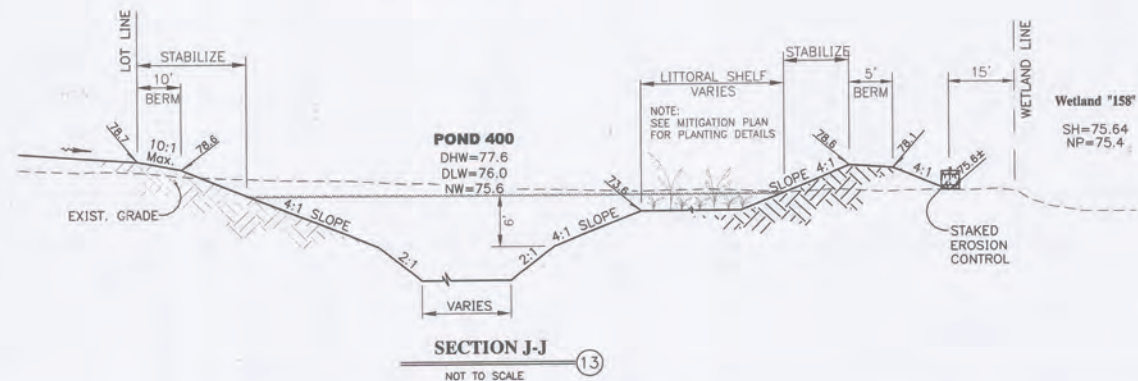
HEIDT & ASSOCIATES, Inc. Tampa ♦ Fort Myers Tampa Office 2218 Swann Avenue Tampa, Florida 33606 Phone: 813-253-0311 Fax: 813-253-0306 Email: info@heidt.com		ROADWAY PLAN & PROFILE CONNERTON VILLAGE ONE PARCELS 101, 102 & 103 PREPARED FOR: CONNERTON, L.L.C. DATE: 5-2-2003 FILE: *DP08	
5-14-04 LAYOUT 3-25-04 STREET NAMES 11-25-03 LOWER 18" RCP AT STA. 28+50± 8-30-03 REVISED LAYOUT, WALKS 8-8-2003	DATE DESCRIPTION REVISIONS	DRN DRN JMH DM BY B. Patrick Gassaway B. PATRICK GASSAWAY, P.E. NO. 06637 FLORIDA PROFESSIONAL ENGINEER	SHEET 34 OF 90 SHEETS ELEVATIONS based on National Geodetic Vertical Datum 1929 (NGVD 29) Conversion from NGVD 29 to NAVD 88 = -0.85 Feet



NOTES:
1. ALL SECTIONS ARE NOT TO SCALE.
2. POND BOTTOM ELEVATIONS VARY (SEE MASTER DRAINAGE PLAN FOR MAXIMUM POND BOTTOM ELEVATION. REFER TO SOILS REPORT FOR MORE INFORMATION.)

SECTION 10 = CROSS SECTION PLAN SHEET LOCATION
44023534.006

NOTE:
ALL SLOPES ABOVE THE NW ELEVATION STEEPER THAN 5:1 SHALL BE SODDED



11-09-04 SEC. K-K 09-02-04 SEC. K-K 06-29-04 SEC. MM-MM 5-14-04 SEC. L-L, H-H 8-14-03 NO. OF SHEETS 8-8-2003 REV. HH, J, L, MA		DATE DESCRIPTION REVISIONS		BY	
HEIDT & ASSOCIATES, Inc. Tampa Office 2212 Swann Avenue Tampa, Florida 33606 Phone: 813-253-6311 FAX: 813-253-6312 B. Patrick Gassaway P.E. NO. 38837 FLORIDA PROFESSIONAL ENGINEER		CROSS SECTIONS CONNERTON VILLAGE ONE PARCELS 101, 102 & 103 CONNERTON, L.L.C.		JOB NO. CNT-CT-002 DESIGN WERTZ DRAWN ORM PREPARED FOR DATE 5-2-2003 FILE SEC3	
Elevations based on National Geodetic Vertical Datum 1929 (NGVD 29) Conversion from NGVD 29 to NAVD 88 = -0.85 Feet		SHEET 20 OF 90 SHEETS		Imaged As Is	

SEE SHEET 10

SEE SHEET 9

SEE SHEET 13

EROSION AREA

NOTE: SEE MITIGATION DETAILS
FOR MORE INFORMATION.

LEGEND

EXISTING	PROPOSED	
---□---	---●---	STORM DRAINAGE STRUCTURE
	10	STRUCTURE NO.
	75.00	ELEVATION
	75	CONTOUR
	→	DIRECTION OF SLOPE
	UDCO	UNDERDRAIN WITH CLEANOUT
▲ PZUP-2		EXISTING PIEZOMETER LOCATION
● PB-1		POND BORING LOCATION
(20')		EXCAVATION DEPTH
(56.6)		EXCAVATION BOTTOM ELEVATION
□□□□□□		STAKED EROSION CONTROL/ WETLAND SETBACK
— SWFWL —		SWFWMD WETLAND LINE
●		TREES TO BE REMOVED
○ 12" Oak		TREES TO BE PROTECTED
		MASS GRADING AREA (STABILIZE WITH SEED AND MULCH)
		VILLAGE AREA 1 PROPERTY LINE (613.89 AC.)

SCALE: 1" = 100'

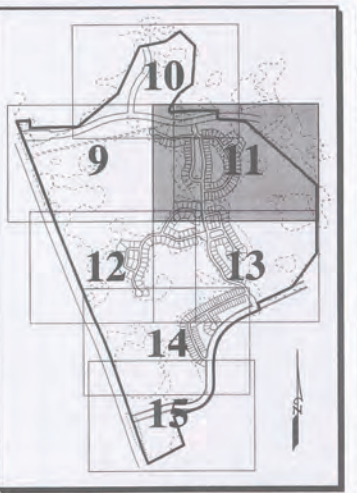
Wetland "183"
SH=76.34
NP=75.97

NOTE:
THE CONTRACTOR IS REQUIRED TO SUBMIT A DETAILED DEWATERING PLAN TO
SWFWMD FOR APPROVAL PRIOR TO CONSTRUCTION COMMENCEMENT INCLUDING
THE FOLLOWING ITEMS, BUT NOT LIMITED TO: DURATION OF DEWATERING,
NUMBER AND SIZE OF PUMPS, METHODS FOR ROUTING/CONTAINING THE DISCHARGE,
METHODS OF ISOLATING DEWATERING AREAS, TIME DEWATERING STRUCTURES WILL
BE IN PLACE AND CONSTRUCTION SCHEDULE AND A DESCRIPTION OF CONSTRUCTION
TECHNIQUES, SEQUENCING AND EQUIPMENT.

NOTE:
ULTIMATE BUILD-OUT IMPACTS
ARE INCLUDED IN CURRENT
DESIGN

NOTE:
No pond/lake excavation (for any purpose) shall extend beyond or below the
permitted design depths/elevations shown on the drawings and on Table 2 of the
project geotechnical report (unless additional testing supports otherwise, and such
operation is consistent with permit requirements); and no lower semi-confining unit
clayey materials (Stratum 6 and/or Stratum 7) and no weathered limestone materials
(Stratum 8) shall be excavated, regardless if these materials are encountered within the
permitted excavation depths/elevations shown on the drawings and on Table 2. No
temporary dewatering ditches or sumps (for pond/lake excavation) shall extend below
the permitted design depths/elevations shown on the drawings and on Table 2. If any
lower semi-confining unit clayey materials (Stratum 6 and/or Stratum 7) or weathered
limestone materials (Stratum 8) are encountered above the permitted excavation
depths/elevations (or the levels on Table 2), then excavation operations in that
pond/lake area shall immediately cease in the general area, and the Geotechnical
Consultant shall be notified to provide subsequent evaluations/recommendations, as
appropriate, which shall be implemented by the Contractor.

For each pond/lake area, the Contractor shall arrange for and coordinate the
inspection/observation of the required proofrolling/compaction operations over the
completed pond/lake bottom area, in a dewatered state, by the Geotechnical
Consultant, Owner and Civil Engineer, prior to any refilling of the pond/lake with
water or any suitable soils. The pond/lake bottom shall be leveled sufficiently to
permit proofrolling/compaction of the entire pond/lake bottom area. The Contractor
shall provide a large loaded dump truck or large vibratory drum roller, acceptable to the
Geotechnical Consultant, for the required heavy proofrolling/compaction operations
over each completed pond/lake bottom area; such operation shall be directed by and
evaluated by the Geotechnical Consultant, Owner and Civil Engineer. Any significant
unstable bottom areas discovered or created shall be documented and
repaired/improved by the Contractor, as directed by the Geotechnical Consultant, prior
to obtaining final pond/lake acceptance.



INDEX KEY MAP

MASTER DRAINAGE PLAN

CONNERTON
VILLAGE ONE
PARCELS 101, 102 & 103

CONNERTON, L.L.C.

Elevations based on National Geodetic Vertical Datum 1929 (NGVD 29)
Conversion from NGVD 29 to NAVD 88 = -0.85 Feet

SHEET 11 OF 90 SHEETS

Imaged As Is

Engineering Business Certificate of Authorization No. 148
HEIDT & ASSOCIATES, Inc.
Tampa ♦ Fort Myers
Tampa Office
2212 Swann Avenue
Tampa, Florida 33606
Phone: 813-252-6311
FAX: 813-252-6311
Mobile: 727-442-9536
Mobile: 727-442-9401
Mobile: 813-252-6478

DRM
DRM
DRM
JMH
JMH
JMH

BY: B. PATRICK GASSAWAY, P.E. NO. 18837
FLORIDA PROFESSIONAL ENGINEER

DATE	DESCRIPTION	REVISIONS
7-27-04	HEIRLOOM DRIVE / LAYOUT	
5-14-04	LAYOUT, LABEL WILDLIFE KING	
3-25-04	STREET NAMES	
11-25-03	LABEL CIVIC/ACC. USE TRACT, ST. NAMES	
10-09-03	SWFWMD Comments, Legend	
8-14-03	LEGEND, NO. OF SHEETS	
8-8-2003	PER COMMENTS, REVISED LAYOUT	

SWFWMD
NOV - 2005
PERMITTED
DRAWINGS

44023584-000

RECEIVED

Tab 2

CONNERTON WEST

LANDSCAPE INSPECTION REPORT



July 12, 2022
Rizzetta & Company
Jason Liggett— Landscape Specialist



Rizzetta & Company
Professionals in Community Management

Summary & Entrance Connerton Boulevard

Summary, General Updates, Recent & Upcoming Maintenance Events

- ❖ Improve the vines and weed control throughout the main Blvds in the district.
- ❖ Provide the district with proposals requested from reports.

The following are action items for Brightview Landscaping or Ballenger & Co., (B&C) to complete. Please refer to the item # in your response listing action already taken or anticipated time of completion. **Red text** indicates deficient from previous report. **Bold Red text** indicates deficient for more than a month. **Green text** indicates a proposal has been requested. **Blue** indicates irrigation. **Orange** is for staff. **Bold underlined is info. or questions for BOS or Developer.**

1. BrightView to make sure the annual beds never get to where they are at right now. If there is a delay in the changeout remove dead flowers and treat the bed for weeds.(Pic 1)



2. During my inspection, the detail at the main entrance on Connerton Blvd was not up to standards and needs to be addressed. Taller weeds need to be pulled and smaller weeds treated with roundup. Remove the vines and taller weeds growing up in the Parsoni Juniper and the Azaleas.
3. Remove the vines in the Firecracker on the inbound side of Connerton Blvd at the main entrance to the community.
4. Diagnose and treat the decline in the Gold Mound Duratana at the main entrance on connerton blvd in the center island.
5. Remove the vines and tall weeds on the inbound side of Connerton Blvd at the first bed space after the main entrance.
6. Brightview to make sure that the detail on Connerton Blvd continues to improve and doesn't get any worse than it was during my inspection.
7. Remove the dead from the Flax Lilies on Connerton Blvd in the front of the Maintenance annex.
8. Treat the crack weeds throughout Connerton Blvd on the inbound and outbound side.
9. Brightview to raise the oak trees to 10 feet along the pond bank on Connerton Blvd across from the Arbors entrance. The pond is EP-2 on the maintenance map.
10. Remove the dead from the base of the Flax Lilies at the first traffic circle on Connerton Blvd.
11. Improve the vigor in the anise along the brick wall just pass Shady Pavilion Ct. on Connerton Boulevard.



Connerton Boulevard, Wonderment Way & Pleasant Plain Parkway

12. Improve the soft edging around the Gardenia Glen perimeter fence bed .
13. Treat the bed weeds throughout the gardenia Glen Permitter fence.
14. Diagnose and treat the Hong Kong orchards along the Gardenia Glen fence at the second traffic circle.
15. Flush cut the sapling trees that is dead on the southeast side of the 2nd traffic circle on Connerton Blvd.(Pic 15)



16. Treat the bed weeds and remove the taller weeds by hand in the center island bed just pass the second traffic circle on Connerton Blvd.
17. Remove the tall weeds growing in the Blue Daze in the same bed above.
18. Throughout the Willow Vista playground on Pleasant Woods Drive remove the all weeds throughout the beds.
19. Diagnose and treat the decline in the recently installed Gold Lantana at the last bed on Connerton Blvd in the center island before the Willow Vista entrance.
20. Treat the bed weeds along the fence on Connerton Blvd coming up to the Willow Vista Entrance.

21. During weekly visits make sure the crews are staggering the mowing patterns to prevent rutting in the turf.
22. BrightView to make sure during weekly mowing visits that the property is being hard edged.
23. Treat the bed weeds at the back Willow Vista entrance on Blue Mist parkway. Remove any taller weeds by hand.

24. Lift the oak tree up on the inbound side of the same entrance as above.

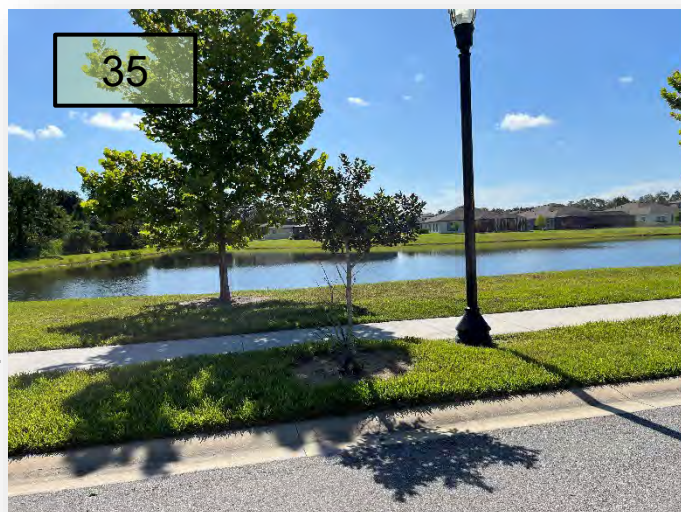
25. Treat the bed weeds throughout the Willow Vista main Park. Remove any taller weeds by hand.
26. Diagnose and treat the lantana that is declining the Willow Vista main Park.
27. Improve the vigor in the Blue Daze at the Willow Vista main park.
28. Make sure crews are soft edging the tree rings throughout the Willow Vista Main park. We are losing tree rings at this park.
29. Remove the dead material from Fla Lilies at the traffic circle at Pleasant Plains Parkway and Blue mist parkway.
30. Treat the bed weeds throughout the same traffic circle as above.
31. Remove the tall weeds in the Parsoni Juniper on Pleasant plains parkway in the center island before the Verona entrance.
32. Eradicate the weeds near the electric boxes at the Storybook park.
33. BrightView to make sure that the crew is soft edging the Viburnum Suspensum at the Storybook park on the southside surrounding the soccer field.



Connerton Boulevard, Wonderment Way & Pleasant Plain Parkway

34. Improve the vigor in the Viburnum Suspensum hedge surrounding the same soccer field in the last item.

35. The district is still waiting for proposals to remove the Hollie trees on Indian Summer drive and install 2 crape myrtles on either side of the bench. What is the status on this proposal from last months report?(Pic 35)



36. What is the status of the proposal for the removal of the dead tree on Butterfly kiss in the last common area on the outbound side before the roundabout?(Pic 36)



37. Remove the dead plant material throughout the Butterfly Kiss Park. Provide the district with a proposal to install new plant material to make this park look more presentable

38. Remove the low hanging moss in the dead-end roundabout on Butterfly Kiss Drive.(Pic 38)



39. Treat the turf weeds in the same area as above. Improve the vigor throughout this park.

40. Treat the turf weeds in the Bermuda at the Jasmine Abbey Park.

41. Remove the vines and treat the bed weeds throughout the Portola Gardens monument sign on Pleasant Plains Parkway.(Pic 41)



42. Eradicate the bed weeds and tall weeds in the plant material at the Passive Porch Drive entrance on Pleasant Plains Parkway.

43. Diagnose and treat the decline in the Gold Mound Duranta in the center island on Pleasant Plains in front of the entrance above.

Connerton Boulevard, Wonderment Way & Pleasant Plain Parkway

44. Treat the Fakahatchee grasses at the Savory Walk Drive entrance for spider mites. Perform a rejuvenation cutback once eradicated.

45. Remove the vines from the brown fence Viburnum on the outbound side of Pleasant Plains Parkway between the Arbor Green entrance and the Lagerfeld entrance. These need to be remove from the base to prevent them from returning.

46. Improve the vigor in the Viburnum Suspensum in the same area as above.

47. Treat the bed weeds throughout the Pleasant Plains Parkway main entrance.

48. Treat the dollar weed in the center island just pass the main entrance on Pleasant Plains Parkway.

49. Improve the weed control in the beds on the inbound and outbound side of the Arbors entrance on Pleasant Plains Parkway. This includes the field to the west of the entrance.

50. Remove the weeds form the Parsoni Juniper at the Butterscotch terrace park.

51. Remove the tall weeds and vines growing in the azaleas at the Winsome Way cull de sac.

52. Treat the bed weeds to and remove the vines in the bed to the east of the Arbors entrance on Connerton Blvd. This includes the taller weeds in the Juniper.

53. Improve the vigor in the Bush Daisy at the Passive Porch drive pocket park.

54. Improve the vigor in the Liriope at the same park above.

55. Contractor to look at Drake Elm decline at the Passive Porch pocket park and notify the district of the findings.



Tab 3



Ballenger Irrigation

IRRIGATION REPORT

DATE: July 25, 2022

PROJECT: Connerton West – Land O'Lakes

Routine maintenance was conducted throughout the month and any alarms detected by the Hunter IMMS software were addressed as quickly as possible. Three out of warranty decoders were replaced between July 1st and July 25th.

In addition to routine maintenance, the following issues were addressed:

- Moved/capped sprinklers in Story Book Park along new sidewalks.
- Repaired two broken sprinklers encased by oak tree roots.
- Conducted water quality tests on EPI and EP2.
- Continued to work with Hunter to come up with a solution for the 5G cellular connections. So far, we are still waiting for results.

The ET sensor located on the Hunter ACC controller at the EP2 pump station recorded 0.95" of ET and 0.14" of rain between July 1st and July 24th. Unfortunately, the sensor started to experience intermittent communication failures early in the month, so accurate daily rainfall and ET numbers were often not available. A proposal to replace this sensor has been submitted and it will be installed as soon as possible. The site was shut down for a total of 6 days to take advantage of what nature provided.

BCI was recently informed that the Hunter ACC controllers in use throughout Connerton will be discontinued later this year. Hunter will continue to provide parts and technical assistance for the next 8 years. The ACC2 is the current upgrade, but they are in high demand and short supply due to the current chip shortages. As of July 25th, the going rate for an ACC2 controller with solar sync, communication module and a zone expansion module is between \$4,017.00 and \$5,117.00, including installation. If a property should decide to install several at one time, we might be able to get further discounts from our distributor, but that will be on a case-by-case basis.

According to the Water Management District, the 12-month rolling water usage for the month of June was 103,487 gpd. This is well below the permitted quantity of 419,000 gpd.

If you have any questions or concerns, please feel free to contact us at your earliest convenience.

Sincerely,

Gail Huff

Gail Huff – C.L.I.A., Florida Water Star Certified



Water Quality Tests

EP1

Date	pH	Salinity (ppm)	TDS (ppm)	Conductivity (uS)
2/18/2022	8.4	360	530	711
4/8/2022	8.85	340	490	710
5/2/2022	8.8	330	490	719
6/6/2022	8.59	290	440	635
7/6/2022	8.75	260	390	568
7/22/2022	8.92	270	400	577

Acceptable pH for St. Augustine turf is 6.5-8.4

Acceptable TDS for St. Augustine turf is less than 450 ppm.

EP2

Date	pH	Salinity (ppm)	TDS (ppm)	Conductivity (uS)
2/18/2022	7.69	90	140	204
4/8/2022	8.2	190	210	413
5/2/2022	8.14	100	160	228
6/6/2022	8.83	120	170	254
7/6/2022	8.54	110	170	258
7/22/2022	8.33	110	160	234

Tab 4



June 06, 2022

Contract No. - 169

Connerton West CDD

VILLAGE I & II,

SCOPE OF SERVICES 2022-2023

1. Contractor shall assume all responsibility and costs for any and all maintenance expenses, to include parts and labor, associated with the irrigation system zone piping of 2 inches or less, to include sprinkler heads, drip, and delivery lines. Said repairs shall be performed immediately.
2. Routine irrigation maintenance is to be completed monthly. Each of the five hundred forty (540) zones are to be turned on and operated for approximately three (3) minutes. Each drip line, sprinkler head, seal, nozzle and strainer are to be inspected for operation and shall be aligned, cleaned and repaired as necessary. All below ground repairs, excluding controllers, decoders, wires, valves, main line, conduit and zone/main PVC pipes/fittings greater than 2" lines, are to be repaired at no additional cost. Controllers, control parts, valves, pumps and decoders will require an estimate. In the event of an emergency, contractor shall make a diligent effort to contact, with the estimated price for repairs, management or their assignee prior to making such repair.
3. Each of the twenty (27) irrigation controllers shall be operated/viewed monthly for performance and adjusted to meet watering requirements need for the season. The contractor shall operate remotely the ten (10) Hunter ACC/IMMS controllers via ET software and pay for the annual communications fees to Hunter for the GPRS devices. IMMS irrigation operation/alarm/communications reports shall be provided to the Management or their assignee as requested.
4. The Contractor shall keep the irrigation system in good working condition and shall make minor repairs and replacements of damaged heads and other adjustments as necessary at no additional cost to the District. The District Manager shall be notified what day and time of the week the irrigation tech will be available servicing the community. The contractor will keep detailed irrigations reports consisting of run times and monthly gallons being used. A copy of this report will be maintained by the contractor and a copy delivered to the District Manager or his designee, along with the monthly report.
5. Watering schedules shall meet all government regulations, and zone times will be adjusted depending on job conditions, climactic conditions and all watering restrictions of local governmental agencies. It is the responsibility of the contractor to ensure the turf and plant material remains healthy. If the contractor finds that the irrigation system cannot adequately irrigate the property in the allotted time, it will be the Districts responsibility to apply for and receive a variance. Violations fines imposed by any local or state agency will be deducted from the contractor's monthly payment.
6. Emergency service shall be available after normal working hours and an emergency telephone number will be provided to Management or their assignee.

No additional work above \$ _____ shall be performed without prior approval from

_____,
@ ph# _____

Contact person's name (PLEASE PRINT)

Contract Period is for one year from date of contract (_____) and shall continue renewable in one-year increments with a cost of living increase each additional year (maximum 3%). Either party shall be able to cancel this contract upon a sixty (60) day written notice of cancellation

PRICE

The undersigned Bidder agrees to do all the Work and furnish all materials called for by the Bid Documents, in the manner prescribed therein and to the standards of quality and performance established by the Engineer for the amount stated herein below.

Annual Irrigation Maintenance: One Hundred Nine Thousand Two Hundred & No/100 Dollars \$ 109,200.00
(\$9,100.00-monthly)

Irrigation Maintenance and Inspections - Monthly**CONTRACT SUMMARY**

SERVICES	OCCURS	PRICE EACH	EXT PRICE	SALES TAX	TOTAL PRICE
Irrigation Maintenance and Inspections - Monthly	12	\$9,100.00	\$109,200.00	\$0.00	\$109,200.00
			\$109,200.00	\$0.00	\$109,200.00

PAYMENT SCHEDULE

SCHEDULE	PRICE	SALES TAX	TOTAL PRICE
July	\$9,100.00	\$0.00	\$9,100.00
August	\$9,100.00	\$0.00	\$9,100.00
September	\$9,100.00	\$0.00	\$9,100.00
October	\$9,100.00	\$0.00	\$9,100.00
November	\$9,100.00	\$0.00	\$9,100.00
December	\$9,100.00	\$0.00	\$9,100.00
January	\$9,100.00	\$0.00	\$9,100.00
February	\$9,100.00	\$0.00	\$9,100.00
March	\$9,100.00	\$0.00	\$9,100.00
April	\$9,100.00	\$0.00	\$9,100.00
May	\$9,100.00	\$0.00	\$9,100.00
June	\$9,100.00	\$0.00	\$9,100.00
	\$109,200.00	\$0.00	\$109,200.00

By



Mark A. Ballenger

Date 6/6/2022

Ballenger Irrigation

By

Date

Connerton West CDD

Tab 5



June 06, 2022

Contract No. - 168

Connerton West CDD

Ballenger & Company, Inc. agrees to inspect and test the two irrigation pump station components at the above captioned site monthly for the one (2) Watertronics Pump Systems model VT/60/605ST SN 2005047 & 2005048, One (1) 25HP deep well vertical turbine pond refill pump @ EP-1 & one (1) 5HP recharge/tank fill pump @ EP-2. This inspection shall include:

MOTORS

1. Test amperage and voltage @ duty performance
2. Check for proper sequencing operation
3. Ohm motor leads and check all electrical connections
4. Lubricate and adjust mechanical components

PUMPS

1. Visual inspection pump discharge head to main
2. Adjust head pressure & check for vibration
3. Test pump performance at design capacities and pressure

CONTROL DEVICES

1. Operate and manage Watertronics water vision software (includes annual fee for communication module).
2. Flush and exercise air relief valve
3. Exercise isolation valves and test for leaks
4. Flush and clean control tubing, clean & check strainers
5. Test performance and operation of fixed speed control components
6. Calculate voltage imbalance and variance (annually)
7. Provide quarterly written report of system component condition and operating performance

REPORT Water Use Permit (WUP) 347

1. Record and report to SWFWMD irrigation and recharge meter readings monthly
2. Provide annual crop (aesthetic) water use report
3. Coordinate other special conditions as required on the WUP

Items listed provide for routine maintenance and adjustment of the existing irrigation pump system components. Component repairs or replacement are considered an additional charge.

Additional Charge Breakdown

After hours (5PM-8AM and Weekends) emergency Service Labor \$ 250.00

Materials at list price less 10%

No additional work above \$ _____ shall be performed without prior approval from _____,

@ ph# _____

Contact person's name (PLEASE PRINT)

Contract Period is for one year from date of contract (_____) and shall continue renewable in one-year increments with a cost of living increase each additional year. Either party shall be able to cancel this contract upon a sixty (60) day written notice of cancellation.

Irrigation Pump Station Maintenance: Seventeen Thousand Five Hundred Eighty & No/100 Dollars \$ 17,580 (annually)

Irrigation Pump Station Maintenance - Monthly**CONTRACT SUMMARY**

SERVICES	OCCURS	PRICE EACH	EXT PRICE	SALES TAX	TOTAL PRICE
Irrigation Pump Station Maintenance - Monthly	12	\$1,465.00	\$17,580.00	\$0.00	\$17,580.00
			\$17,580.00	\$0.00	\$17,580.00

PAYMENT SCHEDULE

SCHEDULE	PRICE	SALES TAX	TOTAL PRICE
July	\$1,465.00	\$0.00	\$1,465.00
August	\$1,465.00	\$0.00	\$1,465.00
September	\$1,465.00	\$0.00	\$1,465.00
October	\$1,465.00	\$0.00	\$1,465.00
November	\$1,465.00	\$0.00	\$1,465.00
December	\$1,465.00	\$0.00	\$1,465.00
January	\$1,465.00	\$0.00	\$1,465.00
February	\$1,465.00	\$0.00	\$1,465.00
March	\$1,465.00	\$0.00	\$1,465.00
April	\$1,465.00	\$0.00	\$1,465.00
May	\$1,465.00	\$0.00	\$1,465.00
June	\$1,465.00	\$0.00	\$1,465.00
	\$17,580.00	\$0.00	\$17,580.00

By



Mark A. Ballenger

Date 6/6/2022

Ballenger Irrigation

By

Date

Connerton West CDD

Tab 6



AQUATIC WEED CONTROL, Inc.

Orlando - Ft. Myers - Tampa - Daytona Beach 800-543-6694

Lake & Wetland Customer Service Report

Job Name: _____

Customer Number: 1195 Customer: CONNERTON WEST CDD

Technician: Aleksey and Jason

Date: 07/11/2022 Time: 03:00 PM

Customer Signature: _____

Waterway Treatment	Algae	Submersed Weeds	Grasses and brush	Floating Weeds	Blue Dye	Inspection	Request for Service	Restriction	# of days
1			x						
2	x	x	x						
4	x		x						
5	x		x						
47	x		x						
49	x		x						
12	x		x						
16			x						
37	x		x						
26	x								
15	x		x						
46	x		x						
36	x		x						
M32	x		x						

CLARITY	FLOW	METHOD	CARP PROGRAM	WATER LEVEL	WEATHER
<input checked="" type="checkbox"/> < 1'	<input type="checkbox"/> None	<input checked="" type="checkbox"/> ATV	<input type="checkbox"/> Boat	<input type="checkbox"/> High	<input type="checkbox"/> Clear
<input type="checkbox"/> 1-2'	<input checked="" type="checkbox"/> Slight	<input type="checkbox"/> Airboat	<input type="checkbox"/> Truck	<input checked="" type="checkbox"/> Normal	<input checked="" type="checkbox"/> Cloudy
<input type="checkbox"/> 2-4'	<input type="checkbox"/> Visible	<input type="checkbox"/> Backpack	<input type="checkbox"/> Barrier Inspected	<input type="checkbox"/> Low	<input checked="" type="checkbox"/> Windy
<input type="checkbox"/> > 4'					<input checked="" type="checkbox"/> Rainy

FISH and WILDLIFE OBSERVATIONS

<input checked="" type="checkbox"/> Alligator	<input type="checkbox"/> Catfish	<input type="checkbox"/> Gallinules	<input type="checkbox"/> Osprey	<input type="checkbox"/> Woodstork
<input checked="" type="checkbox"/> Anhinga	<input checked="" type="checkbox"/> Coots	<input type="checkbox"/> Gambusia	<input type="checkbox"/> Otter	<input type="checkbox"/> _____
<input checked="" type="checkbox"/> Bass	<input checked="" type="checkbox"/> Cormorant	<input type="checkbox"/> Herons	<input type="checkbox"/> Snakes	<input type="checkbox"/> _____
<input type="checkbox"/> Bream	<input type="checkbox"/> Egrets	<input checked="" type="checkbox"/> Ibis	<input checked="" type="checkbox"/> Turtles	

NATIVE WETLAND HABITAT MAINTENANCE

<input checked="" type="checkbox"/> Arrowhead	<input checked="" type="checkbox"/> Bulrush	<input type="checkbox"/> Golden Canna
<input type="checkbox"/> Bacopa	<input type="checkbox"/> Chara	<input checked="" type="checkbox"/> Gulf Spikerush
<input type="checkbox"/> Blue Flag Iris	<input checked="" type="checkbox"/> Cordgrass	<input checked="" type="checkbox"/> Lily

Beneficial Vegetation Notes:

<input type="checkbox"/> Naiad	<input type="checkbox"/> _____
<input checked="" type="checkbox"/> Pickerelweed	
<input type="checkbox"/> Soft Rush	<input type="checkbox"/> _____

☒ Soft Rush

9







☐ Soft Rush☐







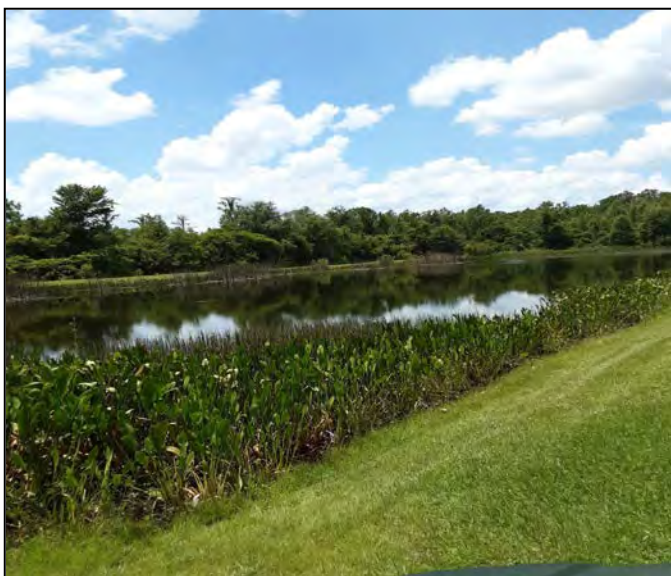
9







☒ Arrowhead ☒ Bulrush ☐ Golden Canna ☐ Naiad ☐ _____
☒ Bacopa ☐ Chara ☒ Gulf Spikerush ☒ Pickerelweed
☐ Blue Flag Iris ☒ Cordgrass ☒ Lily ☐ Soft Rush ☐



Tab 7

Maintenance Weekly Report

7/4/2022 –7/8/2022

Accomplishments

7/4/22 (Holiday) (8.0hrs)

7/5/22 (CDD) Check site, checked fountain, checked playgrounds, install new steering wheel @ Connerton Cove playground, empty trash, check for fire ants, empty & fill dogipot stations, checked bike trail, empty trash & blow off, checked lawn maintenance, picked up roadway trash. Met w/ Tim Cooney on reclaim line found @ story brook park, talked w/ Ballenger determined county line, checked outlying areas, cleaned up left over fireworks (7.25hrs)

7/5/22 (HOA) Checked CC cleaned up parking lot trash, checked RP, picked up trash, called Ballenger of hit irrigation valve by portable toilet (1.5hrs)

7/6/22 (CDD) Went to Lowes for supplies, paint & order 2x8pt for bridges, check site, checked fountain, check bike trail, replaced 3 boards on bridges, repaint monuments to include painting letters black, checked playgrounds, checked lawn maintenance, picked up roadway trash, checked story brook park progress (6.5hrs)

7/6/22 (HOA) Check CC parking lots, checked RP, checked back gate, met w/ Ballenger re: broken valve (2.0hrs)

7/7/22 (CDD) Checked site, checked playgrounds, checked bike trail, met w/ Brandon Elec re: lighting @ Magnolia pk, checked lawn maint, attend story brook const meeting, picked up roadway trash, cleaned up storage container, went to Everglades equipment for parts (6.0hrs)

7/7/22 (HOA) Checked CC, picked up parking lot trash, checked RP (2.0hrs)

7/8/22 (CDD) Checked site, checked fountain, checked playgrounds, empty trash, checked bike trail & blow off, empty trash, checked lawn maintenance, picked up roadway trash, reschedule 2x8 delivery, re set 6x6 post pulled up @ Wistful Yearn Park (5.0hrs)

7/8/22 (HOA) Checked CC, picked up trash, checked RP & picked up trash, checked lawn maintenance (1.75hrs)



Rizzetta & Company

Plans For Next Week

Pressure wash Jasmine Abbey entry walls

Current/Future Projects

Reseal GPP furniture, trellis's



Rizzetta & Company

Accomplishments

7/11/22 (CDD) Check site, checked fountain, checked playgrounds, empty trash, check for fire ants, empty & fill dogipot stations, checked bike trail, empty trash, checked lawn maintenance, picked up roadway trash. Received lumber & stacked in container, started cleaning Jasmine Abbey walls, attended CDD meeting (8.5hrs)

7/11/22 (HOA) Checked CC cleaned up parking lot trash, checked RP, picked up trash (1.5hrs)

7/12/22 (CDD) Checked site, checked fountain, check bike trail & blow off, checked playgrounds, blow off GPP gazebo area for exercise class, checked lawn maintenance, picked up roadway trash, checked story brook park progress, installed stain coat on GPP picnic tables @ playground (4.25hrs)

7/12/22 (HOA) Check CC parking lots, checked RP, checked pool pump & feature hoses (1.0hrs)

7/13/22 (CDD) Checked site, checked playgrounds, empty trash, checked bike trail, empty trash, empty & fill dogipot stations, checked lawn maintenance, picked up roadway trash, stained 4 – benches @GPP gazebo, started resealing 3 – trellises @GPP (7.5hrs)

7/13/22 (HOA) Checked CC, picked up parking lot trash, checked RP (1.0hrs)

7/14/22 (CDD) Checked site, checked fountain, checked playgrounds, empty trash, checked bike trail & empty trash, checked lawn maintenance, picked up roadway trash, painted metal frames of picnic tables & benches @ GPP (5.25hrs)

7/14/22 (HOA) Checked CC, picked up trash, checked RP & picked up trash, repair wind screens @ tennis courts (3.0hrs)

7/15/22 (CDD) Checked site, checked fountain, checked bike trail, empty trash & blow off, checked playgrounds, empty trash, check for fire ants, empty & fill dogipot stations, checked lawn maintenance, picked up roadway trash, resealing trellises @ GPP (6.0hrs)

7/15/22 (HOA) Checked Rose Point, picked up trash, checked lawn maintenance, checked CC parking lots, repair (2.0hrs)

Ballenger Irrigation

7/11/22 - 1

7/14/22 - 1

7/15/22 - 2

Brightview Land.

7/11/22 - 0

7/12/22 - 5

7/13/22 - 5

7/14/22 - 5

7/15/22 - 10



Rizzetta & Company

Pressure wash Jasmine Abbey entry walls

Current/Future Projects

Reseal GPP furniture, trellis's



Rizzetta & Company

Accomplishments

7/18/22 (CDD) Check site, checked fountain, checked playgrounds, empty trash, check for fire ants, empty & fill dogipot stations, checked bike trail, empty trash & blow off, checked lawn maintenance, picked up roadway trash, re install 6x6 w/ brace @ Wistful Yearn Pk, blew off eroded mulch around GPP, weekly report, online purchase, debit card log & receipts (7.0hrs)

7/18/22 (HOA) Checked CC cleaned up parking lot trash, checked RP, picked up trash, wash down grill area (2.25hrs)

7/19/22 (CDD) Checked site, checked fountain, check bike trail, checked playgrounds, blow off GPP gazebo area for exercise class, checked lawn maintenance, picked up roadway trash, checked story brook park progress, staining GPP Trellis's (6.0hrs)

7/19/22 (HOA) Check CC parking lots, checked RP, cleaned cob webs @ front entry ceiling (2.0hrs)

7/20/22 (CDD) Checked site, went to Lowes, checked playgrounds, empty trash, checked bike trail, empty trash, empty & fill dogipot stations, checked lawn maintenance, picked up roadway trash, staining trellis's @GPP (6.75hrs)

7/20/22 (HOA) Checked CC, picked up parking lot trash, checked RP, repair frogs (2.0hrs)

7/21/22 (CDD) Checked site, checked fountain, checked playgrounds, checked bike trail & blow off, checked lawn maintenance, picked up roadway trash, staining trellis @ GPP (6.0hrs)

7/21/22 (HOA) Checked CC, picked up trash, checked RP & picked up trash, checked fountain (1.0hrs)

7/22/22 (CDD) Checked site, checked fountain, checked bike trail, empty trash, checked playgrounds, empty trash, check for fire ants, empty & fill dogipot stations, checked lawn maintenance, picked up roadway trash (4.0hrs)

7/22/22 (HOA) Checked Rose Point, picked up trash, checked lawn maintenance, checked CC parking lots (1.0hrs)

7/22/22 (ETO) (2.0hrs)

Ballenger Irrigation

7/18/22 - 1

7/19/22 - 1

7/20/22 - 0

7/21/22 - 1

7/22/22 - 2

Brightview Land.

7/18/22 - 6 mowing

7/19/22 - 7 mowing

7/20/22 - 10 – 6 mowing, 4 fertilizers

7/21/22 - 6 men mowing

7/22/22 - 15 – 12 mowing, 3 tree trimming



Rizzetta & Company

Complete staining @ GPP Trellis

Current/Future Projects

Reseal GPP furniture, trellis's



Rizzetta & Company

Tab 8



Rizzetta & Company

UPCOMING DATES TO REMEMBER

- **Next Meeting:** September 12, 2022, at 4:00pm
- **Next Election (Seats):** Term 11/18 – 11/22 (Seat 3-Chris) Unopposed; Term 11/18-11/22 (Seat 4-John) Opposed; Term 11/18-11/22 (Seat 5-Daniel) Unopposed

District Manager's Report

August 1

2022

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FINANCIAL SUMMARY

6/30/2022

General Fund Cash &
Investment Balance:

\$590,876

Reserve Fund Cash &
Investment Balance:

\$708,161

Debt Service Fund
Investment Balance:

\$992,849

**Total Cash and Investment
Balances:**

\$2,291,886

**General Fund Expense
Variance: \$8,206**

**Over
Budget**



Supervisor Request Updates

Budget- The General Fund is over budget by \$8,206. The District is over budget by \$12,046 for District Engineer and \$49,135 for Conservation cutback. The District is overall under budget for the fiscal year.

Supervisor Requests –

- Brandon Electric-Brandon Electric came onsite 7/25/2022 to work complete some electrical work for the District.
- Reserve Study- Steve is working on the revised version of the Reserve Study as requested by the Board.
- Brightview-I had a discussion with Brightview Interim Account Manager John Cornelius about their performance and communication. I shared with him the Boards concerns. He ensured me that Brightview will improve and that he would be the point of contact for any issues.
- Brightview Fuel Surcharge Refund-Brightview has been informed and the District is waiting on the credit for the fuel surcharge.
- Lennar Updates-We will discuss this at the meeting.
- Pressure Washing-We received additional proposals for Pressure Washing as requested by the Board.
- An arborist will be coming onsite in a couple of weeks to investigate some dead trees around the community. I will report back to the Board with their findings.
- Towing Policy Agreement-I will discuss this at the next meeting.
- Security Consultant- On 7/25/2022, Chuck Bellissimo with HPI Security and I did an onsite visit to Connerton West. Chuck is going to work on a report to provide the Board recommendations for security for the Board.

Tab 9



Rizzetta & Company

Connerton West Community Development District

**Financial Statements
(Unaudited)**

June 30, 2022

Prepared by: Rizzetta & Company, Inc.

connertonwestcdd.org
rizzetta.com

Connerton West Community Development District

Balance Sheet

As of 6/30/2022

(In Whole Numbers)

	General Fund	Reserve Fund	Debt Service Fund	Capital Projects Fund	Total Governmental Funds	General Fixed Assets Account Group	General Long-Term Debt Account Group
Assets							
Cash In Bank	193,186	0	0	0	193,186	0	0
Investments	397,690	0	992,849	295,570	1,686,108	0	0
Investments--Reserves	0	708,161	0	0	708,161	0	0
Accounts Receivable	0	0	8,691	0	8,691	0	0
Accounts Receivable Other	0	0	0	0	0	0	0
Prepaid Expenses	3,555	0	0	0	3,555	0	0
Deposits	25,811	0	0	0	25,811	0	0
Due From Other Funds	0	0	41,794	0	41,794	0	0
Fixed Assets	0	0	0	0	0	46,893,226	0
Amount Available in Debt Service	0	0	0	0	0	0	1,043,334
Amount To Be Provided Debt Service	0	0	0	0	0	0	14,256,666
Total Assets	620,241	708,161	1,043,334	295,570	2,667,306	46,893,226	15,300,000
Liabilities							
Accounts Payable	12,195	0	0	0	12,195	0	0
Retainage Payable	0	0	0	0	0	0	0
Accrued Expenses Payable	43,770	0	0	0	43,770	0	0
Other Current Liabilities	0	0	0	0	0	0	0
Due To Other Funds	41,794	0	0	0	41,794	0	0
Revenue Bonds Payable--Long Term	0	0	0	0	0	0	15,300,000
Total Liabilities	97,759	0	0	0	97,759	0	15,300,000
Fund Equity & Other Credits							
Beginning Fund Balance	129,795	518,136	1,082,767	465,305	2,196,004	46,893,226	0
Net Change in Fund Balance	392,687	190,025	(39,433)	(169,736)	373,543	0	0
Total Fund Equity & Other Credits	522,482	708,161	1,043,334	295,570	2,569,546	46,893,226	0
Total Liabilities & Fund Equity	620,241	708,161	1,043,334	295,570	2,667,306	46,893,226	15,300,000

See Notes To Unaudited Financial Statements

Connerton West Community Development District

Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2021 Through 6/30/2022

(In Whole Numbers)

	Annual Budget	YTD Budget	YTD Actual	YTD variance	Percent Annual Budget Remaining
Revenues					
Interest Earnings					
Interest Earnings	0	0	200	200	0.00%
Special Assessments					
Tax Roll	1,514,256	1,514,256	1,524,774	10,518	0.69%
Off Roll	64,320	64,320	64,321	1	0.00%
Other Miscellaneous Revenues					
Miscellaneous	0	0	257	257	0.00%
Total Revenues	1,578,576	1,578,576	1,589,552	10,976	0.70%
Expenditures					
Legislative					
Supervisor Fees	13,000	9,750	9,400	350	27.69%
Financial & Administrative					
Administrative Services	5,916	4,437	4,437	0	25.00%
District Management	36,429	27,322	27,132	190	25.52%
District Engineer	30,000	22,500	42,046	(19,546)	(40.15)%
Disclosure Report	8,000	8,000	8,000	0	0.00%
Trustee Fees	13,000	11,493	11,493	0	11.58%
Tax Collector/Property	0	0	150	(150)	0.00%
Appraiser Fees					
Assessment Roll	5,355	5,355	5,355	0	0.00%
Financial & Revenue	5,355	4,016	4,016	0	25.00%
Collections					
Accounting Services	22,440	16,830	16,830	0	25.00%
Auditing Services	4,475	4,475	4,475	0	0.00%
Arbitrage Rebate Calculation	1,000	1,000	500	500	50.00%
Public Officials Liability	3,177	3,177	3,032	145	4.56%
Insurance					
Legal Advertising	2,000	1,500	724	776	63.78%
Miscellaneous Mailings	500	375	0	375	100.00%
Dues, Licenses & Fees	500	500	425	75	15.00%
Website Hosting, Maintenance, Backup (and Email)	3,650	2,738	2,728	9	25.25%
Legal Counsel					
District Counsel	60,000	45,000	66,455	(21,455)	(10.75)%
Law Enforcement					
Deputy	9,500	7,125	6,175	950	35.00%
Electric Utility Services					
Utility Services	39,000	29,250	31,334	(2,084)	19.65%

Connerton West Community Development District

Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2021 Through 6/30/2022

(In Whole Numbers)

	Annual Budget	YTD Budget	YTD Actual	YTD variance	Percent Annual Budget Remaining
Street Lights-Collector Roads	70,000	52,500	58,773	(6,273)	16.03%
Street Lights-Neighborhood Roads	190,000	142,500	151,029	(8,529)	20.51%
Water-Sewer Combination Services					
Utility Services	2,500	1,875	5,136	(3,261)	(105.44)%
Stormwater Control					
Stormwater System Maintenance	10,000	7,500	10,110	(2,610)	(1.10)%
Stormwater Assessment	100	100	0	100	100.00%
Aquatic Maintenance	59,700	44,775	48,788	(4,013)	18.27%
Ground Water Testing	12,520	9,390	0	9,390	100.00%
Wetland Monitoring & Maintenance	4,000	3,000	0	3,000	100.00%
Other Physical Environment					
Street Light Deposit Bond	7,400	7,400	6,521	879	11.87%
General Liability Insurance	3,754	3,754	3,584	170	4.52%
Property Insurance	8,075	8,075	7,705	370	4.58%
Entry & Walls Maintenance	4,000	3,000	4,500	(1,500)	(12.50)%
Landscape Maintenance	420,000	315,000	314,822	178	25.04%
Irrigation Maintenance	120,000	90,000	102,535	(12,535)	14.55%
Irrigation Repairs	40,000	30,000	27,287	2,713	31.78%
Irrigation Filters	4,000	3,000	0	3,000	100.00%
Landscape - Mulch	35,000	26,250	0	26,250	100.00%
Landscape Replacement Plants, Shrubs, Trees, Annuals	62,400	46,800	27,787	19,013	55.46%
Field Operations - Landscape Inspections	8,400	6,300	6,300	0	25.00%
Conservation Cutbacks	7,500	5,625	56,635	(51,010)	(655.13)%
Holiday Decorations	16,000	16,000	0	16,000	100.00%
Road & Street Facilities					
Street Light/Decorative Light Maintenance	1,500	1,125	0	1,125	100.00%
Sidewalk Repair & Maintenance	10,000	7,500	9,750	(2,250)	2.50%
Street Sign Repairs	5,000	3,750	3,472	278	30.55%
Pressure Washing Sidewalks	12,000	9,000	0	9,000	100.00%
Roadway Repair & Maintenance	10,000	7,500	7,858	(358)	21.42%
Parks & Recreation					

See Notes To Unaudited Financial Statements

Connerton West Community Development District

Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2021 Through 6/30/2022

(In Whole Numbers)

	Annual Budget	YTD Budget	YTD Actual	YTD variance	Percent Annual Budget Remaining
Management Contract	98,330	73,748	71,267	2,481	27.52%
Fountain Service Contract	3,000	2,250	2,250	0	25.00%
Fountain Repairs	500	375	0	375	100.00%
Vehicle Maintenance	2,500	1,875	2,220	(345)	11.20%
Playground Equipment and Maintenance	500	375	0	375	100.00%
Boardwalk and Bridge Maintenance	5,000	3,750	0	3,750	100.00%
Wildlife Management Services	9,600	7,200	7,200	0	25.00%
Miscellaneous Expenses	13,000	9,750	13,856	(4,106)	(6.58)%
Contingency					
Miscellaneous Contingency	59,000	44,250	14,247	30,003	75.85%
Total Expenditures	<u>1,578,576</u>	<u>1,200,134</u>	<u>1,208,341</u>	<u>(8,206)</u>	<u>23.45%</u>
Excess of Revenue Over (Under) Expenditures	<u>0</u>	<u>378,442</u>	<u>381,211</u>	<u>2,770</u>	<u>0.00%</u>
Other Financing Sources (Uses)					
Interfund Transfer	0	0	21	21	0.00%
Prior Year A/P Credits	<u>0</u>	<u>0</u>	<u>11,454</u>	<u>11,454</u>	<u>0.00%</u>
Total Other Financing Sources (Uses)	<u>0</u>	<u>0</u>	<u>11,476</u>	<u>11,476</u>	<u>0.00%</u>
Exc. Of Rev./Other Sources Over (Under) Expend./Other Uses	<u>0</u>	<u>378,442</u>	<u>392,687</u>	<u>14,245</u>	<u>0.00%</u>
Fund Balance, Beginning of Period	0	0	129,795	129,795	0.00%
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>378,442</u></u>	<u><u>522,482</u></u>	<u><u>144,040</u></u>	<u><u>0.00%</u></u>

Connerton West Community Development District

Statement of Revenues and Expenditures

005 - Reserve Fund

From 10/1/2021 Through 6/30/2022

(In Whole Numbers)

	<u>Annual Budget</u>	<u>Current Period Actual</u>	<u>Budget To Actual Variance</u>	<u>Budget Percent Remaining</u>
Revenues				
Interest Earnings				
Interest Earnings	0	312	312	0.00%
Special Assessments				
Tax Roll	204,100	204,100	0	0.00%
Total Revenues	<u>204,100</u>	<u>204,412</u>	<u>312</u>	<u>0.15%</u>
Expenditures				
Contingency				
Capital Reserve	204,100	14,387	189,713	92.95%
Total Expenditures	<u>204,100</u>	<u>14,387</u>	<u>189,713</u>	<u>92.95%</u>
Excess of Revenue Over (Under) Expenditures	<u>0</u>	<u>190,025</u>	<u>190,025</u>	<u>0.00%</u>
Exc. Of Rev./Other Sources Over (Under) Expend./Other Uses	<u>0</u>	<u>190,025</u>	<u>190,025</u>	<u>0.00%</u>
Fund Balance, Beginning of Period	0	518,136	518,136	0.00%
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>708,161</u></u>	<u><u>708,161</u></u>	<u><u>0.00%</u></u>

Connerton West Community Development District

Statement of Revenues and Expenditures

200 - Debt Service Fund Series 2018A

From 10/1/2021 Through 6/30/2022

(In Whole Numbers)

	Annual Budget	Current Period Actual	Budget To Actual Variance	Budget Percent Remaining
Revenues				
Interest Earnings				
Interest Earnings	0	106	106	0.00%
Special Assessments				
Tax Roll	628,029	631,872	3,842	0.61%
Total Revenues	628,029	631,978	3,949	0.63%
Expenditures				
Debt Service				
Interest	253,029	246,713	6,316	2.49%
Principal	375,000	440,000	(65,000)	(17.33)%
Total Expenditures	628,029	686,713	(58,684)	(9.34)%
Excess of Revenue Over (Under) Expenditures	0	(54,735)	(54,735)	0.00%
Exc. Of Rev./Other Sources Over (Under) Expend./Other Uses	0	(54,735)	(54,735)	0.00%
Fund Balance, Beginning of Period	0	404,283	404,283	0.00%
Fund Balance, End of Period	0	349,547	349,547	0.00%

Connerton West Community Development District

Statement of Revenues and Expenditures

201 - Debt Service Fund Series 2006/2018

From 10/1/2021 Through 6/30/2022

(In Whole Numbers)

	Annual Budget	Current Period Actual	Budget To Actual Variance	Budget Percent Remaining
Revenues				
Interest Earnings				
Interest Earnings	0	151	151	0.00%
Special Assessments				
Tax Roll	547,532	550,882	3,350	0.61%
Off Roll	17,382	17,382	(0)	0.00%
Total Revenues	<u>564,914</u>	<u>568,415</u>	<u>3,501</u>	<u>0.62%</u>
Expenditures				
Debt Service				
Interest	384,914	378,820	6,094	1.58%
Principal	<u>180,000</u>	<u>180,000</u>	<u>0</u>	<u>0.00%</u>
Total Expenditures	<u>564,914</u>	<u>558,820</u>	<u>6,094</u>	<u>1.08%</u>
Excess of Revenue Over (Under) Expenditures	<u>0</u>	<u>9,595</u>	<u>9,595</u>	<u>0.00%</u>
Other Financing Sources (Uses)				
Interfund Transfer	0	(21)	(21)	0.00%
Expense Reimbursement	<u>0</u>	<u>4</u>	<u>4</u>	<u>0.00%</u>
Total Other Financing Sources (Uses)	<u>0</u>	<u>(17)</u>	<u>(17)</u>	<u>0.00%</u>
Exc. Of Rev./Other Sources Over (Under) Expend./Other Uses	<u>0</u>	<u>9,578</u>	<u>9,578</u>	<u>0.00%</u>
Fund Balance, Beginning of Period	0	505,208	505,208	0.00%
Fund Balance, End of Period	<u>0</u>	<u>514,786</u>	<u>514,786</u>	<u>0.00%</u>

Connerton West Community Development District

Statement of Revenues and Expenditures

203 - Debt Service Fund Series 2015

From 10/1/2021 Through 6/30/2022

(In Whole Numbers)

	<u>Annual Budget</u>	<u>Current Period Actual</u>	<u>Budget To Actual Variance</u>	<u>Budget Percent Remaining</u>
Revenues				
Interest Earnings				
Interest Earnings	0	8	8	0.00%
Special Assessments				
Tax Roll	160,736	161,719	983	0.61%
Total Revenues	<u>160,736</u>	<u>161,727</u>	<u>991</u>	<u>0.62%</u>
Expenditures				
Debt Service				
Interest	120,736	121,003	(267)	(0.22)%
Principal	40,000	35,000	5,000	12.50%
Total Expenditures	<u>160,736</u>	<u>156,003</u>	<u>4,733</u>	<u>2.94%</u>
Excess of Revenue Over (Under) Expenditures	<u>0</u>	<u>5,724</u>	<u>5,724</u>	<u>0.00%</u>
Exc. Of Rev./Other Sources Over (Under) Expend./Other Uses	<u>0</u>	<u>5,724</u>	<u>5,724</u>	<u>0.00%</u>
Fund Balance, Beginning of Period	0	173,276	173,276	0.00%
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>179,001</u></u>	<u><u>179,001</u></u>	<u><u>0.00%</u></u>

Connerton West Community Development District

Statement of Revenues and Expenditures

300 - Capital Projects Fund Series 2018A

From 10/1/2021 Through 6/30/2022

(In Whole Numbers)

	<u>Annual Budget</u>	<u>Current Period Actual</u>	<u>Budget To Actual Variance</u>	<u>Budget Percent Remaining</u>
Revenues				
Interest Earnings				
Interest Earnings	<u>0</u>	<u>111</u>	<u>111</u>	<u>0.00%</u>
Total Revenues	<u>0</u>	<u>111</u>	<u>111</u>	<u>0.00%</u>
Expenditures				
Other Physical Environment				
Improvements Other Than Buildings	<u>0</u>	<u>169,447</u>	<u>(169,447)</u>	<u>0.00%</u>
Total Expenditures	<u>0</u>	<u>169,447</u>	<u>(169,447)</u>	<u>0.00%</u>
Excess of Revenue Over (Under) Expenditures	<u>0</u>	<u>(169,336)</u>	<u>(169,336)</u>	<u>0.00%</u>
Exc. Of Rev./Other Sources Over (Under) Expend./Other Uses	<u>0</u>	<u>(169,336)</u>	<u>(169,336)</u>	<u>0.00%</u>
Fund Balance, Beginning of Period	<u>0</u>	<u>464,353</u>	<u>464,353</u>	<u>0.00%</u>
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>295,017</u></u>	<u><u>295,017</u></u>	<u><u>0.00%</u></u>

Connerton West Community Development District

Statement of Revenues and Expenditures

301 - Capital Projects Fund Series 2006/2018

From 10/1/2021 Through 6/30/2022

(In Whole Numbers)

	<u>Annual Budget</u>	<u>Current Period Actual</u>	<u>Budget To Actual Variance</u>	<u>Budget Percent Remaining</u>
Revenues				
Interest Earnings				
Interest Earnings	0	0	0	0.00%
Total Revenues	<u>0</u>	<u>0</u>	<u>0</u>	<u>0.00%</u>
Expenditures				
Other Physical Environment				
Improvements Other Than Buildings	0	400	(400)	0.00%
Total Expenditures	<u>0</u>	<u>400</u>	<u>(400)</u>	<u>0.00%</u>
Excess of Revenue Over (Under) Expenditures	<u>0</u>	<u>(400)</u>	<u>(400)</u>	<u>0.00%</u>
Exc. Of Rev./Other Sources Over (Under) Expend./Other Uses	<u>0</u>	<u>(400)</u>	<u>(400)</u>	<u>0.00%</u>
Fund Balance, Beginning of Period	0	924	924	0.00%
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>524</u></u>	<u><u>524</u></u>	<u><u>0.00%</u></u>

Connerton West Community Development District

Statement of Revenues and Expenditures

303 - Capital Projects Fund Series 2015

From 10/1/2021 Through 6/30/2022

(In Whole Numbers)

	Annual Budget	Current Period Actual	Budget To Actual Variance	Budget Percent Remaining
Excess of Revenue Over (Under) Expenditures	0	0	0	0.00%
Exc. Of Rev./Other Sources Over (Under) Expend./Other Uses	0	0	0	0.00%
Fund Balance, Beginning of Period	0	29	29	0.00%
Fund Balance, End of Period	0	29	29	0.00%

Connerton West CDD
Investment Summary
June 30, 2022

<u>Account</u>	<u>Investment</u>	<u>Balance as of</u> <u>June 30, 2022</u>
The Bank of Tampa	Money Market	\$ 49,196
The Bank of Tampa ICS:		
CrossFirst Bank	Money Market	37,083
The Huntington National Bank	Money Market	248,412
Texas Capital Bank	Money Market	62,999
Total General Fund Investments		<u><u>\$ 397,690</u></u>
The Bank of Tampa ICS Reserve:		
CrossFirst Bank	Money Market	\$ 211,328
Customers Bank	Money Market	12
Park National Bank	Money Market	248,411
Western Alliance Bank	Money Market	248,410
Total Reserve Fund Investments		<u><u>\$ 708,161</u></u>
US Bank Series 2006A-2 Reserve	First American Treasury Obligation Fund Class Y	\$ 42,243
US Bank Series 2006A Revenue	First American Treasury Obligation Fund Class Y	83,959
US Bank Series 2015A-1 Reserve	US Bank Money Market 5	79,778
US Bank Series 2015A-2 Reserve	US Bank Money Market 5	17,825
US Bank Series 2015A Revenue	US Bank Money Market 5	73,545
US Bank Series 2015A-1 Prepayment	US Bank Money Market 5	969
US Bank Series 2015A-2 Prepayment	US Bank Money Market 5	1,857
US Bank Series 2018A-1 Revenue	First American Treasury Obligation Fund Class Y	135,383
US Bank Series 2018A-1 Excess Revenue	First American Treasury Obligation Fund Class Y	5,375
US Bank Series 2018A-1 Reserve	First American Treasury Obligation Fund Class Y	123,153
US Bank Series 2018A-2 Reserve	First American Treasury Obligation Fund Class Y	65,994
US Bank Series 2018-1 Revenue	First American Treasury Obligation Fund Class Y	216,702
US Bank Series 2018-1 Reserve	First American Treasury Obligation Fund Class Y	146,066
Total Debt Service Fund Investments		<u><u>\$ 992,849</u></u>
US Bank Series 2015 Construction	US Bank Money Market 5	\$ 29
US Bank Series 2018A Construction	First American Treasury Obligation Fund Class Y	295,017
US Bank Series 2018-1 Construction	First American Treasury Obligation Fund Class Y	524
Total Capital Projects Fund Investments		<u><u>\$ 295,570</u></u>

Connerton West Community Development District

Summary A/R Ledger

201 - Debt Service Fund Series 2006/2018

From 6/1/2022 Through 6/30/2022

Invoice Date	Customer Name	Invoice Number	Current Balance
10/20/2021	Lennar Homes LLC	415-22-01	8,690.83
		Total 201 - Debt Service Fund Series 2006/2018	8,690.83
Report Balance			8,690.83

Connerton West Community Development District

Aged Payables by Invoice Date

Aging Date - 5/1/2022

001 - General Fund

From 6/1/2022 Through 6/30/2022

Vendor Name	Invoice Date	Invoice Number	Invoice Description	Current Balance
JN Electric	5/31/2022	10992	Electrical Work 05/22	318.75
Kevin Eric Hamilton	6/16/2022	KH061622	Off Duty Patrols 06/22	200.00
Patrick J. Elmore	6/22/2022	PE062222	Off Duty Patrols 06/22	200.00
BCI Entities, LLC	6/23/2022	222022	Irrigation Repair 06/22	231.00
Rizzetta & Company, Inc	6/24/2022	INV0000069571	Personnel Reimbursement 06/24/22	3,181.37
Jeremy R. Cohen	6/28/2022	JC062822	Off Duty Patrols / Scheduler's Fee 06/22	350.00
Jeremy R. Cohen	6/30/2022	JC063022	Off Duty Patrols / Scheduler's Fee 06/22	150.00
Rizzetta & Company, Inc	6/30/2022	INV0000069612	Out of Pocket Expense 06/22	105.05
BCI Entities, LLC	6/30/2022	222031	Irrigation Repair 06/22	1,899.00
BrightView Landscape Services, Inc.	6/30/2022	7978189	Turf Fertilize 06/22	4,425.00
BrightView Landscape Services, Inc.	6/30/2022	7978918	Remove And Stump Grind 06/22	1,135.00
Total 001 - General Fund				12,195.17
Report Total				12,195.17

**CONNERTON WEST
COMMUNITY DEVELOPMENT DISTRICT
Capital Improvement Revenue Bonds Series 2018**

Construction Account Activity Through June 30, 2022

Inflows:	Debt Proceeds	\$ 5,869,520.19
	Underwriter's Discount	169,600.00
	Total Debt Proceeds:	6,039,120.19
	Interest Earnings	59,188.60
	Transfer from Interest to Construction	202.04
	Total Inflows:	\$ 6,098,510.83

Outflows: Requisitions

Requisition Date	Requisition Number	Contractor	Amount	Status with Trustee as of 06/30/22
8/8/18	COI	Underwriter's Discount	\$ (169,600.00)	Cleared
8/8/18	COI	Nabors, Giblin, Nickerson PA	(50,000.00)	Cleared
8/8/18	COI	Bryant Miller Oliver	(37,500.00)	Cleared
8/8/18	COI	Rizzetta & Co., Inc.	(26,000.00)	Cleared
8/8/18	COI	Greenberg Traurig	(13,000.00)	Cleared
8/8/18	COI	US Bank - Trustee Fees	(4,755.15)	Cleared
8/8/18	COI	Image Master	(1,750.00)	Cleared
8/8/18	COI	Hopping, Green and Sams, PA	(50,000.00)	Cleared
		Total COI :	(352,605.15)	
8/31/18	CR1	Clearview Land Design, PL	(3,837.50)	Cleared
8/31/18	CR2	Stahl & Associates	(5,035.00)	Cleared
8/31/18	CR3	Deeb Construction & Development Co	(243,808.32)	Cleared
8/31/18	CR4	Ferguson Enterprises, Inc.	(3,533.41)	Cleared
8/31/18	CR5	Hopping, Green and Sams, PA	(1,453.70)	Cleared
8/31/18	CR6	Mack Concrete Industries, Inc.	(25,907.00)	Cleared
8/31/18	CR7	M.C Building Services, LLC	Void	Void
9/30/18	CR8	Deeb Construction & Development Co	(273,786.14)	Cleared
9/30/18	CR9	Ferguson Enterprises, Inc.	(4,693.04)	Cleared
9/30/18	CR10	Hopping, Green and Sams, PA	(1,641.50)	Cleared
9/30/18	CR11	Mack Concrete Industries, Inc.	(1,749.00)	Cleared
10/31/18	CR12	Clearview Land Design, PL	(1,817.50)	Cleared
10/31/18	CR13	Deeb Construction & Development Co	(357,360.97)	Cleared
10/31/18	CR14	Ferguson Enterprises, Inc.	(30,078.72)	Cleared
10/31/18	CR15	Hopping, Green and Sams, PA	(1,550.60)	Cleared
11/30/18	CR16	Clearview Land Design, PL	(425.00)	Cleared
11/30/18	CR17	Deeb Construction & Development Co	(428,747.81)	Cleared
11/30/18	CR18	Ferguson Enterprises, Inc.	(66,294.32)	Cleared
11/30/18	CR19	Hopping, Green and Sams, PA	(1,097.50)	Cleared
11/30/18	CR20	Mack Concrete Industries, Inc.	(21,472.00)	Cleared
11/30/18	CR21	Southern Precast Concrete Corp.	(16,532.00)	Cleared
12/31/18	CR22	Clearview Land Design, PL	(1,137.50)	Cleared

**CONNERTON WEST
COMMUNITY DEVELOPMENT DISTRICT
Capital Improvement Revenue Bonds Series 2018**

Construction Account Activity Through June 30, 2022

12/31/18	CR23	Deeb Construction & Development Co	(559,715.19)	Cleared
12/31/18	CR24	Ferguson Enterprises, Inc.	(60,104.42)	Cleared
12/31/18	CR25	Hopping, Green and Sams, PA	(664.00)	Cleared
12/31/18	CR26	Pasco Development Land 218, LLC	(725,620.21)	Cleared
1/31/19	CR27	Clearview Land Design, PL	(837.50)	Cleared
1/31/19	CR28	Deeb Construction & Development Co	(328,688.89)	Cleared
1/31/19	CR29	Ferguson Enterprises, Inc.	(24,191.31)	Cleared
1/31/19	CR30	Mack Concrete Industries, Inc.	Void	Void
1/31/19	CR31	Stahl & Associates	(10,000.00)	Cleared
2/15/19	CR32	Clearview Land Design, P.L	(200.00)	Cleared
2/15/19	CR33	Deeb Construction & Development Co.	(287,585.73)	Cleared
2/15/19	CR34	Hopping Green and Sams	(1,936.40)	Cleared
3/31/19	CR35	Clearview Land Design, PL	(1,910.00)	Cleared
3/31/19	CR36	Deeb Construction & Development Co	(551,809.60)	Cleared
3/31/19	CR37	Ferguson Enterprises, Inc.	(93,433.64)	Cleared
3/31/19	CR38	GeoPoint Surveying, Inc.	(3,500.00)	Cleared
3/31/19	CR39	Hopping, Green and Sams, PA	(212.00)	Cleared
4/30/19	CR40	Clearview Land Design, PL	(600.00)	Cleared
4/30/19	CR41	Deeb Construction & Development Co	(387,048.78)	Cleared
5/31/19	CR42	Clearview Land Design, PL	(240.00)	Cleared
5/31/19	CR43	Deeb Construction & Development Co	(241,159.97)	Cleared
5/31/19	CR44	Hopping Green and Sams	(530.00)	Cleared
6/30/19	CR45	Clearview Land Design, PL	(240.00)	Cleared
6/30/19	CR46	Deeb Construction & Development Co	(118,359.22)	Cleared
6/30/19	CR47	Connerton West CDD	(730.00)	Cleared
7/31/19	CR48	Deeb Construction & Development Co	(216,489.93)	Cleared
7/31/19	CR49	Clearview Land Design, PL	(209.00)	Cleared
9/30/19	CR50	Clearview Land Design, PL	(180.00)	Cleared
9/30/19	CR51	Deeb Construction & Development Co	(89,484.97)	Cleared
9/30/19	CR52	Hopping Green and Sams	(636.00)	Cleared
11/30/19	CR53	Clearview Land Design, PL	(150.00)	Cleared
12/31/19	CR54	Clearview Land Design, PL	(180.00)	Cleared
1/31/20	CR55	Deeb Construction & Development Co	(9,325.00)	Cleared
1/31/20	CR56	Hopping Green and Sams	(530.00)	Cleared
3/31/20	CR57	Hopping Green and Sams	(381.21)	Cleared
4/30/20	CR58	Hopping Green and Sams	(381.21)	Cleared
4/30/20	CR59	Pasco Development Land 218, LLC	(536,682.71)	Cleared
9/30/20	Refund	Ferguson Enterprises, Inc.	923.68	Cleared
3/1/22	CR60	West Pasco Government Center	VOID	VOID
3/31/22	CR61	Pasco County BOCC	(400.00)	Cleared
Total Requisitions :			(5,745,381.74)	

Total Requisitions & COI: (6,097,986.89)

Total Outflows: (6,097,986.89)

Series 2018 Construction Account Balance at June 30, 2022 \$ 523.94

**CONNERTON WEST
COMMUNITY DEVELOPMENT DISTRICT
Capital Improvement Revenue Bonds Series 2018A**

Construction Account Activity Through June 30, 2022

Inflows:	Debt Proceeds	\$ 957,207.74
	Underwriter's Discount	120,600.00
	Total Debt Proceeds:	1,077,807.74
	Interest Earnings	23,107.03
	Total Inflows:	\$ 1,100,914.77

Outflows: Requisitions

Requisition Date	Requisition Number	Contractor	Amount	Status with Trustee as of 06/30/22
4/3/18	COI	Underwriter's Discount	\$ (120,600.00)	Cleared
4/3/18	COI	Nabors, Giblin, Nickerson PA	(50,000.00)	Cleared
4/3/18	COI	Bryant Miller Oliver	(37,500.00)	Cleared
4/3/18	COI	Rizzetta & Co., Inc.	(20,000.00)	Cleared
4/3/18	COI	Greenberg Traurig	(2,750.00)	Cleared
4/3/18	COI	Causey Demgen & Moore P.C	(2,000.00)	Cleared
4/3/18	COI	US Bank - Trustee Fees	(5,500.05)	Cleared
4/3/18	COI	MBS Capital Markets	(10,000.00)	Cleared
4/3/18	COI	Image Master	(1,250.00)	Cleared
4/3/18	COI	Hopping, Green and Sams, PA	(42,175.89)	Cleared
8/31/18	COI	Standards & Poor's Financial Services, LLC	(6,500.00)	Cleared
Total COI :			(298,275.94)	
2/28/19	CR1	Clearview Land Design, PL	(6,706.95)	Cleared
2/28/19	CR2	Hopping, Green and Sams, PA	(1,055.50)	Cleared
3/31/19	CR3	Clearview Land Design, PL	(53.74)	Cleared
3/31/19	CR4	Hopping, Green and Sams, PA	(344.50)	Cleared
3/31/19	CR5	Connerton West 2018-1 Bond	(4,925.00)	Cleared
4/30/19	CR6	Cardno, Inc	(5,105.00)	Cleared
4/30/19	CR7	Hopping, Green and Sams, PA	(595.50)	Cleared
5/31/19	CR8	Clearview Land Design, PL	(2,354.06)	Cleared
5/31/19	CR9	Connerton West CDD	(39,500.00)	Cleared
5/31/19	CR10	Hopping, Green and Sams, PA	(662.50)	Cleared
5/31/19	CR11	Advanced Recreational Concepts, LLC	(73,269.50)	Cleared
6/30/19	CR12	Cardno, Inc	(3,638.00)	Cleared
6/30/19	CR13	Clearview Land Design, PL	(2,202.89)	Cleared
6/30/19	CR14	M.C Building Services LLC	(4,623.23)	Cleared
7/31/19	CR15	Clearview Land Design, PL	(1,102.00)	Cleared
7/31/19	CR16	Hopping, Green and Sams, PA	(503.50)	Cleared
7/31/19	CR17	M.C Building Services LLC	VOID	VOID
9/30/19	CR18	Clearview Land Design, PL	(1,112.02)	Cleared
9/30/19	CR19	Hopping, Green and Sams, PA	(1,374.00)	Cleared

**CONNERTON WEST
COMMUNITY DEVELOPMENT DISTRICT
Capital Improvement Revenue Bonds Series 2018A**

Construction Account Activity Through June 30, 2022

11/30/19	CR20	Advanced Recreational Concepts, LLC	(73,269.50)	Cleared
11/30/19	CR21	Clearview Land Design, PL	(18.13)	Cleared
11/30/19	CR22	Connerton West CDD	(5,600.00)	Cleared
11/30/19	CR23	Hopping, Green and Sams, PA	(212.00)	Cleared
11/30/19	CR24	Mortensen Engineering, Inc	(1,066.00)	Cleared
11/30/19	CR25	Play Space Services, Inc.	(28,573.20)	Cleared
12/31/19	CR26	Cardno, Inc	(8,025.27)	Cleared
12/31/19	CR27	Clearview Land Design, PL	(1,778.20)	Cleared
12/31/19	CR28	Play Space Services, Inc.	(3,174.80)	Cleared
1/31/20	CR29	Cardno, Inc	(1,010.06)	Cleared
1/31/20	CR30	Hopping, Green and Sams, PA	(265.00)	Cleared
3/31/20	CR31	Cardno, Inc	(1,780.48)	Cleared
3/31/20	CR32	Clearview Land Design, PL	(25.11)	Cleared
3/31/20	CR33	Connerton West CDD	(390.00)	Cleared
3/31/20	CR34	Hopping, Green and Sams, PA	(577.50)	Cleared
9/9/20	CR35	Hopping, Green and Sams, PA	(834.00)	Cleared
1/31/21	CR36	Cardno, Inc	(12,116.70)	Cleared
1/31/21	CR37	Connerton West CDD	(15,462.50)	Cleared
7/12/21	CR38	Blue Wave Lighting	(895.00)	Cleared
7/12/21	CR39	Cardno, Inc	(32,573.19)	Cleared
7/12/21	CR40	Site Master	(1,400.00)	Cleared
11/30/21	CR41	Cardno, Inc	(7,032.50)	Cleared
11/30/21	CR42	Connerton West CDD	(11,454.20)	Cleared
4/6/22	CR43	Cardno, Inc	(11,873.02)	Cleared
4/25/22	CR44	Turf Pro Synthetics	(4,738.05)	Cleared
5/11/22	CR45	Rep Services Inc	(1,017.95)	Cleared
5/11/22	CR46	Site Master	(64,905.00)	Cleared
5/27/22	CR47	Cardno, Inc	(6,346.10)	Cleared
5/27/22	CR48	Rep Services Inc	(8,340.00)	Cleared
5/27/22	CR49	Site Master	(19,065.00)	Cleared
6/13/22	CR50	Cardno, Inc	(6,650.48)	Cleared
6/13/22	CR51	Rep Services Inc	(28,025.00)	Cleared

Total Requisitions : (507,621.83)

Total Requisitions & COI: (805,897.77)

Retainage Payable 0.00

Total Outflows: (805,897.77)

Series 2018A Construction Account Balance at June 30, 2022 \$ 295,017.00

Connerton West Community Development District
Notes to Unaudited Financial Statements
June 30, 2022

Balance Sheet

1. Trust statement activity has been recorded through 06/30/2022.
2. See EMMA (Electronic Municipal Market Access) at <https://emma.msrb.org> for Municipal Disclosures and Market Data.
3. For presentation purposes, the Reserves are shown in a separate fund titled Reserve Fund.

Summary A/R Ledger – Payment Terms

4. Payment terms for landowner assessments are (a) defined in the FY21-22 Assessment Resolution adopted by the Board of Supervisors, (b) pursuant to Florida Statutes, Chapter 197 for assessments levied via the county tax roll.

Tab 10



Rizzetta & Company

Connerton West Community Development District

www.Connertonwestcdd.org

**Proposed Budget
for
Fiscal Year 2022/2023**

Table of Contents

	<u>Page</u>
General Fund Budget for Fiscal Year 2022/2023	3
Reserve Fund Budget for Fiscal Year 2022/2023	5
Debt Service Fund Budget for Fiscal Year 2022/2023	6
Assessments Charts for Fiscal Year 2022/2023	7
General Fund Budget Account Category Descriptions	10
Reserve Fund Budget Account Category Descriptions	16
Debt Service Fund Budget Account Category Descriptions	17



Rizzetta & Company

Proposed Budget
Connerton Community Development District
General Fund
Fiscal Year 2022/2023

	Chart of Accounts Classification	Actual YTD through 06/30/22	Projected Annual Totals 2021/2022	Annual Budget for 2021/2022	Projected Budget variance for 2021/2022	Budget for 2022/2023	Budget Increase (Decrease) vs 2021/2022	Comments
1								
2	REVENUES							
3								
4	Interest Earnings							
5	Interest Earnings	\$ 200	\$ 200	\$ -	\$ 200	\$ -	\$ -	
6	Special Assessments							
7	Tax Roll*	\$ 1,524,774	\$ 1,524,774	\$ 1,514,256	\$ 10,518	\$ 1,663,696	\$ 149,440	
8	Street Light Assessment		\$ -		\$ -		\$ -	
9	Off Roll*	\$ 64,321	\$ 114,463	\$ 64,320	\$ 50,143	\$ 85,772	\$ 21,452	
10	Other Miscellaneous Revenues							
11	Miscellaneous	\$ 257	\$ 257	\$ -	\$ 257	\$ -	\$ -	
12								
13	TOTAL REVENUES	\$ 1,589,552	\$ 1,639,694	\$ 1,578,576	\$ 61,118	\$ 1,749,468	\$ 170,892	
14								
15	TOTAL REVENUES AND BALANCE	\$ 1,589,552	\$ 1,639,694	\$ 1,578,576	\$ 61,118	\$ 1,749,468	\$ 170,892	
16								
17	<i>*Allocation of assessments between the Tax Roll and Off Roll are estimates only and subject to change prior to certification.</i>							
18								
19	EXPENDITURES - ADMINISTRATIVE							
20								
21	Legislative							
22	Supervisor Fees	\$ 9,400	\$ 12,533	\$ 13,000	\$ 467	\$ 13,000	\$ -	12 Mtgs + one workshop
23	Financial & Administrative							
24	Administrative Services	\$ 4,437	\$ 5,916	\$ 5,916	\$ -	\$ 5,916	\$ -	No Increase
25	District Management	\$ 27,132	\$ 36,429	\$ 36,429	\$ -	\$ 36,429	\$ -	No Increase
26	District Engineer	\$ 42,046	\$ 56,061	\$ 30,000	\$ (26,061)	\$ 50,000	\$ 20,000	FY 20-21 = \$57,848
27	Disclosure Report	\$ 8,000	\$ 8,000	\$ 8,000	\$ -	\$ 8,000	\$ -	No increase
28	Trustees Fees	\$ 11,493	\$ 11,493	\$ 13,000	\$ 1,507	\$ 16,000	\$ 3,000	
29	Tax Collector /Property Appraiser Fees	\$ 150	\$ 200	\$ -	\$ (200)	\$ 150	\$ 150	FY 20-21 = \$150
30	Assessment Roll	\$ 5,355	\$ 5,355	\$ 5,355	\$ -	\$ 5,355	\$ -	No Increase
31	Financial & Revenue Collections	\$ 4,016	\$ 5,355	\$ 5,355	\$ -	\$ 5,355	\$ -	No Increase
32	Accounting Services	\$ 16,830	\$ 22,440	\$ 22,440	\$ -	\$ 22,440	\$ -	No Increase
33	Auditing Services	\$ 4,475	\$ 4,475	\$ 4,475	\$ -	\$ 4,475	\$ -	Per contract
34	Arbitrage Rebate Calculation	\$ 500	\$ 667	\$ 1,000	\$ 333	\$ 2,500	\$ 1,500	Per contract
35	Public Officials Liability Insurance	\$ 3,032	\$ 3,032	\$ 3,177	\$ 145	\$ 3,700	\$ 523	EGIS Estimate
36	Legal Advertising	\$ 724	\$ 965	\$ 2,000	\$ 1,035	\$ 2,000	\$ -	
37	Miscellaneous Mailings	\$ -	\$ -	\$ 500	\$ 500	\$ 500	\$ -	No Increase
38	Dues, Licenses & Fees	\$ 425	\$ 217	\$ 500	\$ 283	\$ 500	\$ -	
39	Website Hosting, Maintenance, Backup &	\$ 2,728	\$ 3,637	\$ 3,650	\$ 13	\$ 3,650	\$ -	No Increase
40	Legal Counsel							
41	District Counsel	\$ 66,455	\$ 88,607	\$ 60,000	\$ (28,607)	\$ 60,000	\$ -	
42								
43	Administrative Subtotal	\$ 207,198	\$ 265,382	\$ 214,797	\$ (50,585)	\$ 239,970	\$ 25,173	
44								
45	EXPENDITURES - FIELD OPERATIONS							
46								
47	Law Enforcement							
48	Deputy	\$ 6,175	\$ 8,233	\$ 9,500	\$ 1,267	\$ 9,500	\$ -	No increase
49	Police Liability and Workers Compensation		\$ -		\$ -		\$ -	
50	Electric Utility Services							
51	Utility Services	\$ 31,334	\$ 41,779	\$ 39,000	\$ (2,779)	\$ 39,000	\$ -	Same
52	Street Lights - Collector Roads	\$ 58,773	\$ 78,364	\$ 70,000	\$ (8,364)	\$ 80,000	\$ 10,000	
53	Street Lights - Neighborhood Roads	\$ 151,029	\$ 201,372	\$ 190,000	\$ (11,372)	\$ 215,000	\$ 25,000	
54	Water-Sewer Combination Services							
55	Utility Services	\$ 5,136	\$ 6,848	\$ 2,500	\$ (4,348)	\$ 22,000	\$ 19,500	Reclaimed water & 208-209
56	Stormwater Control							
57	Mitigation Area Monitoring & Maintenance	\$ -	\$ -	\$ -	\$ -	\$ 23,600	\$ 23,600	2019-\$32,800 2020-\$24,740, 2021-\$13,188. Greg is reviewing
58	Stormwater System Maintenance	\$ 10,110	\$ 13,480	\$ 10,000	\$ (3,480)	\$ 10,000	\$ -	unexpected pond repairs - sitemasters
59	Stormwater Assessment	\$ -	\$ 100	\$ 100	\$ -	\$ 100	\$ -	No increase
60	Aquatic Maintenance	\$ 48,788	\$ 61,801	\$ 59,700	\$ (2,101)	\$ 61,368	\$ 1,668	Increase in aquatics due to 208 and 209. Per contract
61	Ground Water Testing	\$ -	\$ -	\$ 12,520	\$ 12,520	\$ 5,760	\$ (6,760)	Done twice yr. Land Assess. Same as last year.
62	Wetland Monitoring & Maintenance	\$ -	\$ -	\$ 4,000	\$ 4,000	\$ 4,000	\$ -	Wildlands Conservation. Same
63	Other Physical Environment							
64	General Liability Insurance	\$ 3,584	\$ 3,584	\$ 3,754	\$ 170	\$ 4,301	\$ 547	EGIS Estimate
65	Property Insurance	\$ 7,705	\$ 7,705	\$ 8,075	\$ 370	\$ 9,246	\$ 1,171	EGIS Estimate
66	Street Light Deposit Bond	\$ 6,521	\$ 7,356	\$ 7,400	\$ 44	\$ 7,400	\$ -	
67	Entry & Walls Maintenance	\$ 4,500	\$ 6,000	\$ 4,000	\$ (2,000)	\$ 4,000	\$ -	monuments included. Same
68	Landscape Maintenance	\$ 314,822	\$ 419,763	\$ 420,000	\$ 237	\$ 485,000	\$ 65,000	Increase due to parcels 208 & 209
69	Irrigation Maintenance	\$ 102,535	\$ 136,713	\$ 120,000	\$ (16,713)	\$ 120,000	\$ -	keep the same
70	Irrigation Repairs	\$ 27,287	\$ 36,383	\$ 40,000	\$ 3,617	\$ 30,000	\$ (10,000)	Same
71	Irrigation Filters	\$ -	\$ -	\$ 4,000	\$ -	\$ 4,000	\$ -	same
72	Landscape - Mulch	\$ -	\$ -	\$ 35,000	\$ 35,000	\$ 48,000	\$ 13,000	2020-\$45,000, 2021-\$51,000
73	Landscape Replacement Plants, Shrubs,	\$ 27,787	\$ 37,049	\$ 62,400	\$ 25,351	\$ 22,400	\$ (40,000)	decrease
74	Landscape Annuals	\$ -	\$ -	\$ -	\$ -	\$ 40,000	\$ 40,000	Added as a new line item
75	Field Operations - Landscape Inspections	\$ 6,300	\$ 8,400	\$ 8,400	\$ -	\$ 9,600	\$ 1,200	
76	Conservation Cutbacks	\$ 56,635	\$ -	\$ 7,500	\$ -	\$ 7,500	\$ -	same

Proposed Budget
Connerton Community Development District
General Fund
Fiscal Year 2022/2023

	Chart of Accounts Classification	Actual YTD through 06/30/22	Projected Annual Totals 2021/2022	Annual Budget for 2021/2022	Projected Budget variance for 2021/2022	Budget for 2022/2023	Budget Increase (Decrease) vs 2021/2022	Comments
77	Holiday Decorations	\$ -	\$ -	\$ 16,000	\$ 16,000	\$ 10,000	\$ (6,000)	reduced
78	Road & Street Facilities							
79	Street Light Decorative Light Maintenance	\$ -	\$ -	\$ 1,500	\$ 1,500	\$ 1,500	\$ -	
80	Sidewalk Repair & Maintenance	\$ 9,750	\$ 13,000	\$ 10,000	\$ (3,000)	\$ 15,000	\$ 5,000	
81	Pressure Washing Sidewalks	\$ -	\$ -	\$ 12,000	\$ -	\$ 12,000	\$ -	same
82	Street Sign Repair & Replacement	\$ 3,472	\$ 4,629	\$ 5,000	\$ 371	\$ 5,000	\$ -	Plan for new signage around community
83	Roadway Repair & Maintenance	\$ 7,858	\$ 10,477	\$ 10,000	\$ (477)	\$ 10,000	\$ -	
84	Parks & Recreation							
85	Management Contract	\$ 71,267	\$ 95,023	\$ 98,330	\$ 3,307	\$ 100,273	\$ 1,943	New contract -amt. based on hrs wrkd
86	Fountain Service Contract	\$ 2,250	\$ 3,000	\$ 3,000	\$ -	\$ 3,000	\$ -	
87	Fountain Repairs	\$ -	\$ -	\$ 500	\$ 500	\$ 500	\$ -	
88	Vehicle Maintenance	\$ 2,220	\$ 2,960	\$ 2,500	\$ (460)	\$ 3,500	\$ 1,000	John Deere Gator repair and gas
89	Playground Equipment and Maintenance	\$ -	\$ -	\$ 500	\$ 500	\$ 500	\$ -	
90	Boardwalk and Bridge Maintenance	\$ -	\$ -	\$ 5,000	\$ 5,000	\$ 5,000	\$ -	Repairs of Boardwalk
91	Wildlife Management Services	\$ 7,200	\$ 9,600	\$ 9,600	\$ -	\$ 9,600	\$ -	
92	Miscellaneous Expense (storage/media	\$ 13,856	\$ 18,475	\$ 13,000	\$ (5,475)	\$ 13,000	\$ -	same
93	Contingency							
94	Miscellaneous Expense (storage/etc)	\$ 14,247	\$ 18,996	\$ 59,000	\$ 40,004	\$ 58,850	\$ (150)	
95								
96	Field Operations Subtotal	\$ 1,001,141	\$ 1,251,090	\$ 1,363,779	\$ 89,189	\$ 1,509,498	\$ 145,719	
97								
98	Contingency for County TRIM Notice							
99								
100	TOTAL EXPENDITURES	\$ 1,208,339	\$ 1,516,472	\$ 1,578,576	\$ 38,604	\$ 1,749,468	\$ 170,892	
101								
102	EXCESS OF REVENUES OVER	\$ 381,214	\$ 123,222	\$ -	\$ 99,722	\$ -	\$ -	
103								

Proposed Budget
Connerton Community Development District
Reserve Fund
Fiscal Year 2022/2023

	Chart of Accounts Classification	Actual YTD through 06/30/22	Projected Annual Totals 2021/2022	Annual Budget for 2021/2022	Projected Budget variance for 2021/2022	Budget for 2022/2023	Budget Increase (Decrease) vs 2021/2022	Comments
1								
2	REVENUES							
3								
4	Interest Earnings							
5	Interest Earnings	312	312	\$ -	\$ -	\$ -	\$ -	
6	Special Assessments							
7	Tax Roll	\$ 204,100	\$ 204,100	\$ 204,100	\$ -	\$ 150,000	\$ (54,100)	\$ 1,899,468
8								
9	TOTAL REVENUES	\$ 204,412	\$ 204,412	\$ 204,100	\$ -	\$ 150,000	\$ (54,100)	
10								
11	Carry Forward Fund Balance	\$ -	\$ -	\$ -	\$ -	\$ -		
12								
13	TOTAL REVENUES AND BALANCE	\$ 204,412	\$ 204,412	\$ 204,100	\$ -	\$ 150,000	\$ (54,100)	
14								
15	EXPENDITURES							
16								
17	Contingency							
18	Capital Reserves	\$ -	\$ -	\$ 204,100	\$ 204,100	\$ 150,000	\$ (54,100)	
19	Capital Outlay	\$ 14,387	\$ 14,387	\$ -	\$ (14,387)	\$ -	\$ -	
20								
21	TOTAL EXPENDITURES	\$ 14,387	\$ 14,387	\$ 204,100	\$ 189,713	\$ 150,000	\$ (54,100)	
22								
23	EXCESS OF REVENUES OVER	\$ 190,025	\$ 190,025	\$ -	\$ 189,713	\$ -	\$ -	
24								

Connerton West Community Development District
Debt Service
Fiscal Year 2022/2023

Chart of Accounts Classification	Series 2018(refunding)	Series 2018	Series 2006A-1	Series 2006A-2 ⁽²⁾	Series 2015A-1	Series 2015A-2	Budget for 2022/2023
REVENUES							
Special Assessments							
Net Special Assessments ⁽¹⁾	\$628,029.40	\$292,753.44	\$0.00	\$272,160.74	\$160,735.68	\$0.00	\$1,353,679.26
TOTAL REVENUES	\$628,029.40	\$292,753.44	\$0.00	\$272,160.74	\$160,735.68	\$0.00	\$1,353,679.26
EXPENDITURES							
Administrative							
Financial & Administrative							
Debt Service Obligation	\$628,029.40	\$292,753.44	\$0.00	\$272,160.74	\$160,735.68	\$0.00	\$1,353,679.26
Administrative Subtotal	\$628,029.40	\$292,753.44	\$0.00	\$272,160.74	\$160,735.68	\$0.00	\$1,353,679.26
TOTAL EXPENDITURES	\$628,029.40	\$292,753.44	\$0.00	\$272,160.74	\$160,735.68	\$0.00	\$1,353,679.26
EXCESS OF REVENUES OVER EXPENDITURES	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00

Collection Costs (2%) and Early Payment Discount (4%) applicable to the county:

6.0%

Gross assessments

\$1,439,105.96

Notes:

Tax Roll Collection Costs (2%) and Early Payment Discounts (4%) for Pasco County is a total 6.0% of Tax Roll. Budgeted net of tax roll assessments. See Assessment Table.

⁽¹⁾ Maximum Annual Debt Service less Prepaid Assessments received

⁽²⁾ Maximum Annual Debt Service subject to change with redemption of additional principal.

CONNERTON WEST COMMUNITY DEVELOPMENT DISTRICT

FISCAL YEAR 2022/2023 O&M & STREET LIGHT ASSESSMENT TABLE

2022/2023 O&M Budget		\$1,899,468.00
Collection Cost @ 2%		\$40,414.21
Discount @ 4%		\$80,828.43
2022/2023 Total		\$2,020,710.64
2021/2022 O&M Budget		\$1,570,233.00
2022/2023 O&M Budget		\$1,899,468.00
Total Difference		\$329,235.00

<u>LOT SIZE</u>	<u>O&M</u>	<u>FY 2021/2022</u>			<u>FY 2022/2023</u>			<u>PROPOSED INCREASE / DECREASE</u>	
<u>Platted Parcels</u>	<u>Units</u>	<u>PER LOT ANNUAL ASSESSMENT</u>			<u>PER LOT ANNUAL ASSESSMENT</u>			<u>\$</u>	<u>%</u>
		<u>O&M</u>	<u>STREET LIGHT</u>	<u>TOTAL</u>	<u>O&M</u>	<u>STREET LIGHT</u>	<u>TOTAL</u>		
Single Family 55	82	\$908.93	\$119.99	\$1,028.92	\$950.76	\$135.77	\$1,086.53	\$57.61	5.60%
Single Family 65	82	\$1,094.09	\$144.43	\$1,238.52	\$1,144.44	\$163.43	\$1,307.87	\$69.35	5.60%
Single Family 75	46	\$1,245.57	\$164.43	\$1,410.00	\$1,302.90	\$186.06	\$1,488.96	\$78.96	5.60%
Single Family 90	54	\$1,514.89	\$199.98	\$1,714.87	\$1,584.61	\$226.29	\$1,810.90	\$96.03	5.60%
Commercial	21.75	\$269.31	\$0.00	\$269.31	\$281.70	\$0.00	\$281.70	\$12.39	4.60%
Single Family 45	55	\$757.44	\$99.99	\$857.43	\$792.30	\$113.14	\$905.44	\$48.01	5.60%
Single Family 55	255	\$908.93	\$119.99	\$1,028.92	\$950.76	\$135.77	\$1,086.53	\$57.61	5.60%
Single Family 65	186	\$1,094.09	\$144.43	\$1,238.52	\$1,144.44	\$163.43	\$1,307.87	\$69.35	5.60%
Single Family 75	68	\$1,245.57	\$164.43	\$1,410.00	\$1,302.90	\$186.06	\$1,488.96	\$78.96	5.60%
Apartments	264	\$336.64	\$0.00	\$336.64	\$352.14	\$0.00	\$352.14	\$15.50	4.60%
Single Family 45	26	\$757.44	\$99.99	\$857.43	\$792.30	\$113.14	\$905.44	\$48.01	5.60%
Single Family 45	156	\$757.44	\$99.99	\$857.43	\$792.30	\$113.14	\$905.44	\$48.01	5.60%
Single Family 55	15	\$908.93	\$119.99	\$1,028.92	\$950.76	\$135.77	\$1,086.53	\$57.61	5.60%
Single Family 65	13	\$1,094.09	\$144.43	\$1,238.52	\$1,144.44	\$163.43	\$1,307.87	\$69.35	5.60%
Single Family 75	36	\$1,245.57	\$164.43	\$1,410.00	\$1,302.90	\$186.06	\$1,488.96	\$78.96	5.60%
Single Family 40	80	\$673.29	\$88.88	\$762.17	\$704.27	\$100.57	\$804.84	\$42.67	5.60%
Single Family 50	66	\$841.60	\$111.10	\$952.70	\$880.34	\$125.72	\$1,006.06	\$53.36	5.60%
Single Family 60	58	\$1,009.92	\$133.32	\$1,143.24	\$1,056.40	\$150.86	\$1,207.26	\$64.02	5.60%
Single Family 70	55	\$1,178.25	\$155.54	\$1,333.79	\$1,232.47	\$176.00	\$1,408.47	\$74.68	5.60%
Single Family 40	107	\$673.29	\$88.88	\$762.17	\$704.27	\$100.57	\$804.84	\$42.67	5.60%
Single Family 50	106	\$841.60	\$111.10	\$952.70	\$880.34	\$125.72	\$1,006.06	\$53.36	5.60%
Single Family 60	61	\$1,009.92	\$133.32	\$1,143.24	\$1,056.40	\$150.86	\$1,207.26	\$64.02	5.60%
Total Platted	1892.75								
Commercial	56.5	\$104.75	\$0.00	\$104.75	\$1,614.98	\$0.00	\$1,614.98	\$1,510.23	1441.75%
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Single Family 55	82		1.350	110.70	110.70	0.00	4.54%	\$11,593.97	\$141.39	4.58%	\$66,368.67	\$809.37	0.00%	\$0.00	\$0.00	82	4.87%	\$11,133.45	\$135.77	\$990.76	\$135.77	\$1,086.53																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																															
Single Family 65	1,625		1.325	133.25	133.25	0.00	5.47%	\$13,905.70	\$170.19	5.52%	\$79,889.21	\$974.25	0.00%	\$0.00	\$0.00	82	5.86%	\$13,451.37	\$163.43	\$1,144.44	\$163.43	\$1,307.87																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																															
Single Family 75	48		1.850	85.10	85.10	0.00	3.49%	\$8,912.81	\$187.16	3.52%	\$51,020.54	\$1,064.88	0.00%	\$0.00	\$0.00	48	3.74%	\$8,558.77	\$186.00	\$1,302.90	\$186.00	\$1,488.96																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																															
Single Family 90	54		2.250	121.50	121.50	0.00	4.98%	\$12,725.09	\$235.65	5.03%	\$72,843.66	\$1,348.96	0.00%	\$0.00	\$0.00	54	5.34%	\$12,219.63	\$226.39	\$1,584.61	\$226.39	\$1,810.90																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																															
Commercial	21.75		0.400	8.70	8.70	0.00	0.36%	\$911.18	\$41.89	0.36%	\$5,215.97	\$239.81	0.00%	\$0.00	\$0.00	0	0.00%	\$0.00	\$0.00	\$281.70	\$0.00	\$281.70																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																															
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Single Family 45	55		1.125	61.88	61.88	0.00	2.54%	\$6,480.37	\$117.82	2.56%	\$37,096.31	\$674.48	0.00%	\$0.00	\$0.00	55	2.72%	\$6,222.96	\$113.14	\$792.30	\$113.14	\$905.44																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																															
Single Family 55	255		1.350	344.25	344.25	0.00	14.12%	\$36,054.41	\$141.39	14.20%	\$206,980.37	\$809.37	0.00%	\$0.00	\$0.00	255	15.14%	\$34,632.30	\$135.77	\$980.76	\$135.77	\$1,086.53																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																															
Single Family 65	186		1.625	302.25	302.25	0.00	12.40%	\$11,655.62	\$170.19	12.52%	\$71,120.85	\$974.25	0.00%	\$0.00	\$0.00	186	13.29%	\$30,398.23	\$163.43	\$1,144.44	\$163.43	\$1,307.87																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																															
Single Family 75	68		1.850	125.80	125.80	0.00	5.16%	\$13,175.44	\$193.76	5.21%	\$75,421.67	\$1,106.14	0.00%	\$0.00	\$0.00	68	5.53%	\$12,652.10	\$186.00	\$1,302.90	\$186.00	\$1,488.96																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																															
Apartments	264		0.500	132.00	132.00	0.00	5.42%	\$13,824.79	\$52.37	5.47%	\$79,138.79	\$269.77	0.00%	\$0.00	\$0.00	0	0.00%	\$0.00	\$0.00	\$382.14	\$0.00	\$382.14																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																															
Townhome	0		0.750	0.00	0.00	0.00	0.00%	\$0.00	\$0.00	0.00%	\$0.00	\$0.00	0.00%	\$0.00	\$0.00	0	0.00%	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																															
Single Family 45	26		1.125	29.25	29.25	0.00	1.20%	\$3,083.45	\$117.82	1.21%	\$17,536.44	\$697.48	0.00%	\$0.00	\$0.00	26	1.29%	\$2,941.76	\$113.14	\$782.30	\$113.14	\$905.44																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																															
Single Family 45	156		1.125	175.50	175.50	0.00	7.20%	\$16,380.68	\$117.82	7.27%	\$105,218.62	\$674.48	0.00%	\$0.00	\$0.00	156	7.72%	\$17,660.98	\$113.14	\$792.30	\$113.14	\$905.44																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																															
Single Family 55	15		1.350	20.25	20.25	0.00	0.83%	\$2,103.85	\$141.39	0.84%	\$12,140.61	\$809.37	0.00%	\$0.00	\$0.00	15	0.89%	\$2,036.61	\$135.77	\$980.76	\$135.77	\$1,086.53																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																															
Single Family 65	13		1.625	21.13	21.13	0.00	0.87%	\$2,212.49	\$170.19	0.87%	\$12,665.20	\$974.25	0.00%	\$0.00	\$0.00	13	0.93%	\$2,124.61	\$163.43	\$1,144.44	\$163.43	\$1,307.87																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																															
Single Family 75	36		1.850	66.60	66.60	0.00	2.73%	\$6,975.23	\$193.76	2.76%	\$38,929.12	\$1,106.14	0.00%	\$0.00	\$0.00	36	2.93%	\$6,698.17	\$186.00	\$1,302.90	\$186.00	\$1,488.96																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																															
Single Family 40	80		1.000	80.00	80.00	0.00	3.28%	\$8,378.66	\$104.73	3.31%	\$47,962.90	\$599.54	0.00%	\$0.00	\$0.00	80	3.52%	\$8,045.85	\$100.57	\$704.27	\$100.57	\$804.84																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																															
Single Family 60	66		1.250	82.50	82.50	0.00	3.38%	\$8,460.65	\$130.92	3.42%	\$49,961.17	\$749.42	0.00%	\$0.00	\$0.00	66	3.63%	\$8,297.28	\$125.72	\$880.34	\$125.72	\$1,006.06																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																															
Single Family 80	58		1.500	87.00	87.00	0.00	3.57%	\$9,111.79	\$157.10	3.60%	\$52,159.66	\$899.30	0.00%	\$0.00	\$0.00	58	3.83%	\$8,749.86	\$150.86	\$1,056.40	\$150.86	\$1,207.26																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																															
Single Family 70	55		1.750	96.25	96.25	0.00	3.96%	\$10,080.57	\$183.28	3.99%	\$57,705.37	\$1,049.19	0.00%	\$0.00	\$0.00	55	4.23%	\$9,680.16	\$176.00	\$1,232.47	\$176.00	\$1,408.47																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																															
Single Family 40	107		1.000	107.00	107.00	0.00	4.39%	\$11,206.45	\$104.73	4.43%	\$64,150.38	\$599.54	0.00%	\$0.00	\$0.00	107	4.70%	\$10,761.32	\$100.57	\$704.27	\$100.57	\$804.84																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																															
Single Family 50	106		1.250	132.50	132.50	0.00	5.44%	\$13,877.15	\$130.92	5.49%	\$79,438.56	\$749.42	0.00%	\$0.00	\$0.00	106	5.83%	\$13,325.94	\$125.72	\$880.34	\$125.72	\$1,006.06																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																															
Single Family 60	61		1.500	91.50	91.50	0.00	3.75%	\$9,583.09	\$157.10	3.79%	\$54,657.57	\$899.30	0.00%	\$0.00	\$0.00	61	4.02%	\$9,202.44	\$150.86	\$1,056.40	\$150.86	\$1,207.26																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																															
Total Platted					1892.75					2414.90					2414.90					0.00%					\$228,723.40																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																												
Commercial					56.5					0.400					22.60					0.00					22.60					0.00%					\$0.00																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																		
Total Unplatted					56.5					22.60					0.00					22.60					0.00%					\$0.00																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																							
Total Community					1949.25					2437.50					2414.90					22.60					100.00%					(\$15,317.23)																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																							

CONNERTON WEST COMMUNITY DEVELOPMENT DISTRICT

FISCAL YEAR 2022/2023 DEBT SERVICE ASSESSMENT SCHEDULE

<u>LOT SIZE</u>	<u>O&M</u>	<u>Series 2018(refunding)</u>	<u>Series 2018(refunding)</u>	<u>Series 2018</u>	<u>Series 2006A-1</u>	<u>Series 2006A-2</u>	<u>Series 2015A-1</u>
		<u>Debt</u>	<u>Debt</u>	<u>Debt</u>	<u>Debt</u>	<u>Debt</u>	<u>Debt</u>
		<u>Service ⁽¹⁾</u>	<u>Service ⁽¹⁾</u>	<u>Service ⁽¹⁾</u>	<u>Service ⁽¹⁾</u>	<u>Service ⁽¹⁾</u>	<u>Service ⁽¹⁾</u>
Single Family 55	82	82					
Single Family 65	82	79					
Single Family 75	46	46					
Single Family 90	54	53					
Commercial	21.75	21.75					
Townhome	0.0	0					
Single Family 45	55		54				
Single Family 55	255		237				
Single Family 65	186		186				
Single Family 75	68		68				
Apartments	264				0		
Single Family 45	26				0		
Single Family 45	156						156
Single Family 55	15						15
Single Family 65	13						13
Single Family 75	36						36
Townhome	0				0		
Single Family 40	80			80			
Single Family 50	66			66			
Single Family 60	58			58			
Single Family 70	55			55			
Single Family 40	107					107	
Single Family 50	106					106	
Single Family 60	61					61	
Total Platted	1892.8	281.75	545	259	0	274	220
Commercial	56.5					56.5	
Total Unplatted	56.5	0	0	0	0	56.5	0
Total Community	1949.25	281.75	545	259	0	330.5	220

LESS: Pasco County Collection Costs (2%) and Early Payment Discount Costs (4%)

Net Revenue to be Collected

<u>PER LOT ANNUAL ASSESSMENT</u>							
<u>Series</u>	<u>Series</u>	<u>Series</u>	<u>Series</u>	<u>Series</u>	<u>Series</u>	<u>Series</u>	
<u>2018(refunding)</u>	<u>2018</u>	<u>2006A-1</u>	<u>2006A-2</u>	<u>2015 A-1</u>	<u>2015 A-2</u>	<u>2018-1</u>	<u>TOTAL</u>
\$650.09	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$650.09
\$782.52	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$782.52
\$890.86	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$890.86
\$1,083.48	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,083.48
\$722.33	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$722.33
\$361.16	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$361.16
\$0.00	\$609.70	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$609.70
\$0.00	\$731.64	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$731.64
\$0.00	\$880.68	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$880.68
\$0.00	\$1,002.62	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,002.62
\$0.00	\$0.00	\$296.00	\$0.00	\$0.00	\$0.00	\$0.00	\$296.00
\$0.00	\$0.00	\$675.00	\$0.00	\$0.00	\$0.00	\$0.00	\$675.00
\$0.00	\$0.00	\$0.00	\$0.00	\$675.00	\$772.85	\$0.00	\$1,447.85
\$0.00	\$0.00	\$0.00	\$0.00	\$825.00	\$912.42	\$0.00	\$1,737.42
\$0.00	\$0.00	\$0.00	\$0.00	\$975.00	\$1,116.34	\$0.00	\$2,091.34
\$0.00	\$0.00	\$0.00	\$0.00	\$1,125.00	\$1,255.91	\$0.00	\$2,380.91
\$0.00	\$0.00	\$449.83	\$0.00	\$0.00	\$0.00	\$0.00	\$449.83
\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$900.00	\$900.00
\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,125.00	\$1,125.00
\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,350.00	\$1,350.00
\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,575.00	\$1,575.00
\$0.00	\$0.00	\$824.69	\$818.00	\$0.00	\$0.00	\$0.00	\$1,642.69
\$0.00	\$0.00	\$974.63	\$1,023.00	\$0.00	\$0.00	\$0.00	\$1,997.63
\$0.00	\$0.00	\$1,124.57	\$1,227.00	\$0.00	\$0.00	\$0.00	\$2,351.57
\$0.00	\$0.00	\$0.00	\$327.00	\$0.00	\$0.00	\$0.00	\$327.00

(1) Reflects the number of total lots with Series 2006A-1, 2006A-2, 2015 and 2018 debt outstanding.

GENERAL FUND BUDGET ACCOUNT CATEGORY DESCRIPTION

The General Fund Budget Account Category Descriptions are subject to change at any time depending on its application to the District. Please note, not all General Fund Budget Account Category Descriptions are applicable to the District indicated above. Uses of the descriptions contained herein are intended for general reference.

REVENUES:

Interest Earnings: The District may earn interest on its monies in the various operating accounts.

Tax Roll: The District levies Non-Ad Valorem Special Assessments on all of the assessable property within the District to pay for operating expenditures incurred during the Fiscal Year. The assessments may be collected in two ways. The first is by placing them on the County's Tax Roll, to be collected with the County's Annual Property Tax Billing. This method is only available to land properly platted within the time limits prescribed by the County.

Off Roll: For lands not on the tax roll and that is by way of a direct bill from the District to the appropriate property owner.

Developer Contributions: The District may enter into a funding agreement and receive certain prescribed dollars from the Developer to off-set expenditures of the District.

Event Rental: The District may receive monies for event rentals for such things as weddings, birthday parties, etc.

Miscellaneous Revenues: The District may receive monies for the sale or provision of electronic access cards, entry decals etc.

Facilities Rentals: The District may receive monies for the rental of certain facilities by outside sources, for such items as office space, snack bar/restaurants etc.

EXPENDITURES – ADMINISTRATIVE:

Supervisor Fees: The District may compensate its supervisors within the appropriate statutory limits of \$200.00 maximum per meeting within an annual cap of \$4,800.00 per supervisor.



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Administrative Services: The District will incur expenditures for the day to today operation of District matters. These services include support for the District Management function, recording and preparation of meeting minutes, records retention and maintenance in accordance with Chapter 119, Florida Statutes, and the District's adopted Rules of Procedure, preparation and delivery of agenda, overnight deliveries, facsimiles and phone calls.

District Management: The District as required by statute, will contract with a firm to provide for management and administration of the District's day to day needs. These services include the conducting of board meetings, workshops, overall administration of District functions, all required state and local filings, preparation of annual budget, purchasing, risk management, preparing various resolutions and all other secretarial duties requested by the District throughout the year is also reflected in this amount.

District Engineer: The District's engineer provides general engineering services to the District. Among these services are attendance at and preparation for monthly board meetings, review of construction invoices and all other engineering services requested by the district throughout the year.

Disclosure Report: The District is required to file quarterly and annual disclosure reports, as required in the District's Trust Indenture, with the specified repositories. This is contracted out to a third party in compliance with the Trust Indenture.

Trustee's Fees: The District will incur annual trustee's fees upon the issuance of bonds for the oversight of the various accounts relating to the bond issues.

Assessment Roll: The District will contract with a firm to prepare, maintain and certify the assessment roll(s) and annually levy a non-ad valorem assessment for operating and debt service expenses.

Financial & Revenue Collections: Services of the Collection Agent include all functions necessary for the timely billing and collection and reporting of District assessments in order to ensure adequate funds to meet the District's debt service and operations and maintenance obligations. The Collection Agent also maintains and updates the District's lien book(s) annually and provides for the release of liens on property after the full collection of bond debt levied on particular properties.

Accounting Services: Services include the preparation and delivery of the District's financial statements in accordance with Governmental Accounting Standards, accounts payable and accounts receivable functions, asset tracking, investment tracking, capital program administration and requisition processing, filing of annual reports required by the State of Florida and monitoring of trust account activity.

Auditing Services: The District is required annually to conduct an audit of its financial records by an Independent Certified Public Accounting firm, once it reaches certain revenue and expenditure levels, or has issued bonds and incurred debt.

Arbitrage Rebate Calculation: The District is required to calculate the interest earned from bond proceeds each year pursuant to the Internal Revenue Code of 1986. The Rebate Analyst is required to verify that the District has not received earnings higher than the yield of the bonds.

Travel: Each Board Supervisor and the District Staff are entitled to reimbursement for travel expenses per Florida Statutes 190.006(8).

Public Officials Liability Insurance: The District will incur expenditures for public officials' liability insurance for the Board and Staff.



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Legal Advertising: The District will incur expenditures related to legal advertising. The items for which the District will advertise include, but are not limited to meeting schedules, special meeting notices, and public hearings, bidding etc. for the District based on statutory guidelines

Bank Fees: The District will incur bank service charges during the year.

Dues, Licenses & Fees: The District is required to pay an annual fee to the Department of Economic Opportunity, along with other items which may require licenses or permits, etc.

Miscellaneous Fees: The District could incur miscellaneous throughout the year, which may not fit into any standard categories.

Website Hosting, Maintenance and Email: The District may incur fees as they relate to the development and ongoing maintenance of its own website along with possible email services if requested.

District Counsel: The District's legal counsel provides general legal services to the District. Among these services are attendance at and preparation for monthly board meetings, review of operating and maintenance contracts and all other legal services requested by the district throughout the year.

EXPENDITURES - FIELD OPERATIONS:

Deputy Services: The District may wish to contract with the local police agency to provide security for the District.

Security Services and Patrols: The District may wish to contract with a private company to provide security for the District.

Electric Utility Services: The District will incur electric utility expenditures for general purposes such as irrigation timers, lift station pumps, fountains, etc.

Street Lights: The District may have expenditures relating to street lights throughout the community. These may be restricted to main arterial roads or in some cases to all streetlights within the District's boundaries.

Utility - Recreation Facility: The District may budget separately for its recreation and or amenity electric separately.

Gas Utility Services: The District may incur gas utility expenditures related to district operations at its facilities such as pool heat etc.

Garbage - Recreation Facility: The District will incur expenditures related to the removal of garbage and solid waste.

Solid Waste Assessment Fee: The District may have an assessment levied by another local government for solid waste, etc.

Water-Sewer Utility Services: The District will incur water/sewer utility expenditures related to district operations.

Utility - Reclaimed: The District may incur expenses related to the use of reclaimed water for irrigation.

Aquatic Maintenance: Expenses related to the care and maintenance of the lakes and ponds for the control of nuisance plant and algae species.

Fountain Service Repairs & Maintenance: The District may incur expenses related to maintaining the fountains within throughout the Parks & Recreational areas

Lake/Pond Bank Maintenance: The District may incur expenditures to maintain lake banks, etc. for the ponds and lakes within the District's boundaries, along with planting of beneficial aquatic plants, stocking of fish, mowing and landscaping of the banks as the District determines necessary.

Wetland Monitoring & Maintenance: The District may be required to provide for certain types of monitoring and maintenance activities for various wetlands and waterways by other governmental entities.

Mitigation Area Monitoring & Maintenance: The District may be required to provide for certain types of monitoring and maintenance activities for various mitigation areas by other governmental entities.

Aquatic Plant Replacement: The expenses related to replacing beneficial aquatic plants, which may or may not have been required by other governmental entities.

General Liability Insurance: The District will incur fees to insure items owned by the District for its general liability needs

Property Insurance: The District will incur fees to insure items owned by the District for its property needs

Entry and Walls Maintenance: The District will incur expenditures to maintain the entry monuments and the fencing.

Landscape Maintenance: The District will incur expenditures to maintain the rights-of-way, median strips, recreational facilities including pond banks, entryways, and similar planting areas within the District. These services include but are not limited to monthly landscape maintenance, fertilizer, pesticides, annuals, mulch, and irrigation repairs.

Irrigation Maintenance: The District will incur expenditures related to the maintenance of the irrigation systems.

Irrigation Repairs: The District will incur expenditures related to repairs of the irrigation systems.

Landscape Replacement: Expenditures related to replacement of turf, trees, shrubs etc.

Field Services: The District may contract for field management services to provide landscape maintenance oversight.

Miscellaneous Fees: The District may incur miscellaneous expenses that do not readily fit into defined categories in field operations.

Gate Phone: The District will incur telephone expenses if the District has gates that are to be opened and closed.

Street/Parking Lot Sweeping: The District may incur expenses related to street sweeping for roadways it owns or are owned by another governmental entity, for which it elects to maintain.

Gate Facility Maintenance: Expenses related to the ongoing repairs and maintenance of gates owned by the District if any.

Sidewalk Repair & Maintenance: Expenses related to sidewalks located in the right of way of streets the District may own if any.

Roadway Repair & Maintenance: Expenses related to the repair and maintenance of roadways owned by the District if any.

Employees - Salaries: The District may incur expenses for employees/staff members needed for the recreational facilities such as Clubhouse Staff.

Employees - P/R Taxes: This is the employer's portion of employment taxes such as FICA etc.

Employee - Workers' Comp: Fees related to obtaining workers compensation insurance.

Management Contract: The District may contract with a firm to provide for the oversight of its recreation facilities.

Maintenance & Repair: The District may incur expenses to maintain its recreation facilities.

Facility Supplies: The District may have facilities that required various supplies to operate.

Gate Maintenance & Repairs: Any ongoing gate repairs and maintenance would be included in this line item.

Telephone, Fax, Internet: The District may incur telephone, fax and internet expenses related to the recreational facilities.

Office Supplies: The District may have an office in its facilities which require various office related supplies.

Clubhouse - Facility Janitorial Service: Expenses related to the cleaning of the facility and related supplies.

Pool Service Contract: Expenses related to the maintenance of swimming pools and other water features.

Pool Repairs: Expenses related to the repair of swimming pools and other water features.

Security System Monitoring & Maintenance: The District may wish to install a security system for the clubhouse

Clubhouse Miscellaneous Expense: Expenses which may not fit into a defined category in this section of the budget

Athletic/Park Court/Field Repairs: Expense related to any facilities such as tennis, basketball etc.

Trail/Bike Path Maintenance: Expenses related to various types of trail or pathway systems the District may own, from hard surface to natural surfaces.

Special Events: Expenses related to functions such as holiday events for the public enjoyment



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Miscellaneous Fees: Monies collected and allocated for fees that the District could incur throughout the year, which may not fit into any standard categories.

Miscellaneous Contingency: Monies collected and allocated for expenses that the District could incur throughout the year, which may not fit into any standard categories.

Capital Outlay: Monies collected and allocated for various projects as they relate to public improvements.



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RESERVE FUND BUDGET ACCOUNT CATEGORY DESCRIPTION

The Reserve Fund Budget Account Category Descriptions are subject to change at any time depending on its application to the District. Please note, not all Reserve Fund Budget Account Category Descriptions are applicable to the District indicated above. Uses of the descriptions contained herein are intended for general reference.

REVENUES:

Tax Roll: The District levies Non-Ad Valorem Special Assessments on all of the assessable property within the District to pay for operating expenditures incurred during the Fiscal Year. The assessments may be collected in two ways. The first is by placing them on the County's Tax Roll, to be collected with the County's Annual Property Tax Billing. This method is only available to land properly platted within the time limits prescribed by the County.

Off Roll: For lands not on the tax roll and that is by way of a direct bill from the District to the appropriate property owner.

Developer Contributions: The District may enter into a funding agreement and receive certain prescribed dollars from the Developer to off-set expenditures of the District.

Miscellaneous Revenues: The District may receive monies for the sale or provision of electronic access cards, entry decals etc.

EXPENDITURES:

Capital Reserve: Monies collected and allocated for the future repair and replacement of various capital improvements such as club facilities, swimming pools, athletic courts, roads, etc.

Capital Outlay: Monies collected and allocated for various projects as they relate to public improvements.



Rizzetta & Company

DEBT SERVICE FUND BUDGET ACCOUNT CATEGORY DESCRIPTION

The Debt Service Fund Budget Account Category Descriptions are subject to change at any time depending on its application to the District. Please note, not all Debt Service Fund Budget Account Category Descriptions are applicable to the District indicated above. Uses of the descriptions contained herein are intended for general reference.

REVENUES:

Special Assessments: The District may levy special assessments to repay the debt incurred by the sale of bonds to raise working capital for certain public improvements. The assessments may be collected in the same fashion as described in the Operations and Maintenance Assessments.

EXPENDITURES – ADMINISTRATIVE:

Bank Fees: The District may incur bank service charges during the year.

Debt Service Obligation: This would be a combination of the principal and interest payment to satisfy the annual repayment of the bond issue debt.



Rizzetta & Company

Tab 11

RESOLUTION 2022-07

THE ANNUAL APPROPRIATION RESOLUTION OF THE CONNERTON WEST COMMUNITY DEVELOPMENT DISTRICT ("DISTRICT") RELATING TO THE ANNUAL APPROPRIATIONS AND ADOPTING THE BUDGET FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2022, AND ENDING SEPTEMBER 30, 2023; AUTHORIZING BUDGET AMENDMENTS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the District Manager has, prior to the fifteenth (15th) day in June, 2022, submitted to the Board of Supervisors ("**Board**") of the Connerton West Community Development District ("**District**") proposed budget ("**Proposed Budget**") for the fiscal year beginning October 1, 2022 and ending September 30, 2023 ("**Fiscal Year 2022/2023**") 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 CONNERTON WEST 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 Connerton West Community Development District for the Fiscal Year Ending September 30, 2023."
- 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 2022/2023, the sum of \$_____ 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	\$_____
SERIES 2018 (REFUNDING) DEBT SERVICE FUND	\$_____
SERIES 2018 DEBT SERVICE FUND	\$_____
SERIES 2006A-1 DEBT SERVICE FUND	\$_____
SERIES 2006A-2 DEBT SERVICE FUND	\$_____
SERIES 2015A-1 DEBT SERVICE FUND	\$_____
SERIES 2015A-2 DEBT SERVICE FUND	\$_____
SERIES 2018-1 DEBT SERVICE FUND	\$_____
TOTAL ALL FUNDS	\$_____

SECTION 3. BUDGET AMENDMENTS

Pursuant to Section 189.016, *Florida Statutes*, the District at any time within Fiscal Year 2022/2023 or within 60 days following the end of the Fiscal Year 2022/2023 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 1ST DAY OF AUGUST, 2022.

ATTEST:

**CONNERTON WEST COMMUNITY
DEVELOPMENT DISTRICT**

Secretary/Assistant Secretary

By: _____

Its: _____

Tab 12

RESOLUTION 2022-08

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE CONNERTON WEST COMMUNITY DEVELOPMENT DISTRICT MAKING A DETERMINATION OF BENEFIT AND IMPOSING SPECIAL ASSESSMENTS FOR FISCAL YEAR 2022/2023; PROVIDING FOR THE COLLECTION AND ENFORCEMENT OF SPECIAL ASSESSMENTS, INCLUDING BUT NOT LIMITED TO PENALTIES AND INTEREST THEREON; CERTIFYING AN ASSESSMENT ROLL; PROVIDING FOR AMENDMENTS TO THE ASSESSMENT ROLL; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Connerton West 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 Pasco 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, 2022 and ending September 30, 2023 ("**Fiscal Year 2022/2023**"), attached hereto as **Exhibit "A,"** 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 2022/2023; 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 (“**Assessment Roll**”) attached to this Resolution as **Exhibit “B,”** and to certify the portion of the Assessment Roll related to certain developed property (“**Tax Roll Property**”) to the County Tax Collector pursuant to the Uniform Method and to directly collect the portion of the Assessment Roll relating to the remaining property (“**Direct Collect Property**”), all as set forth in **Exhibit “B;”** and

WHEREAS, it is in the best interests of the District to permit the District Manager to amend the Assessment Roll adopted herein, including that portion 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
CONNERTON WEST COMMUNITY DEVELOPMENT DISTRICT:**

SECTION 1. BENEFIT & ALLOCATION FINDINGS. 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 is shown in **Exhibits “A” and “B,”** and is hereby found to be fair and reasonable.

SECTION 2. ASSESSMENT IMPOSITION. Pursuant to Chapters 170, 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 AND ENFORCEMENT; PENALTIES; INTEREST.

A. **Tax Roll Assessments.** The operations and maintenance special assessments and previously levied debt service special assessments imposed on the Tax Roll Property shall be collected at the same time and in the same manner as County taxes in accordance with the Uniform Method, as set forth in **Exhibits “A” and “B.”**

- B. **Direct Bill Assessments.** The operations and maintenance special assessments and previously levied debt service special assessments imposed on the Direct Collect Property shall be collected directly by the District in accordance with Florida law, as set forth in **Exhibits “A” and “B.”** Assessments directly collected by the District are due in full on December 1, 2022; provided, however, that, to the extent permitted by law, the assessments due may be paid in several partial, deferred payments and according to the following schedule: 50% due no later than December 1, 2022, 25% due no later than February 1, 2023 and 25% due no later than May 1, 2023. In the event that an assessment payment is not made in accordance with the schedule stated above, the whole assessment – including any remaining partial, deferred payments for Fiscal Year 2022/2023, shall immediately become due and payable; shall accrue interest, penalties in the amount of one percent (1%) per month, and all costs of collection and enforcement; and shall either be enforced pursuant to a foreclosure action, or, at the District’s sole discretion, collected pursuant to the Uniform Method on a future tax bill, which amount may include penalties, interest, and costs of collection and enforcement. Any prejudgment interest on delinquent assessments shall accrue at the rate of any bonds secured by the assessments, or at the statutory prejudgment interest rate, as applicable. In the event an assessment subject to direct collection by the District shall be delinquent, the District Manager and District Counsel, without further authorization by the Board, may initiate foreclosure proceedings pursuant to Chapter 170, *Florida Statutes*, or other applicable law to collect and enforce the whole assessment, as set forth herein.
- C. **Future Collection Methods.** 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 for collection. That portion of the Assessment Roll which includes the Tax Roll Property 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 1st day of August, 2022.

ATTEST:

**CONNERTON WEST COMMUNITY
DEVELOPMENT DISTRICT**

Secretary / Assistant Secretary

By: _____

Its: _____

Exhibit A: Budget

Exhibit B: Assessment Roll (Uniform Method)

Assessment Roll (Direct Collect)

Tab 13

RESOLUTION 2022-09

A RESOLUTION OF THE BOARD OF SUPERVISORS OF CONNERTON WEST COMMUNITY DEVELOPMENT DISTRICT DESIGNATING DATES, TIME AND LOCATION FOR REGULAR MEETINGS OF THE BOARD OF SUPERVISORS OF THE DISTRICT, AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, Connerton West Community Development District (hereinafter the "District") is a local unit of special-purpose government created and existing pursuant to Chapter 190, Florida Statutes, being situated entirely within Pasco County, Florida; and

WHEREAS, the District's Board of Supervisors (hereinafter the "Board") is statutorily authorized to exercise the powers granted to the District; and

WHEREAS, all meetings of the Board shall be open to the public and governed by the provisions of Chapter 286, Florida Statutes; and

WHEREAS, the Board is statutorily required to file annually, with the local governing authority and the Florida Department of Economic Opportunity, a schedule of its regular meetings.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF CONNERTON WEST COMMUNITY DEVELOPMENT DISTRICT:

Section 1. Regular meetings of the Board of Supervisors of the District shall be held as provided on the schedule attached as Exhibit "A".

Section 2. In accordance with Section 189.015(1), Florida Statutes, the District's Secretary is hereby directed to file annually, with Pasco County, a schedule of the District's regular meetings.

Section 3. This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED THIS 1st DAY OF AUGUST, 2022.

**CONNERTON WEST COMMUNITY
DEVELOPMENT DISTRICT**

ATTEST:

CHAIRMAN / VICE-CHAIRMAN

SECRETARY / ASST. SECRETARY

EXHIBIT A

BOARD OF SUPERVISORS MEETING DATES CONNERTON WEST COMMUNITY DEVELOPMENT DISTRICT FISCAL YEAR 2022/2023

October 3, 2022

November 7, 2022 *

December 5, 2022

January 9, 2023

(2nd Monday due to New Year's Day Holiday)

February 6, 2023 *

March 6, 2023

April 3, 2023

May 1, 2023

June 5, 2023 *

July 10, 2023

(2nd Monday due to July 4th Holiday)

August 7, 2023 *

September 11, 2023

(2nd Monday due to Labor Day Holiday)

All meetings will convene at 4:00 p.m., except for the months of November, February, June and August which will convene at 6:00 p.m. at the location is Club Connerton, 21100 Fountain Garden Way, Land O' Lakes, FL 34638.

Tab 14



K & J Pressure Cleaning LLC

2811 Max Smith Rd
Lutz, FL 33559

ESTIMATE	#4068
SCHEDULED DATE	Mon Jul 11, 2022 5:00pm
TOTAL	

Connerton West CDD Phase 1
21100 Fountain Garden Rd
Land O' Lakes, FL 34637

CONTACT US

(813) 407-9077
kory@kandjproservices.com

(813) 422-4001
MHuber@rizzetta.com

ESTIMATE

Connerton Blvd

Services	amount
Commercial - Curbing Connerton Blvd (red) Street Gutters and Curb Cleaning	\$9,333.66
Total	
\$9,333.66	

Pleasant Plains

Services	amount
Commercial - Curbing (Red) Street Gutters and Curb Cleaning	\$9,758.44
Total	
\$9,758.44	

Blue Mist

Services	amount
Commercial - Curbing (red) Street Gutters and Curb Cleaning	\$937.86
Total	
\$937.86	

Arbors

Services	amount
Commercial - Curbing Street Gutters and Curb Cleaning	\$1,891.26
Total	
\$1,891.26	

Portola Gardens

Services	amount
Commercial - Curbing	\$1,353.03

		Total	\$1,353.03
Verona			
Services		amount	
Commercial - Curbing		\$2,401.56	
Street Gutters and Curb Cleaning			

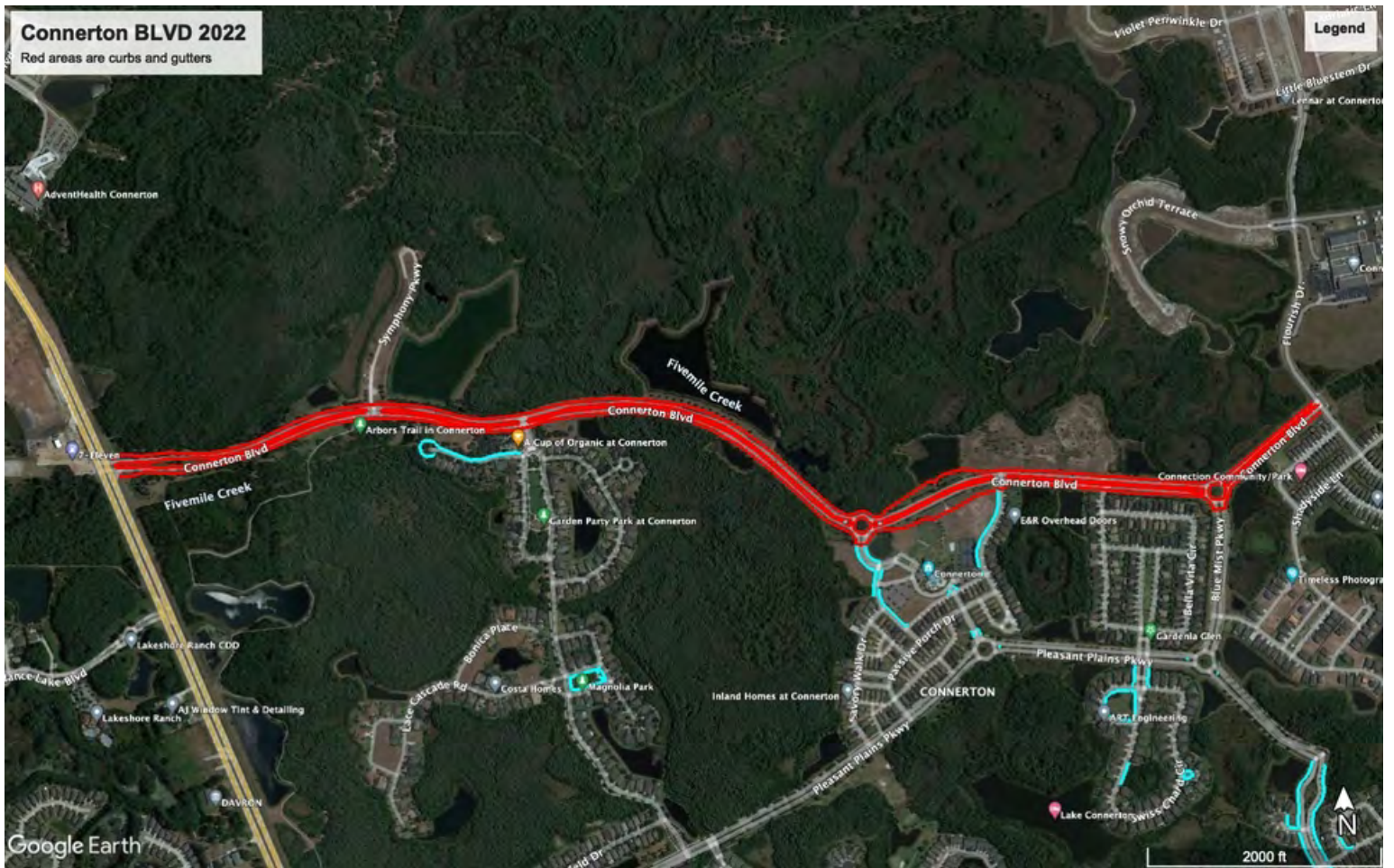
		Total	\$2,401.56
Vista			
Services		amount	
Commercial - Curbing		\$920.00	
Street Gutters and Curb Cleaning			

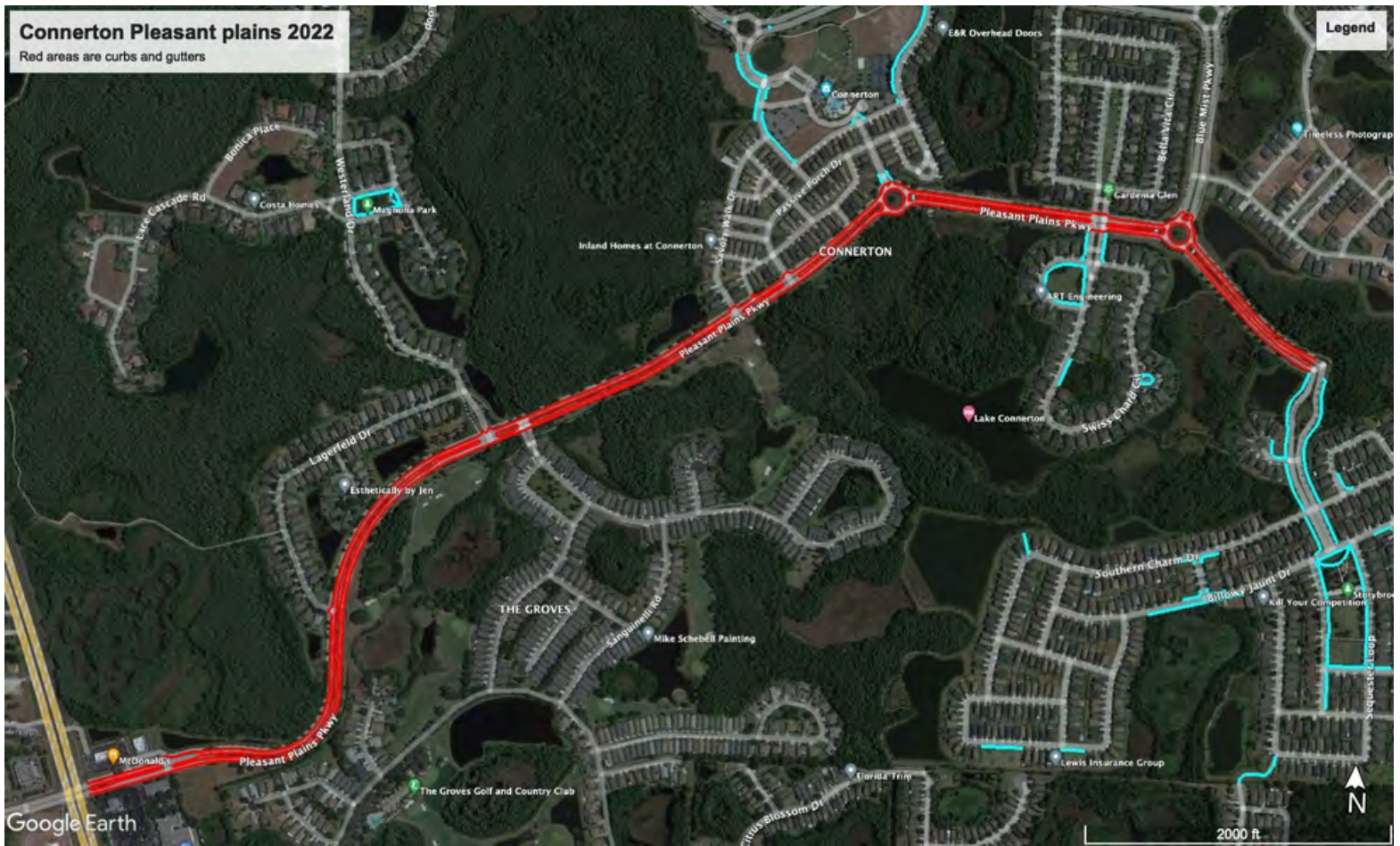
		Total	\$920.00
Jasmine Abbey			
Services		amount	
Commercial - Curbing		\$512.00	
Street Gutters and Curb Cleaning			

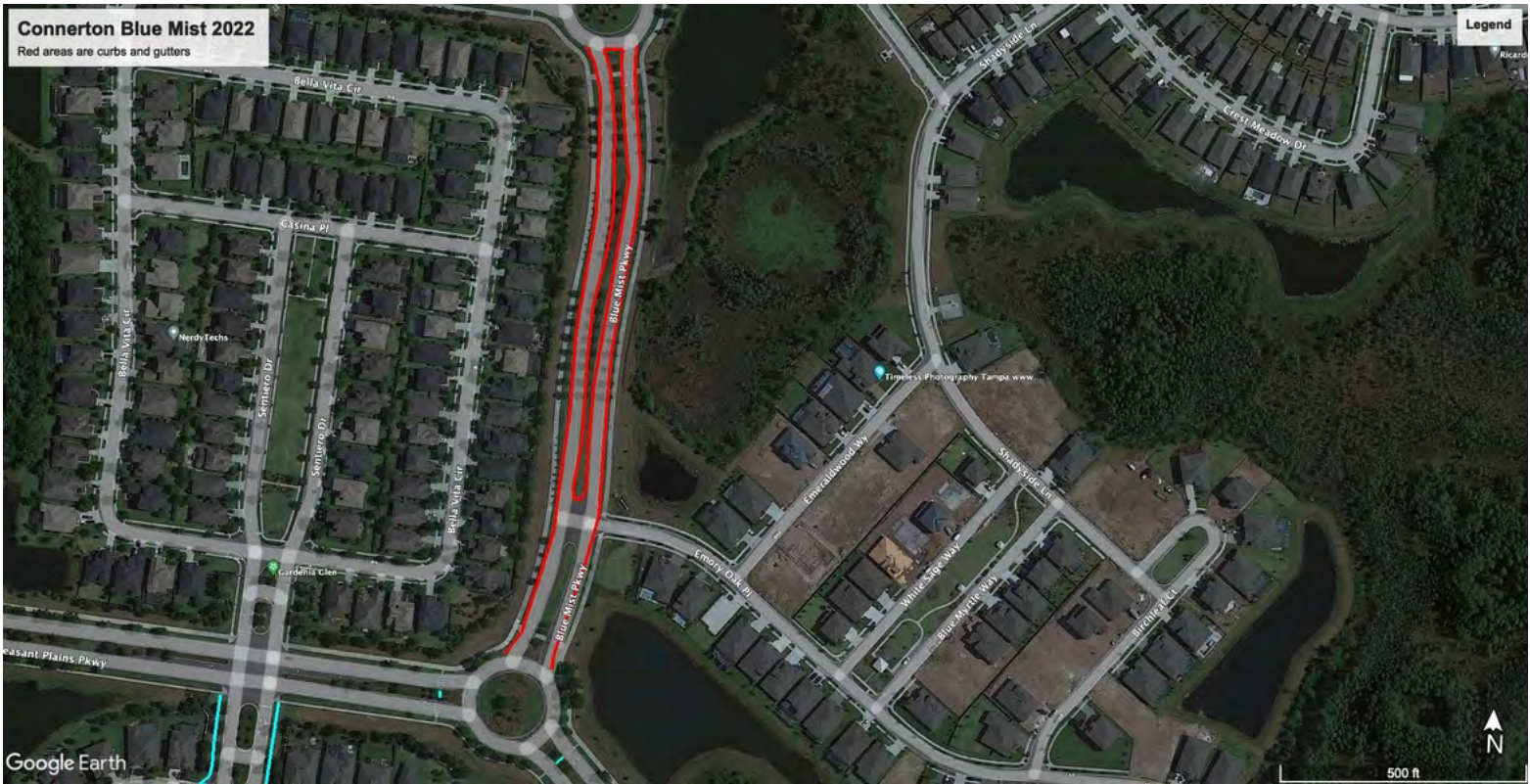
		Total	\$512.00
All 8			
Services		amount	
Commercial - Curbing		\$27,107.21	
Street Gutters and Curb Cleaning			

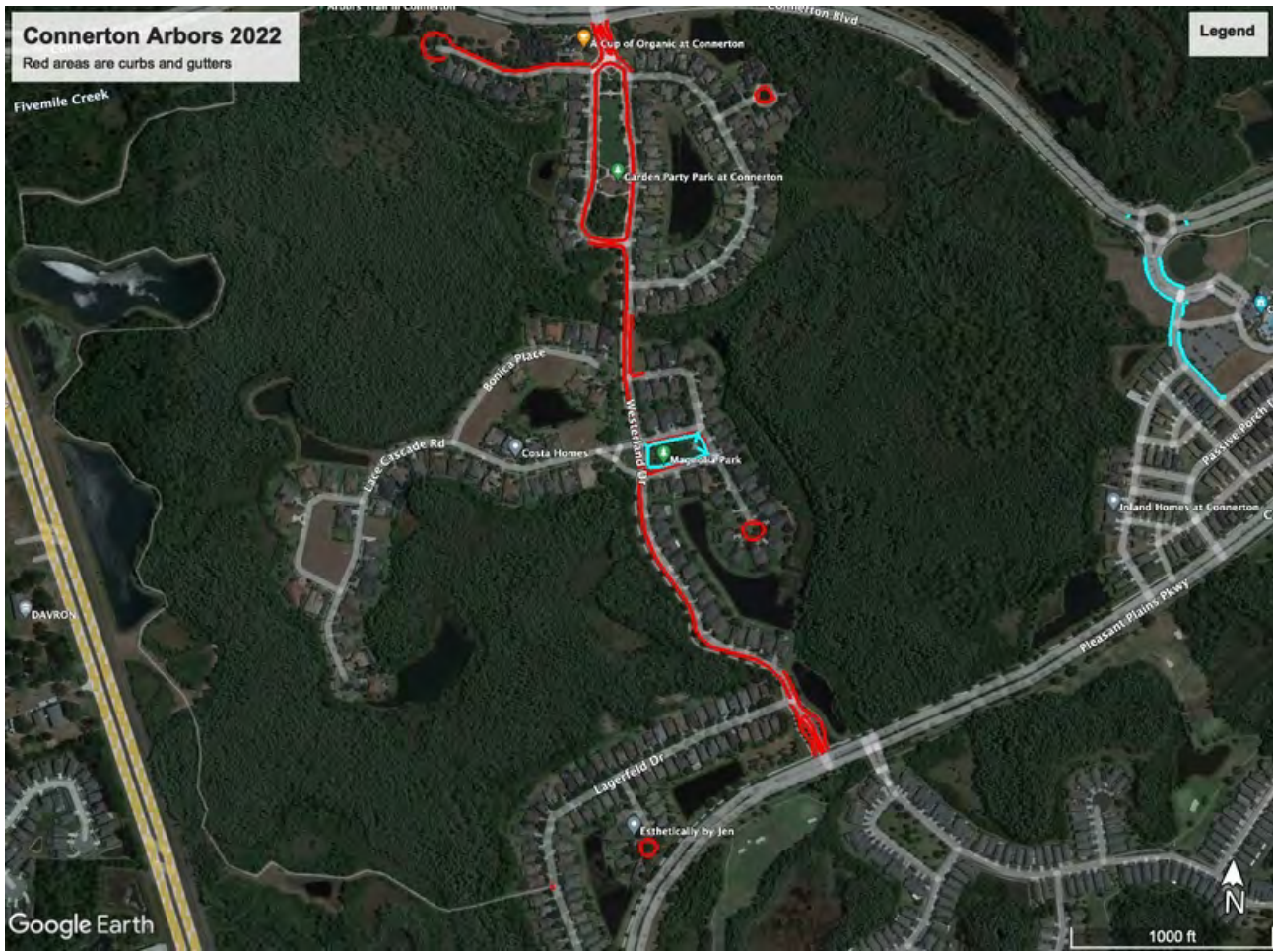
		Total	\$27,107.21
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Thank You for your business!









Connerton Portola Gardens 2022

Red areas are curbs and gutters

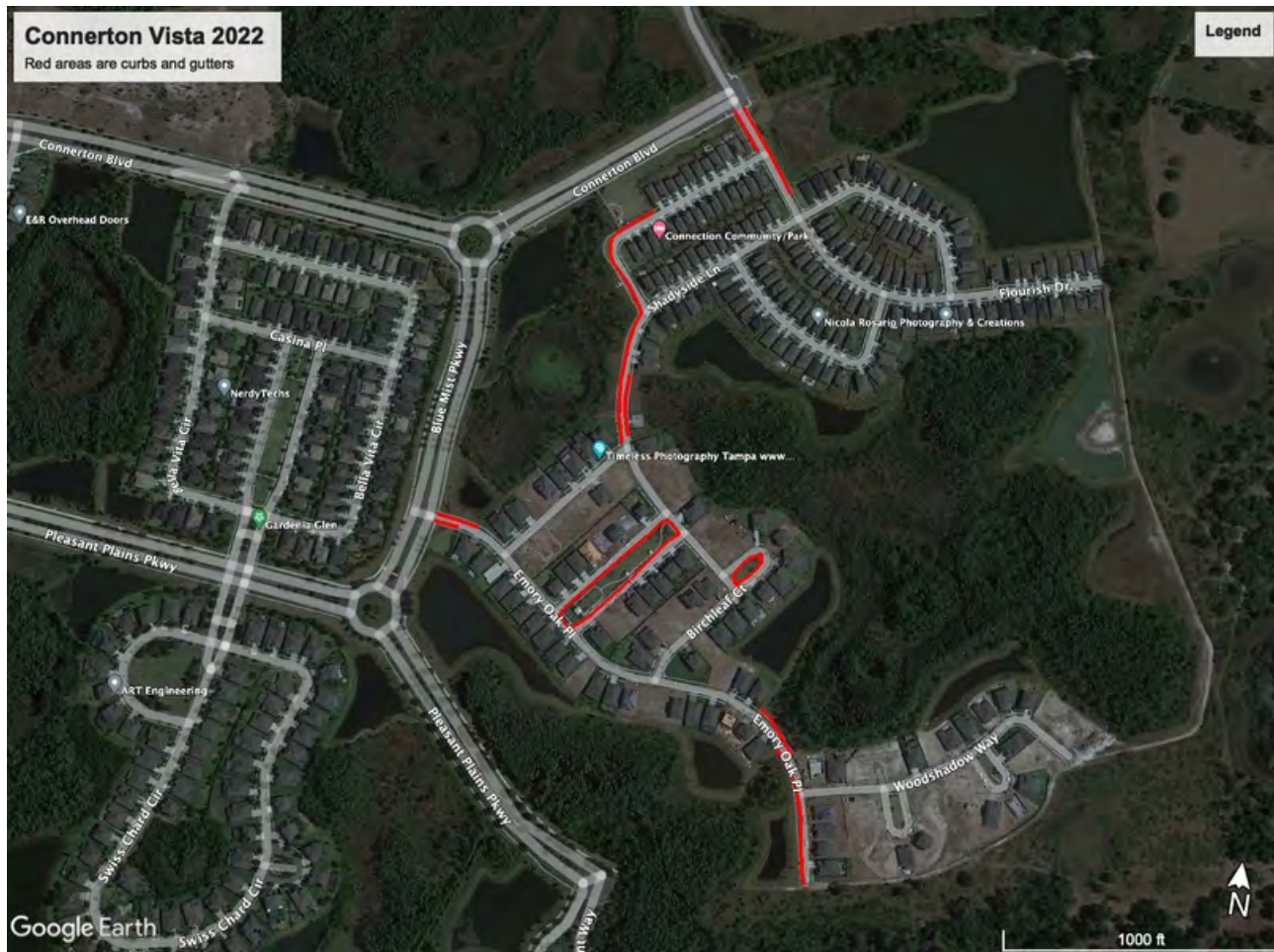




Connerton Vista 2022

Red areas are curbs and gutters

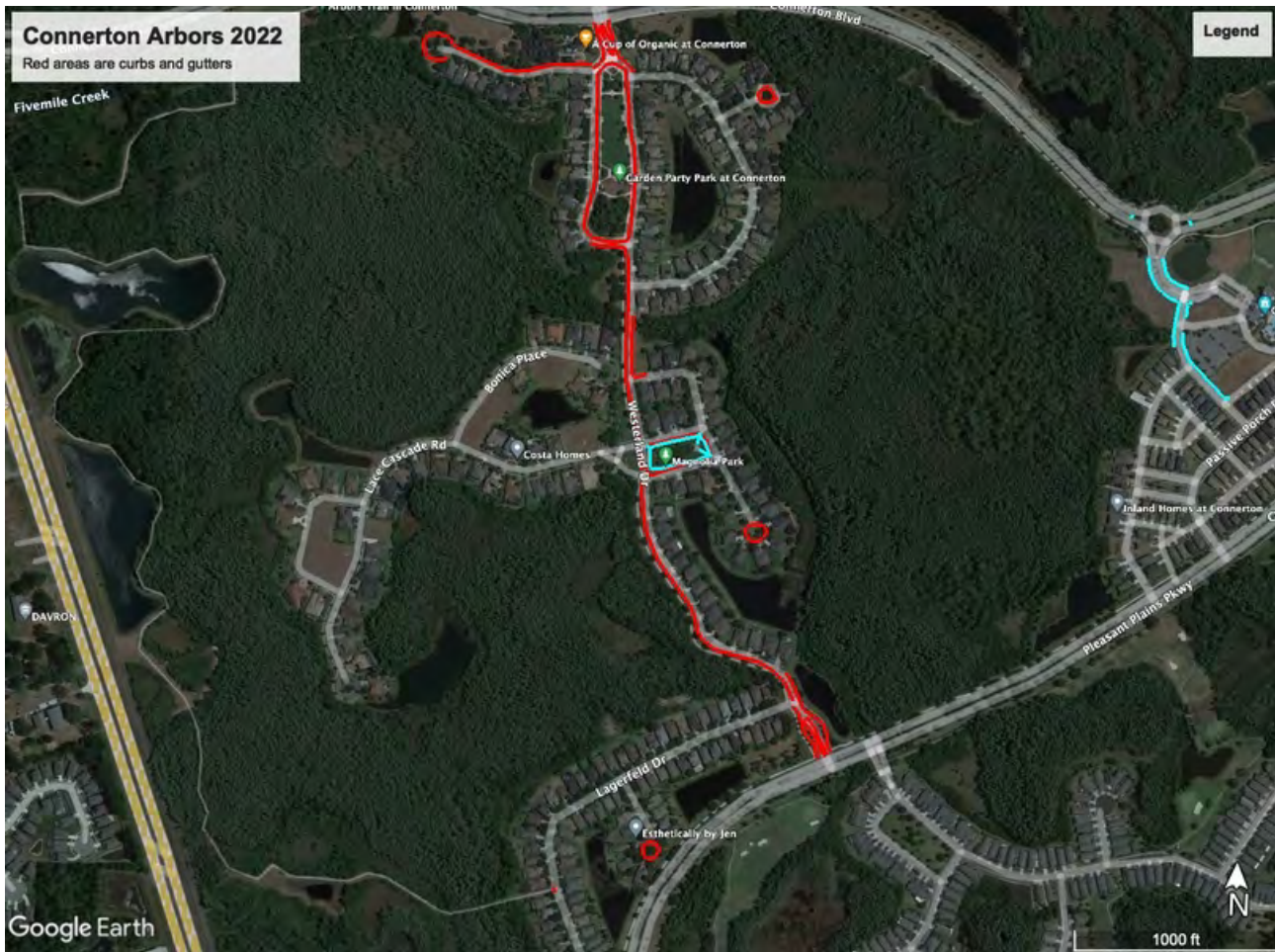
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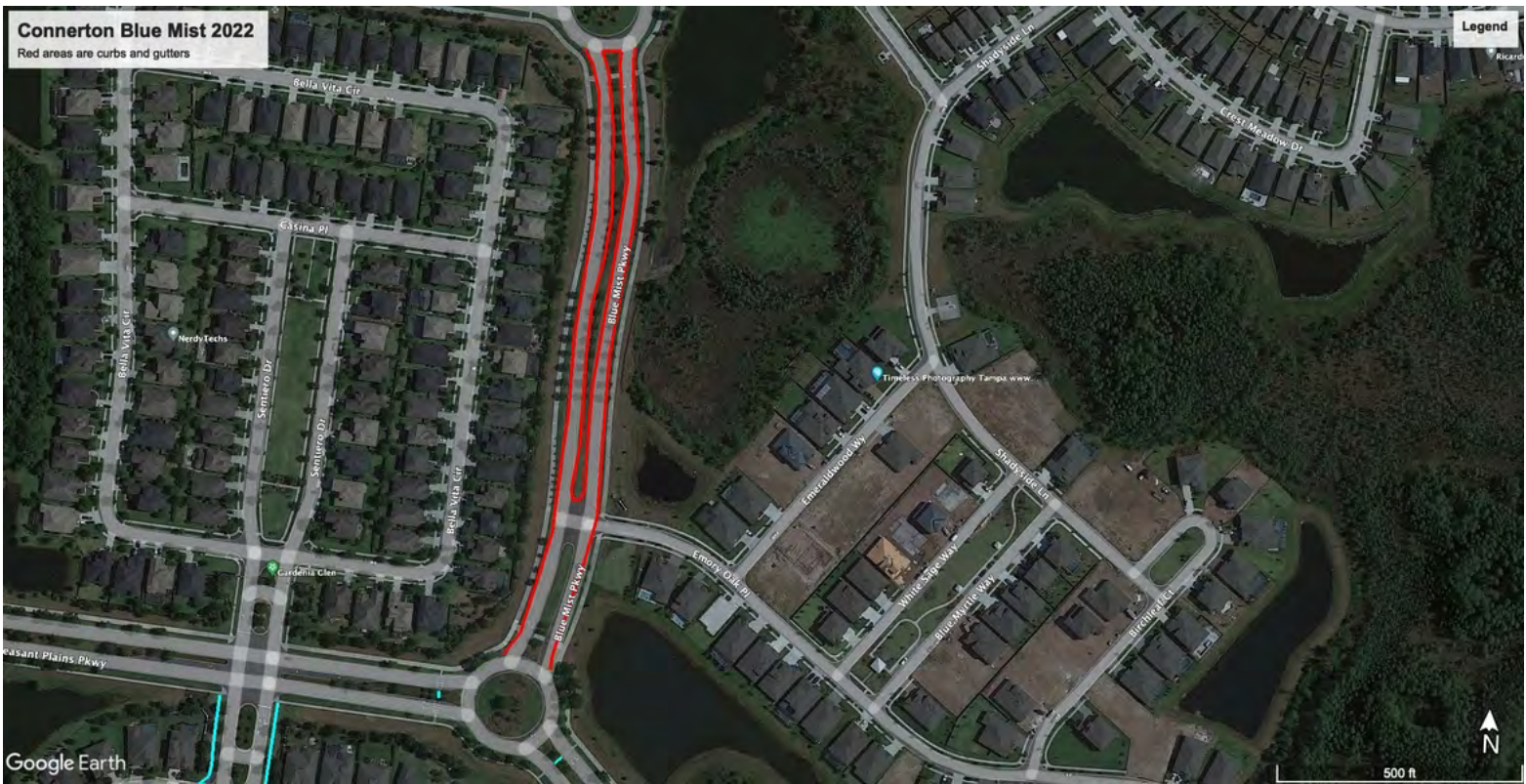


Connerton Jasmine abbey 2022
Red areas are curbs and gutters

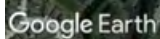
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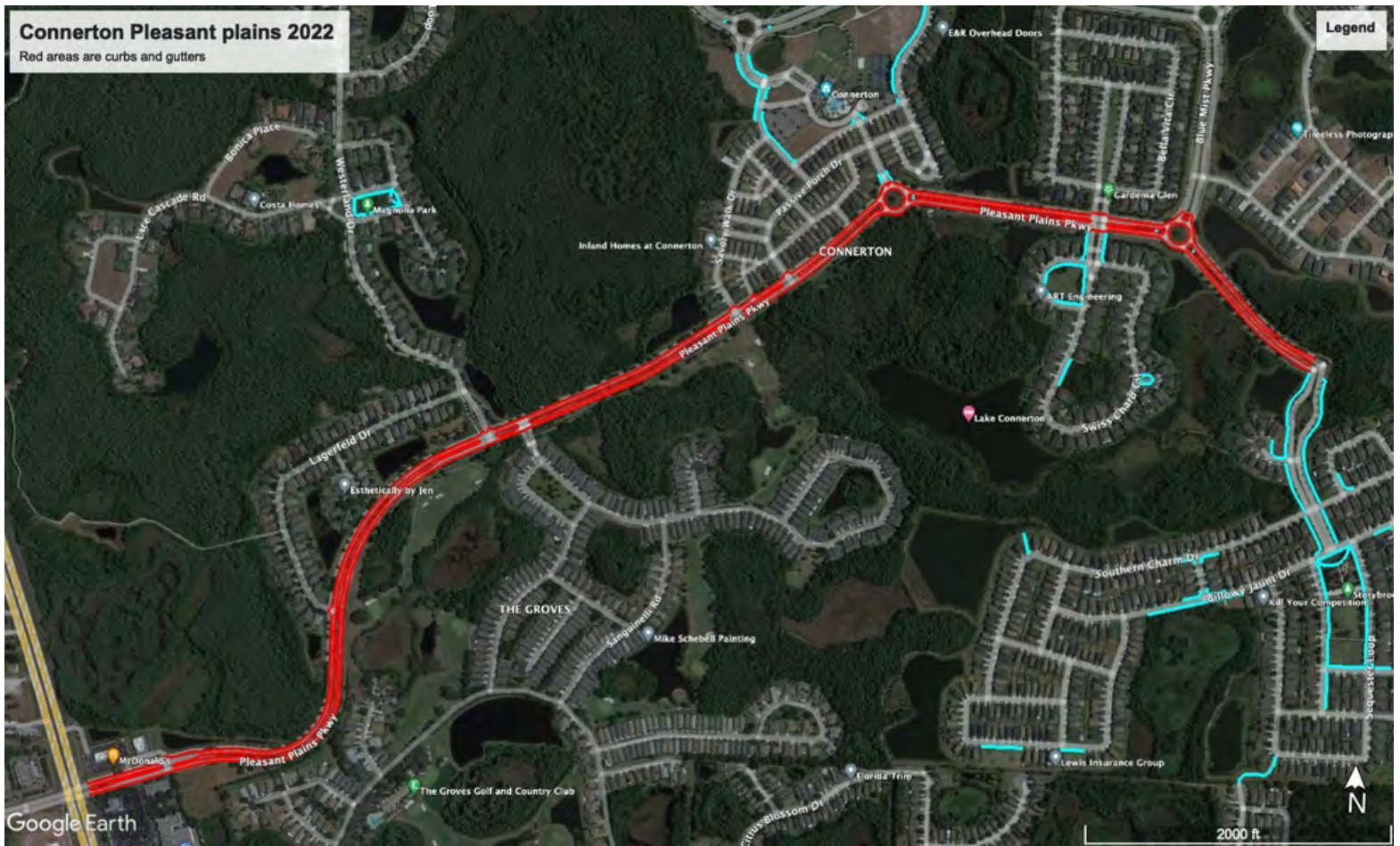
Red areas are curbs and gutters



Connerton Jasmine abbey 2022
Red areas are curbs and gutters

Legend





Connerton Portola Gardens 2022

Red areas are curbs and gutters

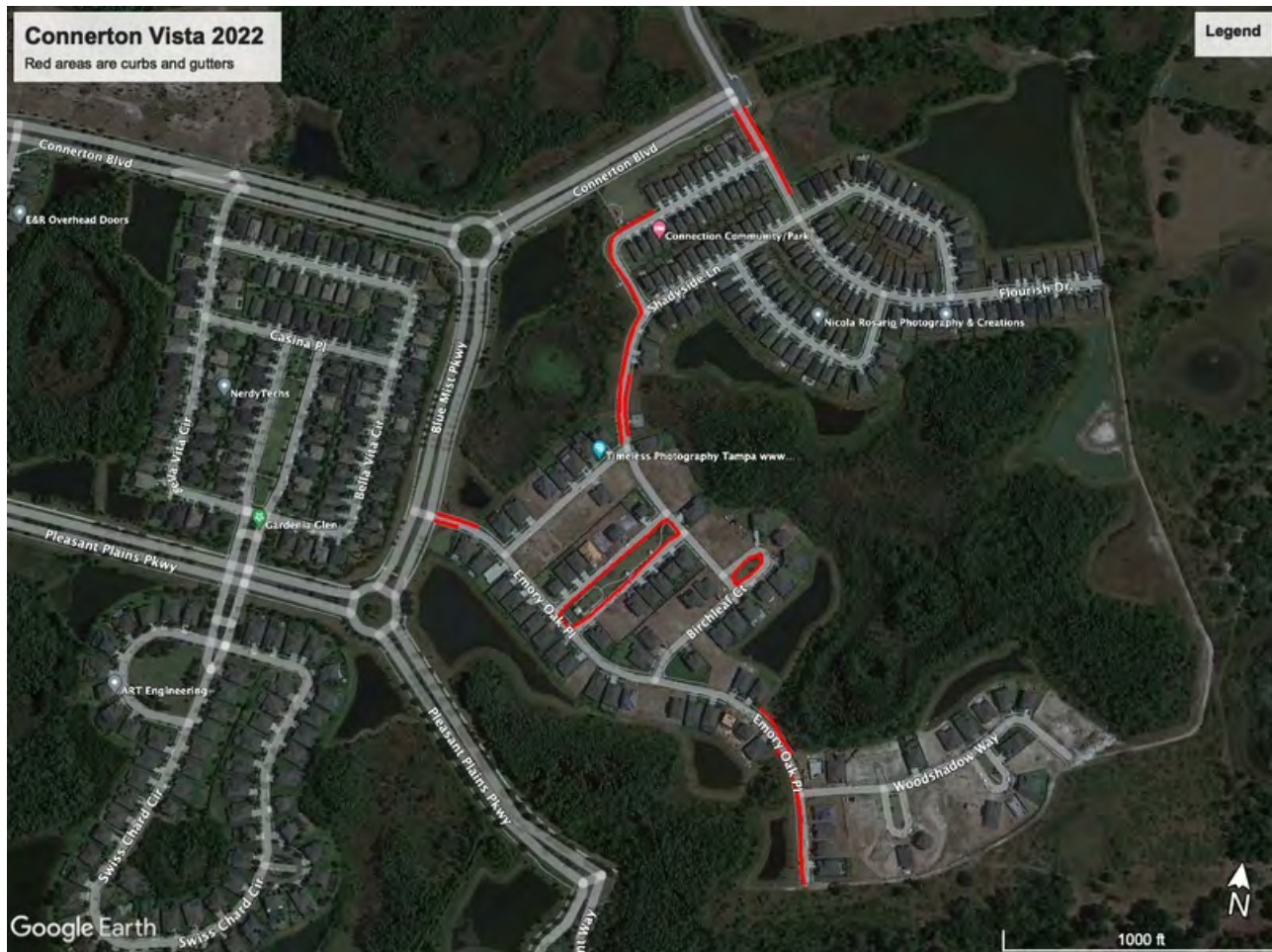




Connerton Vista 2022

Red areas are curbs and gutters

Legend



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Bracewell Soft Wash & Rescreen, LLC



Quotation

DATE June 30, 2022
Quotation # 101

Bill To:

Rizzetta & Company
Attn: Darryl Adams
For: Connerton West Clubhouse
21100 Fountain Garden Way
Land O' Lakes, FL 34638

Quotation valid until: July 10, 2022

Prepared by: Elizabeth Cruz

Comments or special instructions:

Need Access to refill water tank.

Description	Column1	AMOUNT
**Curb & Gutter - Connector Blvd	\$0.09 Per LF = Est. 8 mi	\$ 3,801.60
-Pleasant Plain	\$0.09 Per LF = Est. 7.6 mi	\$ 3,611.52
-Bluemist Pkwy	\$0.09 Per LF = Est. 10,692FT	\$ 962.28
- Arbors	\$0.09 Per LF = Est. 8,238FT	\$ 741.42
-Portola Gardens	\$0.09 Per LF = Est. 4,702 FT	\$ 423.18
-Jasine Abbey	\$0.09 Per LF = Est. 2,263 FT	\$ 203.67
- Verona	\$0.09 Per LF = Est. 7,836 FT	\$ 705.24
-Willow Vista	\$0.09 Per LF = Est. 4,443 FT	\$ 399.87
Price include pressure wash of Catch Basin Tops		
This price is for the identified areas only.		
TOTAL		\$ 10,848.78

If you have any questions concerning this quotation, contact us at 813-408-2724 or bracewellsoftwashllc@gmail.com

Description	Column1	AMOUNT
-------------	---------	--------

THANK YOU FOR YOUR BUSINESS!

Blank Tab



Craig Baddorf
Temple Terrace, Fl 33637
813-957-5243

downanddirtypressurewashing19@yahoo.com

**Connerton West subdivision
21100 Fountain Garden Way
Land O' Lakes fl 34683
c/o Stacey Gillis**

Date 06/30/2022

Quote #111400

**pressure wash all common area gutters and curbing
and islands as designated on maps provided
including all storm drains on route
will include concrete turn area's at intersections
that have them
deposit required 30%**

**Fee \$ 13,920.00
Deposit fee \$ 4176.00
Fee after deposit \$ 9744.00**

**water will need to be supplied on site
hot water will be used for cleaning
cleaning detergents will be provided
minus any rust treatmet**

****Disclaimer:** 1.) Estimates are valid for 60 days unless otherwise agreed upon in writing. 2.) Upon acceptance of estimate any additional services requested by you that are not covered by the original estimate shall incur additional charges, unless otherwise agreed upon in writing. 3.) Unless explicitly agreed prior to commencement of work, payment will be due in full upon completion of the work or services provided. 4.) Unless notified in writing of a 30 day payment option payment will be due within 10 day's of completion and invoice received or a 10% late fee of balance owed will be applied each month until payment is received. 5.) All deposits are non refundable . 6.) If legal action is required customer is responsible for all legal fee's. **

*****Down and Dirty Pressure Washing shall not be held responsible for any loss or damage to property, materials or individuals caused by the personal actions of the customer or other household members or guests before, during or after such work has been carried out.*****

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Gladiator Pressure Cleaning

P.O. Box 26574

Tampa, FL 33623

Ph: (800) 270-9411 - Fax: (813) 607-6625

www.gladiatorpressurecleaning.com

service@gladiatorpc.com



Quote

4071

Date

6/30/2022

Billing Name / Address



Connerton West CDD
12750 Citrus Park Lane
Suite 115
Tampa, FL 33625

Customer Phone 813-994-1001 ext 7958



Cleaning Location

Connerton West CDD
21100 Fountain Garden Road
Land O' Lakes, FL 34637
Attn: Darryl Adams

Item	Description	Qty	Rate	Total
	Provide pressure washing services for the Connerton West CDD located at and around address listed above.			
Curbing	Connerton Blvd - Pressure wash street gutters on each side of the road from US 41 to Flourish Dr. as depicted on map provided by management company. Also clean, curbing, roundabouts, storm drains, and center islands in the same area.		9,618.00	9,618.00
Curbing	Pleasant Plains Pkwy - Pressure wash street gutter on each side of the road from US 41 to Wonderment Way as depicted on map provided by management company. Also clean all curbing, roundabouts, storm drains, and islands in the same area.		10,405.00	10,405.00
Curbing	Blue Mist Pkwy - Pressure wash street gutter on each side of the road from Pleasant Plains Pkwy to Connerton Blvd as depicted on map provided by management company. Also clean all curbing, roundabouts, storm drains, and islands in the same area.		2,105.00	2,105.00
Curbing	Arbors - Pressure wash all street gutter, storm drains, roundabouts, islands, and curbing from Connerton Blvd to Pleasant Plains Pkwy as depicted on map provided by management company.		3,190.00	3,190.00
Curbing	Portola Gardens - Pressure wash all street gutter, storm drains, roundabouts, islands, and curbing in the Portola Gardens Community as depicted on map provided by management company.		2,550.00	2,550.00
Curbing	Jasmine Abbey - Pressure wash all street gutter, storm drains, roundabouts, and curbing in the Jasmine Abbey Community as depicted on map provided by management company.		995.00	995.00
For questions or concerns please contact Steve McDonough at (813)-924-2256		<div><div> Like us on Facebook</div><div></div><div>@Gladiatorpc</div><div>@Gladiatorpc1</div></div> <div>Total</div>		
<p>Terms and Conditions:</p> <p>COMMERCIAL billing terms are NET 15 days unless stated otherwise.</p> <p>RESIDENTIAL billing terms are: a) Paid at time of services are rendered or b) Paid in advance if resident is not at the property. Quotes are good for 90 days. Customers must provide a suitable water source and make property available to clean.</p> <p>Gladiator is a fully insured company and a Certificate of Insurance is available upon request.</p> <p>Payments made by credit card over \$500 incur a 4.5% processing fee.</p>				

Please return signed document via fax or email to accept "Terms and Conditions" above and to be place on our schedule. Thank you!

Signature _____ Date _____



Gladiator Pressure Cleaning

P.O. Box 26574
Tampa, FL 33623
Ph: (800) 270-9411 - Fax: (813) 607-6625
www.gladiatorpressurecleaning.com
service@gladiatorpc.com



Quote

4071

Date

6/30/2022

Billing Name / Address



Connerton West CDD
12750 Citrus Park Lane
Suite 115
Tampa, FL 33625

Customer Phone 813-994-1001 ext 7958



Cleaning Location

Connerton West CDD
21100 Fountain Garden Road
Land O' Lakes, FL 34637
Attn: Darryl Adams

Item	Description	Qty	Rate	Total	
Curbing	Verona - Pressure wash all street gutter, storm drains, roundabouts, and curbing in the Verona Community as depicted on map provided by management company.		3,575.00	3,575.00	
Curbing	Willow Vista - Pressure wash all street gutter, storm drains, roundabouts, islands, and curbing in the Willow Vista Community as depicted on map provided by management company.		1,575.00	1,575.00	
Cleaning Agents	Cleaning agents and chemicals may be used in the pressure cleaning process.		0.00	0.00	
Water Source	Customer is responsible for providing a useable water source to complete project.		0.00	0.00	
For questions or concerns please contact Steve McDonough at (813)-924-2256		<div><div> Like us on Facebook</div><div></div></div> <div>@Gladiatorpc @Gladiatorpc1</div>		Total	\$34,013.00
<p><i>Terms and Conditions:</i></p> <p><i>COMMERCIAL</i> billing terms are NET 15 days unless stated otherwise.</p> <p><i>RESIDENTIAL</i> billing terms are: a) Paid at time of services are rendered or b) Paid in advance if resident is not at the property. Quotes are good for 90 days. Customers must provide a suitable water source and make property available to clean. Gladiator is a fully insured company and a Certificate of Insurance is available upon request. Payments made by credit card over \$500 incur a 4.5% processing fee.</p>					

Please return signed document via fax or email to accept "Terms and Conditions" above and to be place on our schedule. Thank you!

Signature _____ Date _____

Tab 15



LLS Tax Solutions Inc.
2172 W. Nine Mile Rd.
#352
Pensacola, FL 32534
Telephone: 850-754-0311
Email: liscott@llstax.com

May 2, 2022

Connerton West Community Development District
c/o Rizzetta & Company, Inc.
3434 Colwell Avenue, Suite 200
Tampa, Florida 33614

Thank you for choosing LLS Tax Solutions Inc. (“LLS Tax”) to provide arbitrage services to Connerton West Community Development District (“Client”) for the following bond issue. This Engagement Letter describes the scope of the LLS Tax services, the respective responsibilities of LLS Tax and Client relating to this engagement and the fees LLS Tax expects to charge.

- Connerton West Community Development District (Pasco County, Florida)
\$6,265,000 Capital Improvement Revenue Bonds, Series 2006A-1 and
\$4,370,000 Capital Improvement Revenue Bonds, Series 2006A-2

SCOPE OF SERVICES

The procedures that we will perform are as follows:

- Assist in calculation of the bond yield, unless previously computed and provided to us.
- Assist in determination of the amount, if any, of required rebate to the federal government.
- Issuance of a report presenting the cumulative results since the issue date of the issue of bonds.
- Preparation of necessary reports and Internal Revenue Service (“IRS”) forms to accompany any required payment to the federal government.

As a part of our engagement, we will read certain documents associated with each issue of bonds for which services are being rendered. We will determine gross proceeds of each issue of bonds based on the information provided in such bond documents. You will have sole responsibility for determining any other amounts not discussed in those documents that may constitute gross proceeds of each series of bonds for the purposes of the arbitrage requirements.

TAX POSITIONS AND REPORTABLE TRANSACTIONS

Because the tax law is not always clear, we will use our professional judgment in resolving questions affecting the arbitrage calculations. Unless you instruct us otherwise, we will take the reporting position most favorable to you whenever reasonable. Any of your bond issues may be selected for review by the IRS, which may not agree with our positions. Any proposed adjustments are subject to

certain rights of appeal. Because of the lack of clarity in the law, we cannot provide assurances that the positions asserted by the IRS may not ultimately be sustained, which could result in the assessment of potential penalties. You have the ultimate responsibility for your compliance with the arbitrage laws; therefore, you should review the calculations carefully.

The IRS and some states have promulgated “tax shelter” rules that require taxpayers to disclose their participation in “reportable transactions” by attaching a disclosure form to their federal and/or state income tax returns and, when necessary, by filing a copy with the Internal Revenue Service and/or the applicable state agency. These rules impose significant requirements to disclose transactions and such disclosures may encompass many transactions entered into in the normal course of business. Failure to make such disclosures will result in substantial penalties. In addition, an excise tax is imposed on exempt organizations (including state and local governments) that are a party to prohibited tax shelter transactions (which are defined using the reportable transaction rules). Client is responsible for ensuring that it has properly disclosed all “reportable transactions” and, where applicable, complied with the excise tax provision. The LLS Tax services that are the subject of this Engagement Letter do not include any undertaking by LLS Tax to identify any reportable transactions that have not been the subject of a prior consultation between LLS Tax and Client. Such services, if desired by Client, will be the subject of a separate engagement letter. LLS Tax may also be required to report to the IRS or certain state tax authorities certain tax services or transactions as well as Client’s participation therein. The determination of whether, when and to what extent LLS Tax complies with its federal or state “tax shelter” reporting requirements will be made exclusively by LLS Tax. LLS Tax will not be liable for any penalties resulting from Client’s failure to accurately and timely file any required disclosure or pay any related excise tax nor will LLS Tax be held responsible for any consequences of its own compliance with its reporting obligations. Please note that any disclosure required by or made pursuant to the tax shelter rules is separate and distinct from any other disclosure that Client might be required to or choose to make with its tax returns (e.g., disclosure on federal Form 8275 or similar state disclosure).

PROFESSIONAL FEES AND EXPENSES

Our professional fees for the services listed above for the three annual bond years ending September 25, 2023, September 25, 2024, and September 25, 2025, is \$1,500, which is \$500 each year. Our invoices are payable upon receipt. Additionally, you may request additional consulting services from us upon occasion; we will bill you for these consulting services at a beforehand agreed upon rate.

Unanticipated factors that could increase our fees beyond the estimate given above include the following (without limitation). Should any of these factors arise we will alert you before additional fees are incurred.

- Investment data provided by you is not in good order or is unusually voluminous.
- Proceeds of bonds have been commingled with amounts not considered gross proceeds of the bonds (if that circumstance has not previously been communicated to us).
- A review or other inquiry by the IRS with respect to an issue of bonds.

The Client (District) has the option to terminate this Agreement within ninety days of providing notice to LLS Tax Solutions Inc. of its intent.

ACCEPTANCE

You understand that the arbitrage services, report and IRS forms described above are solely to assist you in meeting your requirements for federal income tax compliance purposes. This Engagement Letter constitutes the entire agreement between Client and LLS Tax with respect to this engagement, supersedes all other oral and written representations, understandings or agreements relating to this engagement, and may not be amended except by the mutual written agreement of the Client and LLS Tax.

Please indicate your acceptance of this agreement by signing in the space provided below and returning a copy of this Engagement Letter to us. Thank you again for this opportunity to work with you.

Very truly yours,
LLS Tax Solutions Inc.

AGREED AND ACCEPTED:
Connerton West Community Development
District

By: Linda L. Scott

Linda L. Scott, CPA

By: _____

Print Name _____

Title _____

Date: _____

Tab 16

MINUTES OF MEETING

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that 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.

**CONNERTON WEST
COMMUNITY DEVELOPMENT DISTRICT**

The regular Meeting of the Board of Supervisors of Connerton West Community Development District was held on **Monday, July 11, 2022 at 4:00 p.m.** at Club Connerton, located at 21100 Fountain Garden Way, Land O' Lakes, FL 34638

Present and constituting a quorum:

Daniel Novak	Board Supervisor, Chairman
Chris Kawalec	Board Supervisor, Vice-Chairman
Steven Daly	Board Supervisor, Assistant Secretary
John Ngerem	Board Supervisor, Assistant Secretary

Also present were:

Daryl Adams	District Manager, Rizzetta & Company
Jason Liggett	Landscape Inspection Specialist, Rizzetta
Meredith Hammock	District Counsel, KE Law Group
Greg Woodcock	District Engineer, Cardno
Gail Huff	Ballenger Irrigation
Jason Marks	AWC (via conference call)
Stan Zuercher	Maintenance Manager
Craig Baddorf	Down & Dirty Pressure Washing

Audience	Present
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FIRST ORDER OF BUSINESS

Call to Order

Mr. Daryl Adams opened the regular CDD Meeting in person at 4:01 p.m.

SECOND ORDER OF BUSINESS

Audience Comments on Agenda Items

The Board heard audience comments from Mr. Scott Humphrey who is new to the Connerton West District. He wanted to let the Board know that he appreciates all their hard work and dedication to better the District. The Board also heard comments from Mr. Welch regarding missing street signs. Mr. Welch also had concerns regarding a "personal reimbursement" in the amount of \$3,800 listed on the CDD Operations and Maintenance Package.

THIRD ORDER OF BUSINESS

**Consideration of Curb and Gutter
Pressure Washing Proposals**

The Board reviewed several proposals for curb and gutter pressure washing.

Mr. Craig Baddorf was in attendance to present his proposal from Down and Dirty Pressure Washing. He let the Board know that he would need a water source to complete this job and it would take 2-3 weeks from start to finish.

After a lengthy discussion, Board members had concerns regarding the information provided to the vendors as far as a liner footage.

Ms. Hammock requested the Board further evaluate the bids received due to the fact the representatives from the other companies are not present before making a decision. The Board agreed to table this item and further review the proposals received and expect to have two more proposals before a decision is made.

FOURTH ORDER OF BUSINESS

**Consideration of Aquatic Proposals
for Parcels 208 & 209**

Mr. Adams requested to move the Aquatics Report before reviewing the aquatic proposals for Parcels 208 & 209.

Mr. Marks gave his report to the Board. He mentioned that Pond #48 is below water level and let them know they are going to use a contact treatment, which is another version of a sonar that they use.

There was some discussion regarding excessive grass clippings on Pond 7. Mr. Marks suggested reminding the homeowner and landscapers to try their best to prevent this as grass clippings create algae.

The Board talked briefly about the ACW proposal for 208 & 209 and asked that it be labeled accordingly. These proposals will be considered once the District assumes responsibility for Parcels 208 & 209.

FIFTH ORDER OF BUSINESS

Irrigation Report

Mr. Adams requested the Irrigation Report be moved here.

Ms. Huff presented her report to the Board. There was a question regarding the new communication module from Hunter. Ms. Huff informed the Board that the new module they received wouldn't work with the equipment they had onsite. This module has been returned and her team will try a new approach.

CONNERTON WEST COMMUNITY DEVELOPMENT DISTRICT
July 11, 2022 - Minutes of Meeting
Page 3

SIXTH ORDER OF BUSINESS

Maintenance Report

Mr. Zuercher presented his report. The Board requested that Mr. Zuercher note what vendors are onsite each day in his weekly report. He requested an 8 foot step ladder, the Board asked for him to price it out and present a proposal.

SEVENTH ORDER OF BUSINESS

Consideration of Series 2018A-1 & 2018A-2 arbitrage Engagement Letter

On a motion from Mr. Daly, seconded by Mr. Ngerem, with all in favor, the Board approved the Series 2018A-1 & 2018A-2 arbitrage Engagement Letter for the Connerton West Community Development District.

EIGHTH ORDER OF BUSINESS

Consideration of Brightview Proposal for Annual Rotation

The Board reviewed the Brightview Annual Rotation Proposal and requested that Brightview provide pictures.

On a motion from Mr. Novak, seconded by Mr. Kawalec, with all in favor, the Board approved the Brightview Annual Rotation Proposal in the amount of \$9,100 for the Connerton West Community Development District.

NINTH ORDER OF BUSINESS

Discussion of Updated Reserve Study

Mr. Adams presented the updated Reserve Study to the Board. He asked if the Board had any questions or concerns. Mr. Daly had a question regarding page 36 of the study and the table that talks about expenditures for the year and whether the Storybrook Park and Garden Party should be listed in the reserve funds or not. Mr. Kawalec confirmed these should not be listed in the reserve funds and should be listed in the bond funds. It was also noted that the pedestrian bridge at Southern Charm should not be listed in the reserves as well. Mr. Adams will request an updated reserve study to reflect these changes.

TENTH ORDER OF BUSINESS

STAFF REPORTS

A. District Counsel

Ms. Hammock gave an update from Mr. Smith on easements and let the Board know that there is now access to all easement except two. There are two remaining areas that people can get through, but equipment cannot because of larger play places that resident have installed.

Mr. Adams informed the Board that he had a conversation with the HOA letting them know that fences on easements are not allowed unless there is access to the easement.

Ms. Hammock and the towing vendor are working on getting an agreement together, the goal is to have it ready for consideration at the August meeting. The Board will be responsible to install additional towing signs.

Supervisor Kawalec excused himself at 5:48 p.m. Mr. Adams noted for the record that they still have quorum and can continue the meeting.

Supervisor Krutsinger entered the meeting at 5:49 p.m.

B. Field Inspection Report

Mr. Liggett was not in attendance.

Supervisor Novak noted that there are a lot of weeds still in the flower beds and asked that the landscapers pay more attention to that.

The Board requested Brightview to send a recap of the field service report moving forward.

Mr. Woodcock will provide another proposal for conservation planting. Mr. Adams will send this proposal to the Board once it is received.

Supervisor Kawalec returned to the meeting at 5:51 p.m.

C. District Engineer Report

The Board reviewed the District Engineer report from Mr. Woodcock.

Mr. Woodcock gave updates on Storybrook Park, Garden Party Park the Trail Project and Parcels 208 & 209. Mr. Woodcock is still waiting on a response from Lennar on punch list completion status.

Mr. Woodcock also gave updates on the Shade Sail Project, the Dog Park Project and street signs.

D. Landscape Report

No report.

E. District Manager Report

The Board received and reviewed the District Manager report.

Mr. Adams reminded the Board that the next meeting will be held on August 1, 2022, at 6:00 p.m. at the Club Connerton, 21100 Fountain Garden Way, Land O Lakes, FL 34638.

Mr. Adams has been working on getting proposals for Christmas lighting, he is waiting on two more proposals. Once they are received, he will add to the agenda for Board consideration.

CONNERTON WEST COMMUNITY DEVELOPMENT DISTRICT
July 11, 2022 - Minutes of Meeting
Page 5

ELEVENTH ORDER OF BUSINESS

**Consideration of Minutes of the Board
of Supervisors' Meeting held on June
6, 2022**

Mr. Adams presented the minutes of the Board of Supervisors' meeting held on June 6, 2022.

On a motion from Mr. Kawalec, seconded by Mr. Ngerem, with all in favor, the Board approved the Minutes of the Boards' Supervisor meeting held on June 6, 2022, as presented, for the Connerton West Community Development District.

TWELFTH ORDER OF BUSINESS

**Consideration of Operation and
Maintenance Expenditures for May
2022**

The Board was presented with the Operation & Maintenance Expenditures for May 2022 in the amount of \$156,771.82.

On a motion from Mr. Daly, seconded by Mr. Novak, with all in favor, the Board ratified the Operation & Maintenance Expenditures for May 2022 for \$156,771.82, for the Connerton West Community Development District.

THIRTEENTH ORDER OF BUSINESS

Supervisor Requests

During Supervisor Requests, Mr. Novak requested Mr. Woodcock to look into bird houses for the open park areas, for next year. Mr. Kawalec wants to make sure that maintenance is being done on the pavers at the entrance of Connerton Blvd. He also mentioned that the mailbox house at Willow Vista does not have any lights and asked Stan to look into the possibility of getting low voltage lights set up out there. Mr. Daly informed the Board that he has sold his home but is still a resident. He suggested putting the word out that there will be an open seat after the August meeting.

FOURTEENTH ORDER OF BUSINESS

Adjournment

On a motion from Mr. Krutsinger, seconded by Mr. Novak, the Board approved to adjourn the meeting at 7:19 p.m. for the Connerton West Community Development District.

Assistant Secretary

Chairman / Vice-Chairman

Tab 17

CONNERTON WEST COMMUNITY DEVELOPMENT DISTRICT

District Office · Wesley Chapel, Florida · (813) 994-1001
Mailing Address – 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614
www.connertonwestcdd.org

Operation and Maintenance Expenditures June 2022 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from June 1, 2022 through June 30, 2022. This does not include expenditures previously approved by the Board.

The total items being presented: **\$131,596.80**

Approval of Expenditures:

_____ Chairperson

_____ Vice Chairperson

_____ Assistant Secretary

Connerton West Community Development District

Paid Operation & Maintenance Expenditures

June 1, 2022 Through June 30, 2022

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Aquatic Weed Control, Inc.	003567	70034	Quarterly Pond/Lake Maintenance 03/22	\$ 4,100.00
Aquatic Weed Control, Inc.	003592	71473	Pond/Lake Maintenance 06/22	\$ 3,950.00
BrightView Landscape Services, Inc.	003582	7925539	Additional Maintenance Bahia/St Augustine 05/22	\$ 13,121.00
BrightView Landscape Services, Inc.	003582	7929854	Remove And Stump Grind 05/22	\$ 900.00
BrightView Landscape Services, Inc.	003582	7929855	Remove And Stump Grind 05/22	\$ 2,775.00
BrightView Landscape Services, Inc.	003593	7925866	Landscape Maintenance 06/22	\$ 25,942.50
Cardno, Inc.	003594	532141	District Engineer 05/22	\$ 2,724.57
Christopher Kawalec	003577	CK060622	Board of Supervisors Meeting 06/06/22	\$ 200.00
Connerton West CDD	CD195	CD195	Debit Card Replenishment	\$ 488.13
Connerton West CDD	CD196	CD196	Debit Card Replenishment	\$ 730.43

Connerton West Community Development District

Paid Operation & Maintenance Expenditures

June 1, 2022 Through June 30, 2022

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Creative Mailbox Designs	003568	DP29518	Deposit Street Sign Replacement 05/22	\$ 348.80
Creative Mailbox Designs	003568	DP29521	Deposit Street Sign Replacement 05/22	\$ 248.03
Daniel Novak	003580	DN060622	Board of Supervisors Meeting 06/06/22	\$ 200.00
Jeremy R. Cohen	003573	JC052722	Off Duty Patrols 05/22	\$ 200.00
Jerry Richardson	003588	1638	Monthly Hog Removal Service 06/22	\$ 800.00
John Ngerem	003579	JN060622	Board of Supervisors Meeting 06/06/22	\$ 200.00
KE Law Group, PLLC	003595	2711	General/Monthly Legal Services 05/22	\$ 6,189.67
Kevin Eric Hamilton	003576	KH051722	Off Duty Patrols 05/22	\$ 200.00
Messer Caparello, P.A.	003596	489926	Legal Services-Easement Enforcement 12/21	\$ 777.00
Messer Caparello, P.A.	003596	489927	Legal Services-Easement Enforcement 12/21	\$ 1,149.50

Connerton West Community Development District

Paid Operation & Maintenance Expenditures

June 1, 2022 Through June 30, 2022

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Messer Caparello, P.A.	003596	490892	Legal Services-Easement Enforcement 03/22	\$ 2,553.00
Mobile Mini, Inc.	003578	9014100934	Mobile Storage Rental Acct #10023746 06/22	\$ 244.47
Nebula LED Lighting Systems	003572	132720-MS	Gemstone Installation Permanent Light System 05/22	\$ 6,300.00
Pasco County	003581	Pasco Water Summary 05/22	Water Summary 05/22	\$ 308.45
Patrick J. Elmore	003575	PE053022	Off Duty Patrols 05/22	\$ 200.00
Patriot Amenity Services Group LLC	003570	053122 Patriot	Entry Sign Painting 05/22	\$ 4,500.00
Rep Services, Inc	003587	18261.05.04	Garden Party Park Improvements 06/22	\$ 4,436.00
Rizzetta & Company, Inc	003583	INV0000068701	District Management Fees 06/22	\$ 6,720.00
Rizzetta & Company, Inc	003584	INV0000068921	Personnel Reimbursement 05/27/22	\$ 3,181.37
Rizzetta & Company, Inc	003585	INV0000068983	Out of Pocket Expense 05/22	\$ 71.24

Connerton West Community Development District

Paid Operation & Maintenance Expenditures

June 1, 2022 Through June 30, 2022

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Rizzetta & Company, Inc	003586	INV0000069009	General Management & Oversight 06/10/22	\$ 3,981.37
Steven Daly	003574	SD060622	Board of Supervisors Meeting 06/06/22	\$ 200.00
Suncoast Pool Service	003589	8320	Fountain Service 06/22	\$ 250.00
Times Publishing Company	003569	0000225788 05/25/22	Acct #119853 Legal Advertising 05/22	\$ 88.00
US Bank Corporate Trust Services	003590	6537318	Trustee Fees CDD 2018A 05/01/22- 04/30/22	\$ 4,310.00
Withlacoochee River Electric Cooperative Inc.	003591	Electric Summary Bill	Electric Summary Bill 05/22	<u>\$ 29,008.27</u>
Report Total				<u>\$ 131,596.80</u>