



Rizzetta & Company

Greyhawk Landing Community Development District

**Board of Supervisors' Meeting
May 25, 2023**

District Office:
9530 Marketplace Road, Suite 206
Fort Myers, Florida 33912
239.936.0913

www.greyhawkcdd.org

**GREYHAWK LANDING
COMMUNITY DEVELOPMENT DISTRICT**

Greyhawk Landing Clubhouse, 12350 Mulberry Avenue, Bradenton, Florida 34212

Board of Supervisors	Jim Hengel Mark Bush Cheri Ady Scott Jacuk Gregory Perra	Chairman Vice Chairman Assistant Secretary Assistant Secretary Assistant Secretary
District Manager	Belinda Blandon	Rizzetta & Company, Inc.
District Counsel	Andrew Cohen	Persson, Cohen, Mooney, Fernandez & Jackson, P.A.
District Engineer	Rick Schappacher	Schappacher Engineering, LLC

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 (239) 936-0913. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY), or 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.

GREYHAWK LANDING COMMUNITY DEVELOPMENT DISTRICT
District Office · Ft. Myers, Florida · (239) 936-0913
Mailing Address · 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614
www.greylhawkcdd.org

May 18, 2023

Board of Supervisors
Greyhawk Landing
Community Development District

AGENDA

Dear Board Members:

The regular meeting of the Board of Supervisors of the Greyhawk Landing Community Development District will be held on **Thursday, May 25, 2023 at 6:00 p.m.** at the Greyhawk Landing Clubhouse, located at 12350 Mulberry Avenue, Bradenton, Florida 34212. The following is the agenda for this meeting:

- 1. CALL TO ORDER/ROLL CALL**
- 2. AUDIENCE COMMENTS**
- 3. STAFF REPORTS & UPDATES**
 - A. Field Inspection Services
 1. Review of May 2, 2023 Landscape Inspection Report Tab 1
 - B. Aquatic Maintenance
 - C. Landscape Maintenance
 - D. Field Manager Tab 2
 - E. District Engineer
 1. Review and Consideration of Nature Trail Repair Package Tab 3
 2. Review and Consideration of Vegetation Removal Package Tab 4
 3. Pickleball Court Update
 4. Sidewalk Repair Update
 - F. District Counsel
 1. Consideration of Persson, Cohen, Mooney, Fernandez & Jackson CPI Increase..... Tab 5
 - G. District Manager Tab 6
 1. Presentation of Action Item List
 2. Review of Monthly Financial Statements Tab 7
 3. Presentation of Registered Voter Count..... Tab 8
- 4. CONTINUED BUSINESS ITEMS**
 - A. Update Regarding Gate Installation Project and RFID Distribution
- 5. BUSINESS ITEMS**
 - A. Consideration of Cross Creek Environmental Proposal for Fish Stocking Tab 9
 - B. Consideration of Proposals for Pickleball Access Control..... Tab 10
 1. Security Ox
 2. State Alarm
 - C. Discussion Regarding Street Parking
 - D. Presentation of the Proposed Budget for Fiscal Year 2023/2024 Tab 11
 - E. Consideration of Resolution 2023-04, Approving a Proposed Budget for Fiscal Year 2022/2023 and Setting a Public Hearing Thereon Tab 12

6. BUSINESS ADMINISTRATION

- A. Consideration of the Minutes of the Audit Committee Meeting held on April 27, 2023..... Tab 13
- B. Consideration of the Minutes of the Board of Supervisors' Meeting held on April 27, 2023..... Tab 14
- C. Consideration of the Operations and Maintenance Expenditures for the Month of April 2023 Tab 15

7. SUPERVISOR REQUESTS

8. ADJOURNMENT

We look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to contact us at (239) 936-0913.

Respectfully,
Belinda Blandon
Belinda Blandon
District Manager

cc: Andrew Cohen: Persson, Cohen, Mooney, Fernandez & Jackson, P.A.

Tab 1

GREYHAWK LANDING

LANDSCAPE INSPECTION REPORT



May 2, 2023
Rizzetta & Company
John R Toborg – Division Manager
Landscape Inspection Services



Rizzetta & Company
Professionals in Community Management

Summary, Clubhouse

General Updates, Recent & Upcoming Maintenance Events

- ❑ During the month of May, all St. Augustine turf shall receive an application of 1050 lbs. (21 – 50 lb. bags) of 24-2-11 fertilizer. Additionally, all Ornamentals shall receive an application of 800 lbs. (16 – 50 lb. bags) of 8-0-10 fertilizer. And finally, all Palms shall receive an application of 750 lbs. (15 – 50 lb. bags) of 8-2-12+4Mg fertilizer.
- ❑ After May, there are no further fertilizer applications containing Nitrogen or Phosphorus until October. Although summer blends like K-Mag, Fe and others can be used.
- ❑ **Per contract, Yellowstone to notify on-site STAFF and Landscape Specialist at least one week prior to the application being scheduled. Then on the day of application, Yellowstone is to notify staff so that staff can verify quantity and fertilizer types and write how many bags have been delivered, what it is being used for and date it on the label. This will need to be sent to me for verification.**

The following are action items for Yellowstone 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** indicates FH Staff. **Bold underlined is information or questions for the BOS.**

1. We should treat some Arboicola at the clubhouse for scale and/or mites. These are common on this plant and cause stunted, distorted growth. (Pic 1>)
2. We seem to have a chronic issue with what may be lace bug on this and a few other Sand Cordgrass in the club parking lot. Make sure these plants are drenched thoroughly **BEFORE** cutting to a low mound. (Pic 2)



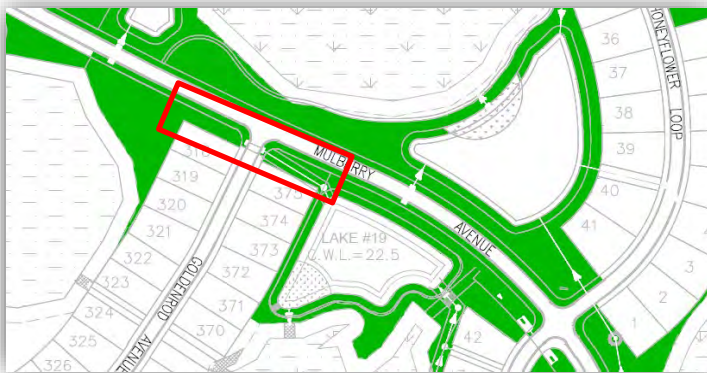
3. Make sure this Roebelenii Palm outside the club is receiving adequate fertilizer. Some fronds are weeping. (Pic 3>)

Clubhouse, Mulberry & GHBlvd.

4. We have new plantings of “Blue My Mind” Blue Daze under three Magnolias near the club. We’re going to expand this be to within 18” - 24” of the turf. Install and Invoice. Add micro jets as needed. (Pic 4)



5. Treat all active fire ant mounds and return to the mound once it is dead and re-expose all turf or mulch. There are several on the walk back to the pickleball courts.
6. Trim out all dead wood from a Little Gem behind one of the mail kiosks.
7. We need to be more aware of the Sylvester pups coming up into the Gold Mounds in front of the club. These should be removed once they are noticed as they become extremely difficult to remove once developed.
8. Make sure we are maintaining the entire sideyard tracts at Mulberry & Goldenrod. (see below)



9. I did not see any symptoms of decline during my February inspection. Yet this tree on the outbound lanes of Mulberry at GreyHawk Blvd. is nearly dead and needs to be removed. I did not see a conk, which would be a positive identifier for Ganoderma. And unfortunately, I did not see a sequence of decline. However, since the newest fronds (spear leaf) are still present (and somewhat alive), I believe the cause is Lethal Bronzing (formerly known as Texas Phoenix Palm Decline – TPPD). This and the palm at Natureview will be removed by a third part May 25th. (Pic 9)



10. Yellowstone needs to shape up a couple trees in the swale between the backs of the homes on Balsam Terrace and GreyHawk Blvd. (Pic 10)



SR 64 Entrance, Peregrin

11. Although there is one frond (presumably the spear leaf) remaining on this palm behind the outbound monument at SR 64, this is not much to provide food and energy to this palm. However, I wouldn't mind waiting another couple months to see if new fronds begin. This is probably damage from Hurricane Ian. (Pic 11)



13. In conjunction with Item 9 (dying palm at Mulberry & GreyHawk Blvd.), if the palm had died from Ganoderma, a conk, such as these, is what I would be looking for. These conks should CAREFULLY be removed as they are dispersing spores, prior to this trunk/root ball being completely removed from the property. ALL palms are prone to Ganoderma and there is no cure. (Pic 13)



12. This King Sago is probably suffering from a manganese sulfate deficiency, although cold damage is a similar symptom. However, this plant was exhibiting these symptoms prior to winter. I recommend applying up to 5 lbs. of manganese sulfate sprinkled around the entire dripline of the cycad and water it in thoroughly. Carefully prune out all discolored foliage. (Pic 12)



14. This Loropetalum at Peregrin, although, blooming, needs to be rejuve cut to the ground and a drench of 0.5 lbs. powdered copper sulfate pentahydrate and 0.25 lbs. fresh hydrated lime to 10 gallons of water needs to be applied. This formula may help to reverse Loropetalum Decline. (Pic 14)



Brambling Ct., Peregrin & GHBlvd. South, Rec. Center

15. The Pampas Grass beds surrounding the small pond on Brambling Ct. need to be defined, trimmed and cleaned up, in general. (see below)



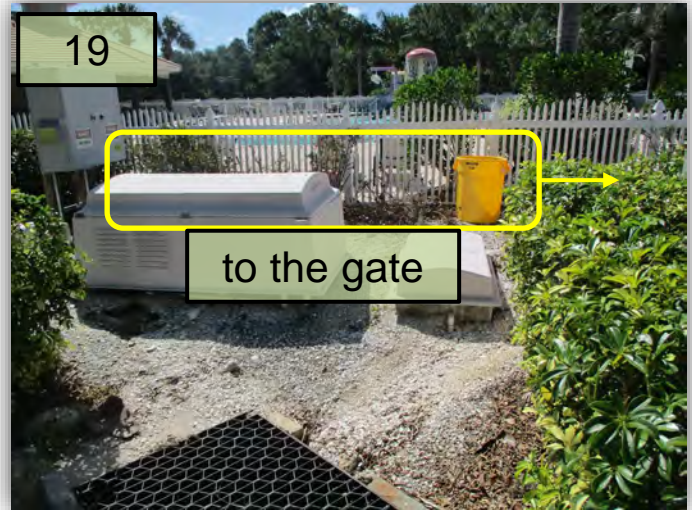
16. Remove a couple Brazilian Peppers in the berm plantings between three homes on Brambling and the guardhouse.

17. Also, near the Peregrin south/GreyHawk Blvd. (GHBlvd.) intersection, this palm on the south side of Peregrin needs to have a supplemental application of Boron. This will help to correct this "accordion" in the palm fronds. However, Boron IS included in the micro-nutrients in the "Palm Special" fertilizer in our fertilizer specs. Yellowstone needs to ensure ALL palms are receiving adequate amounts of this fertilizer during each application – 1 ½ lbs. fertilizer/100 Sq. Ft. of palm canopy. (Pic 17)



18. Yellowstone needs to continuously remove Spanish Moss from all trees up to 15'. There are several trees along GHBlvd. where this is not occurring. Also, no tree limbs should be below 14.5' over roadways.

19. Reduce these Sandankwa Viburnum inside the Rec. Center pool equipment area to the ground. (Pic 19)



20. There are also seven Palms, including Queens, inside this area that are quite yellow. Queen Palms prefer a soil pH between 6.2 and 7.6. This soil pH may be higher than that and this condition may be exacerbated by the crushed shell topping which raises the soil pH as the shell breaks down. After a soil pH test is performed, we should use fertilizers with ammonium sulfate here to slowly adjust this pH (if it is high) and reverse this yellowing.

21. Hand remove large weeds in the plantings next to the restroom facilities. Mulch is completely piled up around the base of this Star Jasmine. Rake it out and determine the cause of this defoliation. (Pic 21)



GHBlvd. NE of Rec. Center, Cara Cara Loop, Natureview

22. There are two dead Sabal Palms in the often-flooded area on the east side of GHBlvd. NE of the Rec. Center. These should be removed. I would suggest replacement with Bald or Pond Cypress. Other suggestions are Sycamore, Red Maple, Sweetbay Magnolia, Dahoon Holly, Loblolly Bay or Nuttall Oak. (see below)



23. **Annual flower installation is scheduled for May 8th.**

24. As a reminder, ensure all Roebelenii Palms at village entrance medians receive adequate amounts of the "Palm Special" fertilizer. I would also encourage more frequent, but lighter, applications. Most exhibit slightly wilted appearance and a lighter color. (Pic 24)



25. Lower the Star Jasmine at the Cara Cara Loop monuments.

26. The canopy of this Queen Palm at Natureview (referenced earlier) simply broke and fell. This is often what happens when a palm suffers

from Thielaviopsis. In most cases there are no outward symptoms except for trunk bleeding. This disease enters the palm through wounds. It often gives off a smell of fermented fruit or bad wine. I asked our field manager to ask the removing contractor to be cognizant of this odor when cutting the tree down (on the 25th). This tree MUST be disposed of off-site. A palm can be placed in the same location, however, do not allow the upper third of the trunk to contact the soil. Manmade wounds are often the cause, which includes the wound created when pruning green fronds. But also, sapsuckers and woodpeckers may cause wounds. (Pic 26)



27. Lift trees on either side of Natureview, (see below)



28. Cut all plant material to the ground in the Cara Cara Loop and Lavender Loop pocket parks. Lift the Oak in the Lavender Loop north.

29. There is a broken poly pipe in Zone 2 on the north side of the soccer field parking lot. I believe Yellowstone has already provided a proposal for its repair. This needs to be fixed.

Soccer Field, UMRR Monuments & Hedge, Fernwalk

30. Eradicate asphalt crack weeds in the soccer field parking lot.

31. These ornamental grasses on the northbound lanes of GreyHawk Blvd. near the gates have already been sprayed, they just need to be cut to the ground. (Pic 31)

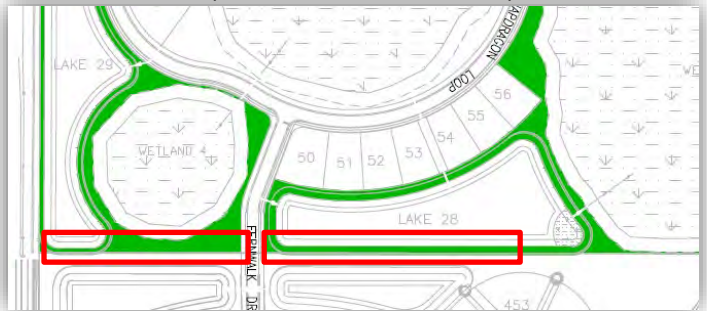


34. We are documenting a leaning tree on the west ROW of GHBlvd. just north of the north leg of Lavender Loop. If it begins to lean more, we will recommend a removal. (Pic 34)



35. Remove a hanging branch from a tree on the southbound lanes of Fernwalk Dr. between Snapdragon and Petunia Terrace.

36. The hanging moss needs to be removed from the trees in these double planted buffers at Fernwalk. (see below & Pic 36>)



32. Both monuments at UMRR will now contain nothing but annual flowers.

33. Is irrigation 100% along this Viburnum hedge at UMRR? So many of these plants are struggling and see-thru. Please provide the latest wet check report for this area. If irrigation isn't the issue, what is. Diagnose and treat accordingly. (Pic 33)



Petunia Cul-de-Sac, 117th Street, Rosemary Park

37. The maintenance outside the PVC fence at the Petunia cul-de-sac is much improved. However, there are sections of Sandankwa Viburnum that are not near as tall as others. Is the irrigation working throughout the entire drip system? Please provide the latest wet check report for this area. (Pic 37)



38. Yellowstone needs to provide a very thorough update regarding the irrigation along 117th Street. Although there have been small areas where hedges were thinning in the past, there are now very long expanses where our once-thriving hedges are failing. I feel this is a very serious situation and needs immediate attention. As a reminder, all irrigation components 2" in size and smaller are Yellowstone's contractual obligation to repair without a proposal. (Pics 38a, b & c>)

39. We are still awaiting proposals from Yellowstone to fill in with turf where trees were removed in Rosemary Park.



Rosemary Park, Goldenrod Wall

40. Inspect several areas of very dry turf in Rosemary Park. We kicked on several zones here and some area are not covered very well. (Pic 40)



41. Yellowstone needs to return to a leaning Magnolia (previously straightened) in Rosemary Park and re-stake and straighten. (Pic 41)



42. As part of our irrigation zone running in Rosemary Park, we discovered a couple heads along the sidewalk were not rotating a full 180° and there were dying patches of turf because of it. We flagged these heads. (Pic 42>)

43. This area of hedges on the NE end of the wall south of Goldenrod has deteriorated rapidly. This portion has been in several past reports, however, now there are other areas of this hedge to the west between Siberian Glen and Calico Glen that are also rapidly declining. It is now being reported this zone is not working. **For how long?** Yellowstone to inspect this hedgerow irrigation thoroughly and provide a detailed report. (Pic 43)



Proposals

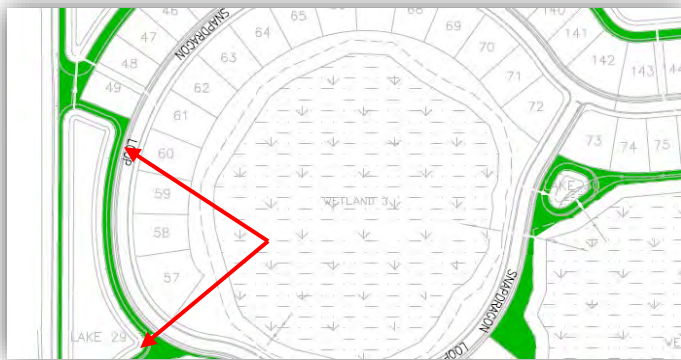
1. Yellowstone to provide a proposal to rake this area out on the east side of GreyHawk Blvd. north of Peregrine, compact and add new topsoil as required and install new St. Augustine turf. (Pic 1)



4. Yellowstone to Install & Invoice a 7 Gal., FULL *Podocarpus macrophylla* here near the entrance to the clubhouse. I do not believe these are the dwarf Pringles Podocarpus. (Pic 4)



2. Yellowstone to Install & Invoice ten (10) 3 - Gal. FULL Mammy Crotons on the north & south sides of the softball field driveway.
3. Yellowstone to provide a proposal to completely eradicate and remove what is left of the Bahia turf in the west ROW of Snapdragon along the edge of Pond 29 and install new Bahia turf. New turf shall be "cut in" 4" at the sidewalk and curb line so as to remain flush. This extends approximately 540' and is roughly 4' wide (2160 Sq. Ft.) (see below & Pic 3>)



5. We have received a proposal to remove and replace three (3) dead/dying *Viburnum* in the hedge near the southeast end of Buttercup. I will include this proposal with this report.
6. We have also previously received a proposal to install (20) 7 Gal., Sweet *Viburnum* on the berm south of Peregrin between Brambling & GreyHawk Blvd. guardhouse. The existing plants are *Viburnum suspensum* and are not thriving. I will include this proposal with this report.



Proposals

7. We have also received a proposal for the infills of Variegated Ginger in the repetitive beds along the east side of GHBlvd. I will include this in this report.
8. We have requested a proposal for the infill of eleven (11) more Wax Myrtles to fill in the perimeter of the Buttercup cul-de-sac but have not received this.
9. We have requested a proposal to fill in the voids of Sweet Viburnum along the south side of UMRR west of our entrance but have not received it.





Proposal #287273

Date: 02/28/2023

From: David Bautista

Proposal For

Greyhawk Landing CDD
 9530 Marketplace Road
 Suite 206
 Ft. Meyers, FL 33912

main:
 mobile:

Location

12350 Mulberry Avenue
 Bradenton, FL 34212

Property Name: Greyhawk Landing CDD

Sweet Viburnum 7gal Buttercup.

Terms: Net 45

DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
General Labor	2.00	\$45.00	\$90.00
Sweet Viburnum 7gal	3.00	\$55.00	\$165.00
Mulch (Cocoa Mulch)	2.00	\$8.00	\$16.00
Irrigation Labor	1.00	\$55.00	\$55.00

Client Notes

Three 7gal Sweet Viburnum shrub line on buttercup.

	SUBTOTAL	\$326.00
Signature	SALES TAX	\$0.00
x	TOTAL	\$326.00

Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate.
 Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.



Proposal #260066

Date: 02/28/2023

From: David Bautista

Proposal For

Greyhawk Landing CDD
 9530 Marketplace Road
 Suite 206
 Ft. Meyers, FL 33912

main:
 mobile:

Location

12350 Mulberry Avenue
 Bradenton, FL 34212

Property Name: Greyhawk Landing CDD

Sweet Suspensum Peregrin CIR

Terms: Net 45

DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
General Labor	8.00	\$45.00	\$360.00
Sweet Viburnum 7gal.	20.00	\$64.29	\$1,285.70
Irrigation Labor	1.00	\$55.00	\$55.00
Mulch (Cocoa Mulch)	10.00	\$8.00	\$80.00

Client Notes

Sweet Viburnum to fill in void to continue formal look of shrub line.

	SUBTOTAL	\$1,780.70
Signature	SALES TAX	\$0.00
x	TOTAL	\$1,780.70

*Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate.
 Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.*



Proposal #291446

Date: 03/08/2023

From: David Bautista

Proposal For

Greyhawk Landing CDD
 9530 Marketplace Road
 Suite 206
 Ft. Meyers, FL 33912

main:
 mobile:

Location

12350 Mulberry Avenue
 Bradenton, FL 34212

Property Name: Greyhawk Landing CDD

Grey Hawk Blv east berm. Gingers.

Terms: Net 45

DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
General Labor	24.00	\$45.00	\$1,080.00
Variegated Ginger 3gal.	135.00	\$35.00	\$4,725.00
Pallet-Cocoa Mulch.	1.00	\$616.00	\$616.00
Irrigation Labor	2.00	\$55.00	\$110.00

Client Notes

These Gingers are for filling in voided areas on Greyhawk Blv Berm to help continue uniform look of berm.

	SUBTOTAL	\$6,531.00
Signature	SALES TAX	\$0.00
x	TOTAL	\$6,531.00

Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate.
 Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.

Tab 2



GREYHAWK LANDING
GREYHAWK LANDING COMMUNITY DEVELOPMENT DISTRICT
FIELD MANAGER MONTHLY REPORT

Carleen FerroNyalka - May 2023

Landscaping Weekly Meetings Update:

Weekly Meetings held on: 4/26, 5/2, 5/10, 5/17

Met with John Toborg and David for the May landscape inspection; John to provide David the report for follow-up.

Pending irrigation repairs needed for drip line on Goldenrod Ave and 117th ST E hedge lines. Decoders replaced Greyhawk Blvd shrub line.

Flower change out completed May 15th

Items to be addressed by Yellowstone that are pending:

Aquatics Update

Ponds are being treated for algae and mosquito fern/duckweed.

Fish kill on pond 24 on 5/15/23. DO levels to be tested again and fish cleaned up. Aerator proposals requested for CDD meeting.

Gate Update:

Loop detector replaced in Upper Manatee visitor gate operator.

Tightened belts/bolts on all gates (maintenance, Ed).

CDD Facilities Update:

Operations/Maintenance Accomplishments for the month of May 2023:

1. **ASAP Fence and Gate scheduled to install pickleball fencing week of 5/22.**
2. Painting Squad painted aluminum fencing around the clubhouse.
3. AC unit in fitness center approved for replacement with Integrity AC. Scheduled for 5/16.
4. Met with Stahlman Irrigation to go over possible irrigation projects in 2023.
5. Painted guardhouse wall where new desk was placed (Maintenance, Ed).
6. Back-filled low areas along nature trails (Maintenance, Ed).
7. Drug baseball field clay (Maintenance, Ed).
8. Roof repairs for Rec Center to be scheduled following receipt of deposit. Requested tile roof samples for reroof.
9. Firebush removed from Mulberry Ave roundabout, flowers added.
10. Request proposals for possible 2023 budget projects including retrofitting the remaining 60 lights on Greyhawk Blvd to LED, replacing gym flooring with rubber, and artificial turf for the playgrounds.
11. Complete ongoing RFID database transfers and begin RFID programming.

CDD Facilities:

Accomplishments

Recreation Center	Clubhouse
Ordered parts for treadmill out of order	Removed signs/bug sprayers for painters
Ordered new score posts for tennis courts (back-ordered until August).	Cleaned exterior windows
Replaced foam rollers on courts	Window shades installed
Changed out light bulbs above treadmills	

Pending Items

Recreation Center	Clubhouse

Maintenance and Operations

Pending Projects Update:

- Schedule electrical, irrigation, and landscape installation for pickleball courts following final grade.

Recommendations for the Board of Supervisors:

Tab 3

Exhibit "A"

Greyhawk Nature Trail Repair

Bid Form 4.28.23

				ANJ Excavation		Infinity Construction	
Bid Item	Description	Quantity	Unit	Unit Price	Total	Unit Price	Total
1	Grind and re-grind of raised sidewalk joints	21	EA	52.00	1,092.00	50.00	1,050.00
2*	Remove and replace 6' wide sidewalk, including backfilling and compacting undermined areas	77	LF	65.00	5,005.00	72.00	5,544.00
3	Remove and replace 1.5' x 5" wide sidewalk with #4 dowels (12") at lot 21/22 Natureview Circle, including backfilling and compacting undermined areas	1	LS	100.00	100.00	150.00	150.00
4	Furnish & install 4' x 6' slab with ADA mat on Ragdoll Run	2	EA	538.00	1,076.00	538.00	1,076.00
5	Removed broken add-on section at nature trail junction south of Daisy Place cul-de-sac, create new radius section	1	EA	375.00	375.00	500.00	500.00
6	Remove and replace 18" triangle with 2-#4 dowels (12")	2	EA	120.00	240.00	75.00	150.00
7	Remove and replace 24" triangle with 2-#4 dowels (12")	1	EA	120.00	120.00	180.00	180.00
8	Remove and replace 2'x4' rectangle with 2- 12" #4 dowels lot 27 Raven Terr	1	LS	150.00	150.00	116.00	116.00
9	Remove and replace 6.5'x3' rectangle with 2- 12" #4 dowels north of Daisy Pl	1	EA	234.00	234.00	254.00	254.00
10	Remove and replace 2.5'x9' rectangle with 2- 12" #4 dowels lot 16 Naturview Circle	1	EA	270.00	270.00	290.00	290.00
11	Remove and replace 3'x9' rectangle with 2- 12" #4 dowels lot 17/18 Naturview Circle	1	EA	324.00	324.00	344.00	344.00
12	Add fill along nature trail with 1' flat area 2" below top of slab then 1:3 slope down to natural grade at lot 270 Chantilly Trail	10	LF	29.00	290.00	20.00	200.00
13	Add fill along nature trail with 1' flat area 2" below top of slab then 1:3 slope down to natural grade at lot 281/282 Chantilly Trail	30	LF	29.00	870.00	20.00	600.00
14	Cut swale +/- 20' long behind lot 339 Siamese Glen with 1' wide bottom and 1:4 side slopes, refer to photo and map for exact location	1	LS	600.00	600.00	500.00	500.00
15	Add fill, approximately 4'x6' area adjacent to nature trail and add bahia sod at lot 19 Petrel Trail	1	LS	100.00	100.00	300.00	300.00
16	Add fill along east side of nature trail with 2' flat area 2" below top of slab then 1:3 slope down to natural grade at lot 18 Petrel Trail	25	LF	29.00	725.00	20.00	500.00
17	Add fill along east side of nature trail with 2' flat area 2" below top of slab then 1:3 slope down to natural grade at lot 15/16 Petrel Trail	20	LF	29.00	580.00	20.00	400.00
18	Add fill along east side of nature trail with 2' flat area 2" below top of slab then 1:3 slope down to natural grade at lot 19/20 Petrel Trail	25.0	LF	29.00	725.00	20.00	500.00
19	Remove and replace settled panel on north side of bridge located south of the Mulberry clubhouse area, add backfill under slab and compact	1	LS	130.00	130.00	500.00	500.00
20	Miscellaneous cleanup and work	1	LS	100.00	100.00	0.00	0.00
Total					\$13,106.00		\$13,154.00

item 2* trim tree roots as needed

6

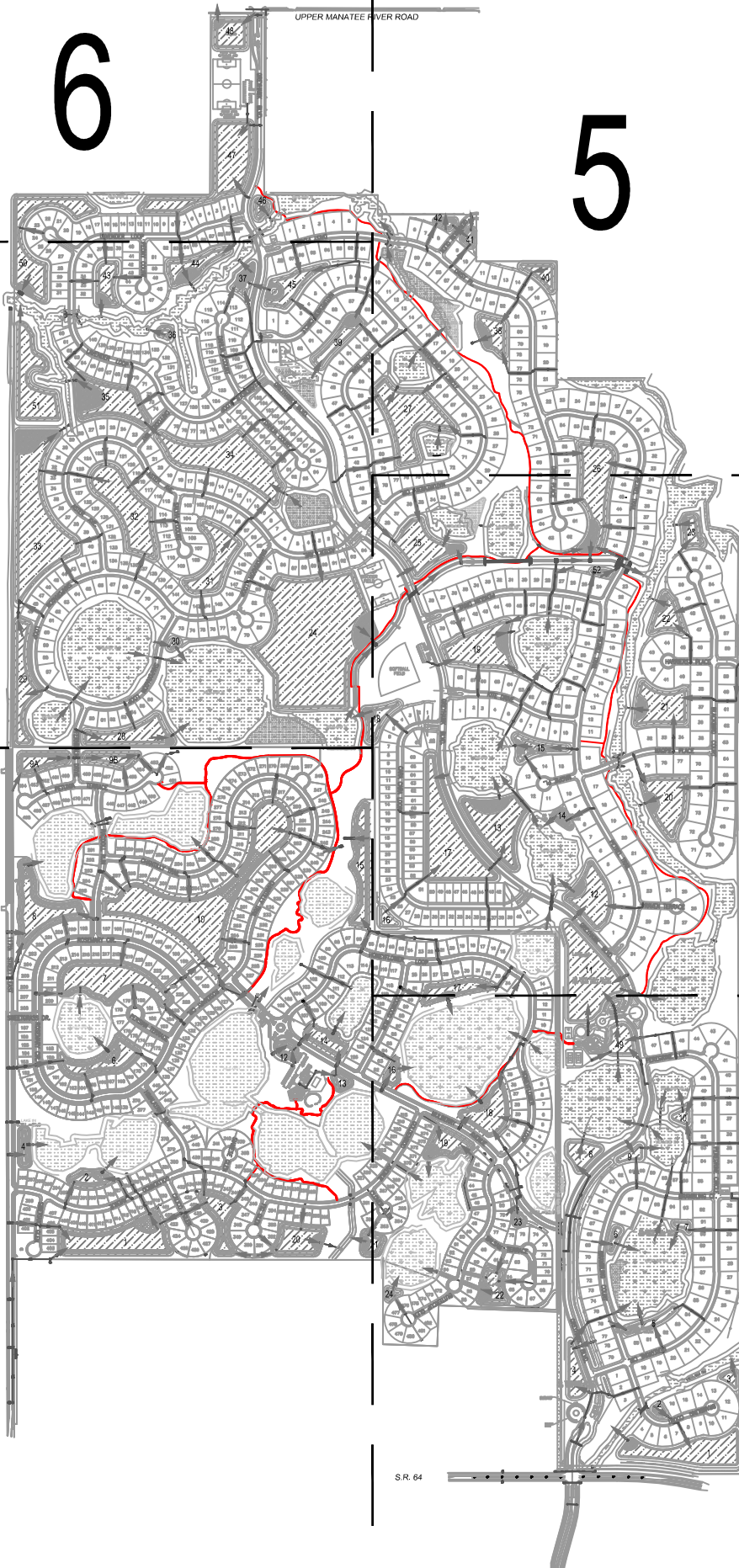
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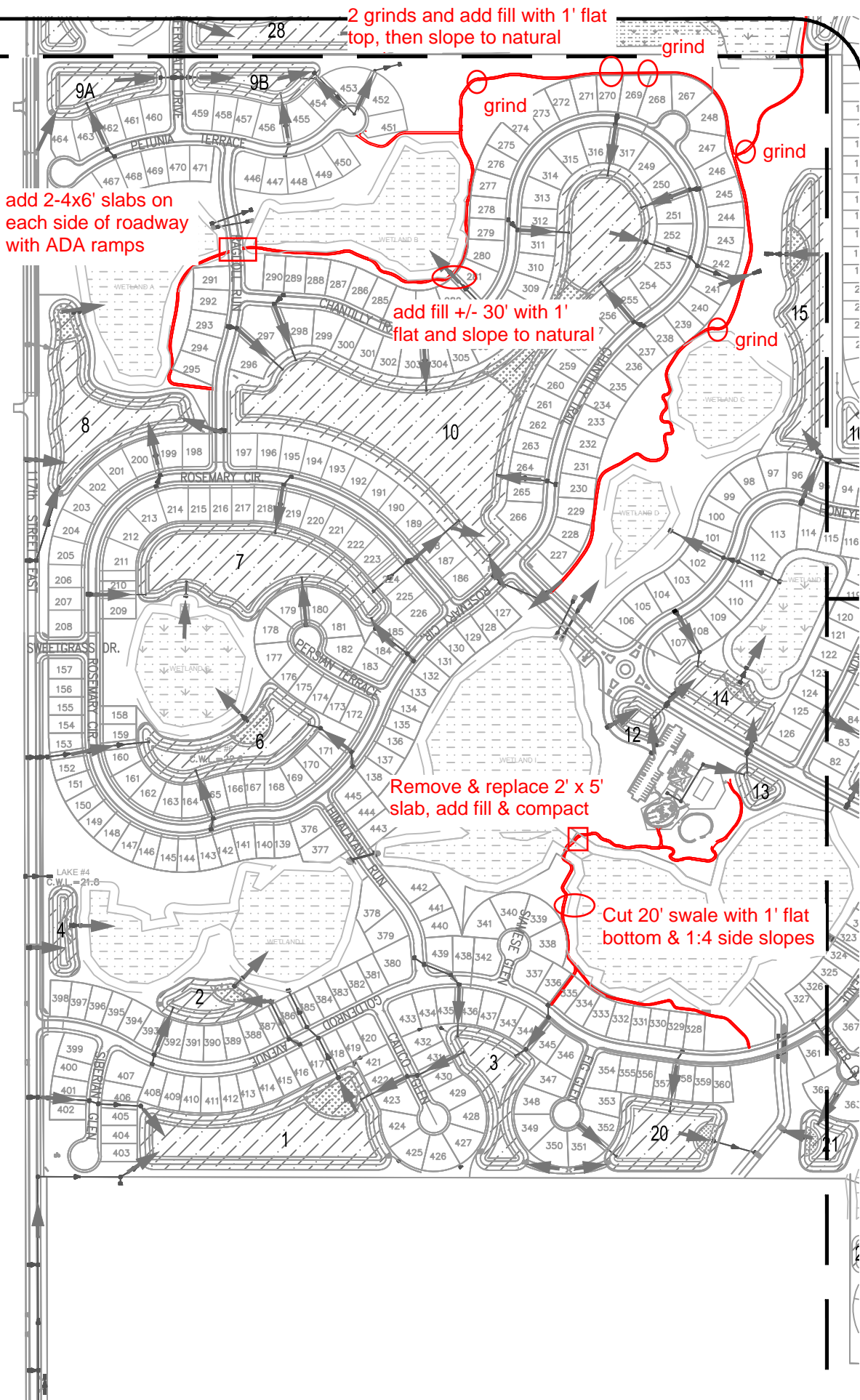
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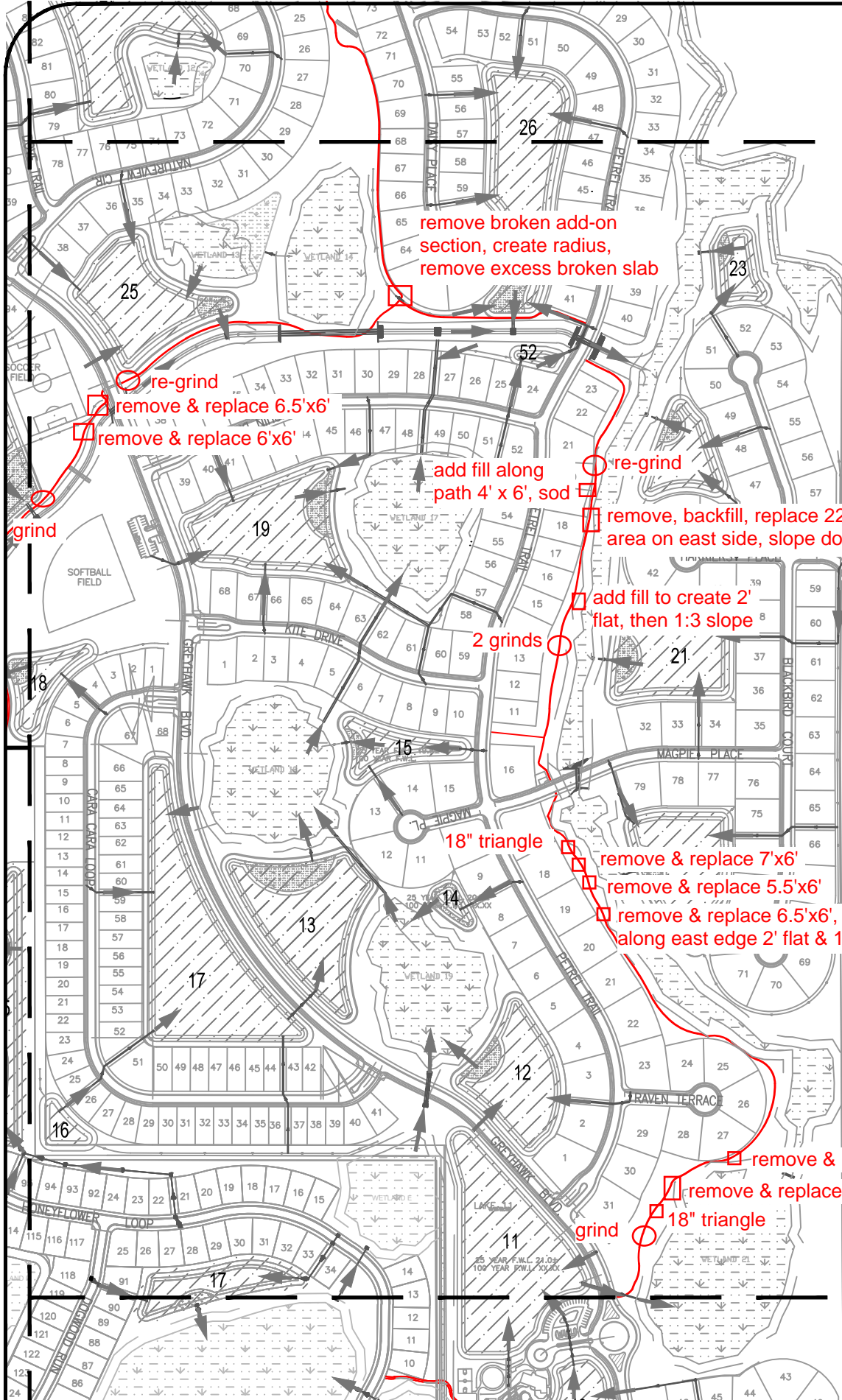


GREYHAWK CDD

Schappacher
Engineering, LLC

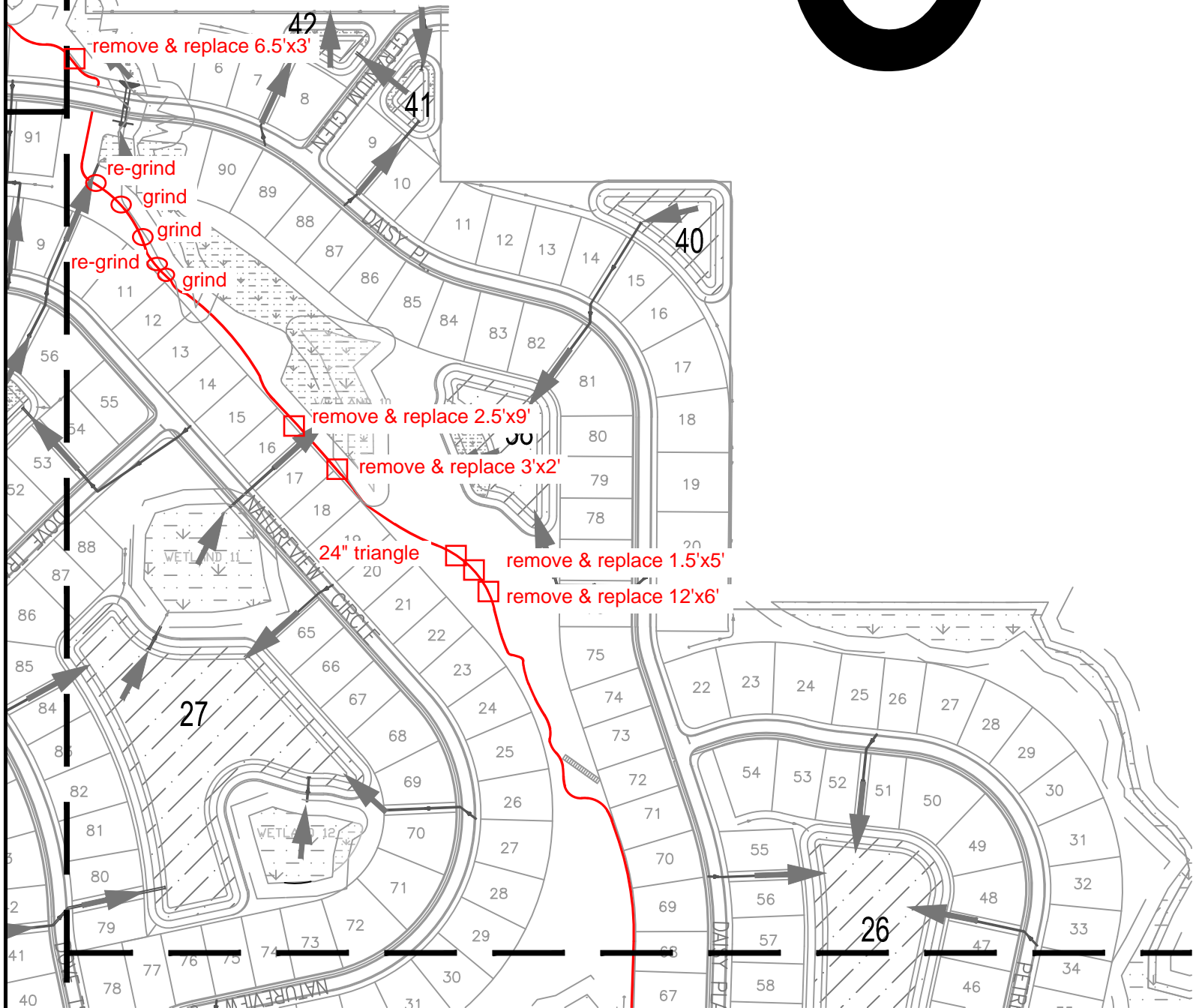
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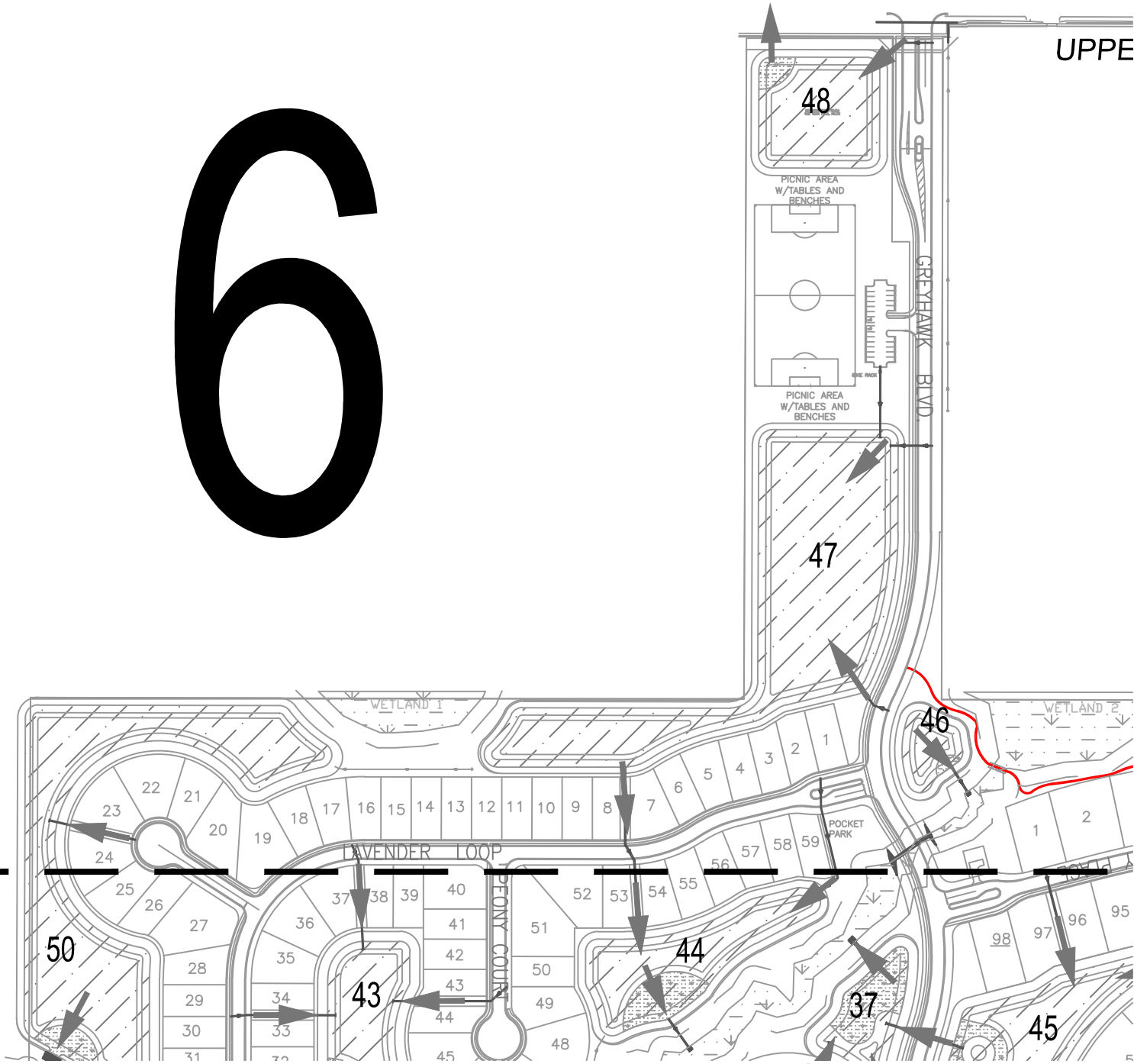


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GREYHAWK CDD

*Schappacher
Engineering, LLC*



Grind on east side of Chantilly



Grind near sports fields



Grind on east side of Chantilly



6' x 6' replacement near sports fields



6.5' x 6' replacement near sports fields and Greyhawk Blvd



Add fill 4' x 6' area and sod behind lot 20 on Petrel Trail



Remove and reconfigure connection point south of Daisy Place



Add fill 4' x 6' area and sod behind lot 20 on Petrel Trail



Remove & replace 22' x 6' at lot 18 Petrel Trail and add fill at edge



Grinds behind lot 14 Petrel Trail



Add fill along east edge at lot 15/16 Petrel Trail



Remove & replace 18" triangle at lot 18 on Petrel Trail s/o Maggie



Remove & replace 7' x 6' at lot 18 Petrel Trail s/o Magpie



Remove & replace 6.5' x 6' at lot 19/20 Petrel s/o Magpie



Remove & replace 5.5' x 6' at lot 19 Petrel Trail s/o Magpie



Saw cut and replace 4' x 2' section lot 27 Raven Terrace



Remove & replace 2.5' x 6'; 6' x 6'; 2.5' x 6' lot 30 Petrel Trail



Grind at lot 31 Petrel Trail



Remove & replace 18" triangle lot 31 Petrel Trail



Grind just east of Honeyflower Loop



Missing ADA Ramp east side of Honeyflower Loop



Add fill along edge +/- 45' at Petunia Terrace



Remove & replace 2' x 5' wedge, add backfill under slab



Grind east of Petunia Terrace



Grinds and add fill lot 270 Chantilly Trail



Grinds at lot 268 Chantilly Trail



Grinds and add fill lot 270 Chantilly Trail



Add fill along edge +/- 30' at lot 281 Chantilly Trail



Add ramps with handicap mats across Ragdoll Run



Remove & replace 1.5' x 5' section lot 21 Natureview Circle



Remove & replace 12' x 6' lot 22 Natureview Circle



Remove & replace 24" triangle at lot 21 Natureview Circle



Remove & replace 3' x 2' section at lot 17/18 Natureview Circle



Grinds at lot 11 Natureview Circle



Remove & replace 9' x 2.5' section lot 16 Natureview Circle



Grind at lot 10 Natureview Circle



Remove & replace 6.5' x 3' section north of Daisy Place



Location of proposed swale behind lot 339 Siamese Glen



Grinds at lot 2 Daisy Place



Location of proposed swale behind lot 339 Siamese Glen

Tab 4

Exhibit "A"

Greyhawk CDD Vegetation Removal

Bid Tabulation Form 5.12.23

				ANJ Excavation		Crosscreek Environmental	
Bid Item	Description	Quantity	Unit	Unit Price	Total	Unit Price	Total
1	Brambling Court- clear 20' of vegetation upstream and downstream of headwalls	1	LS	700.00	700.00	1,325.00	1,325.00
2	Ragdoll Run- clear 30'x15' of vegetation upstream and downstream	1	LS	950.00	950.00	1,500.00	1,500.00
3	Magpie Place- clear 20' of vegetation upstream and downstream of headwalls	1	LS	700.00	700.00	1,325.00	1,325.00
4	Miscellaneous cleanup and work	1	LS	100.00	100.00	0.00	0.00
Total				\$2,450.00		\$4,150.00	

**Contractor to use Garlan or similar product to apply to all areas to help prevent future growth*



Cut vegetation 20' upstream and downstream- Brambling Court



Clear 20' vegetation upstream and downstream- Magpie Place

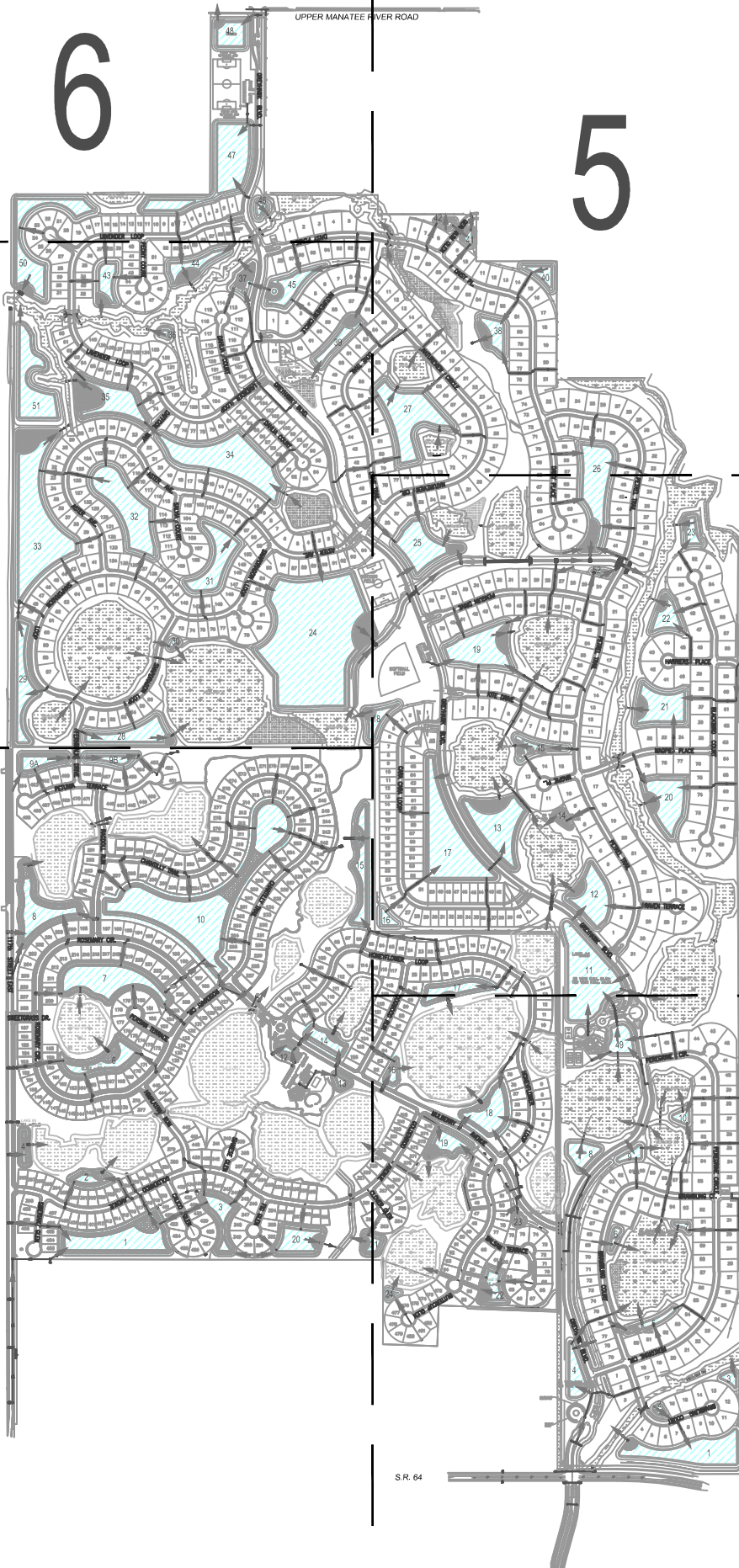


Cut vegetation 20' upstream and downstream- Brambling Court



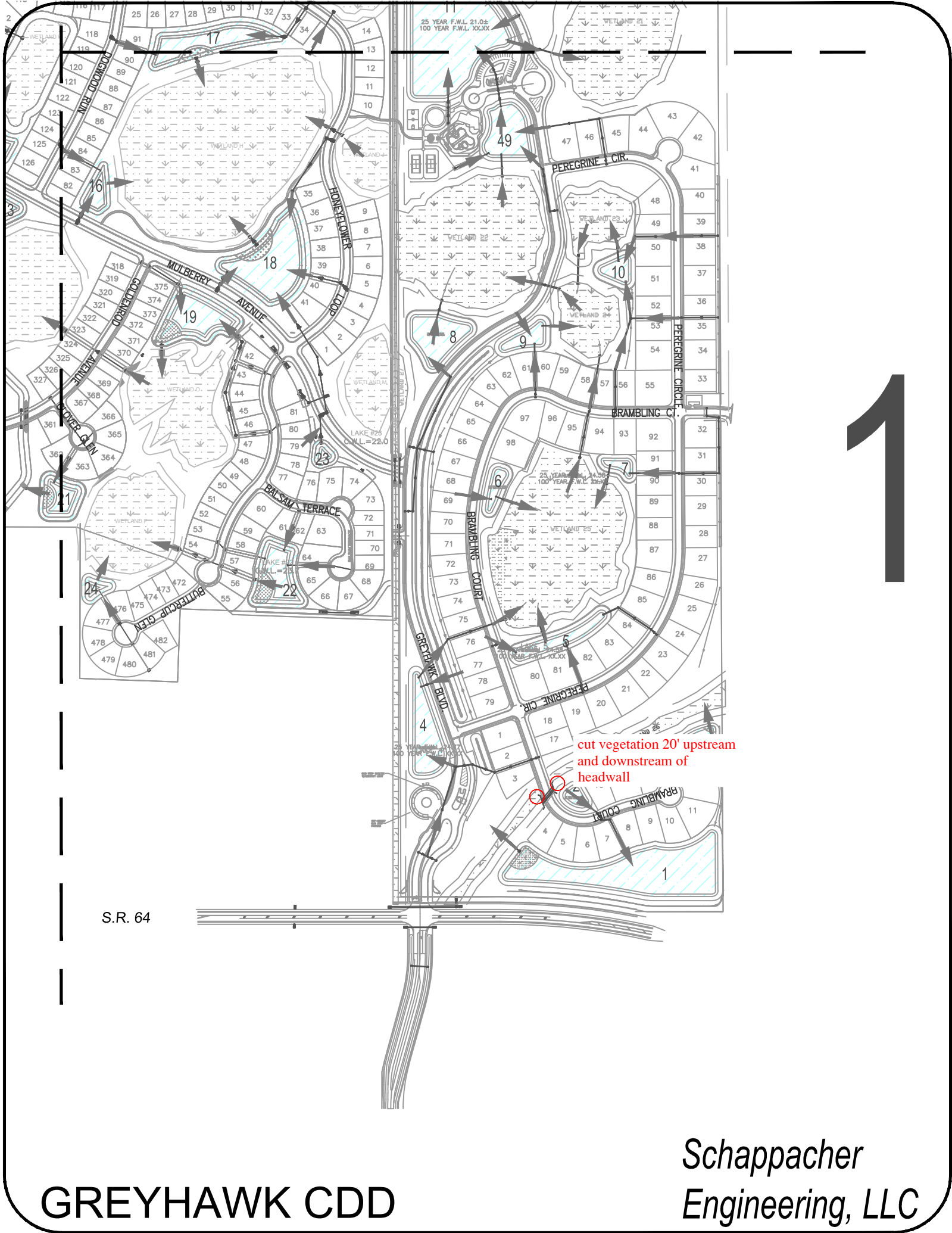
Clear 20' vegetation upstream and downstream- Magpie Place

Greyhawk Landing CDD – Vegetation Removal – April 2023



GREYHAWK CDD

Schappacher
Engineering, LLC

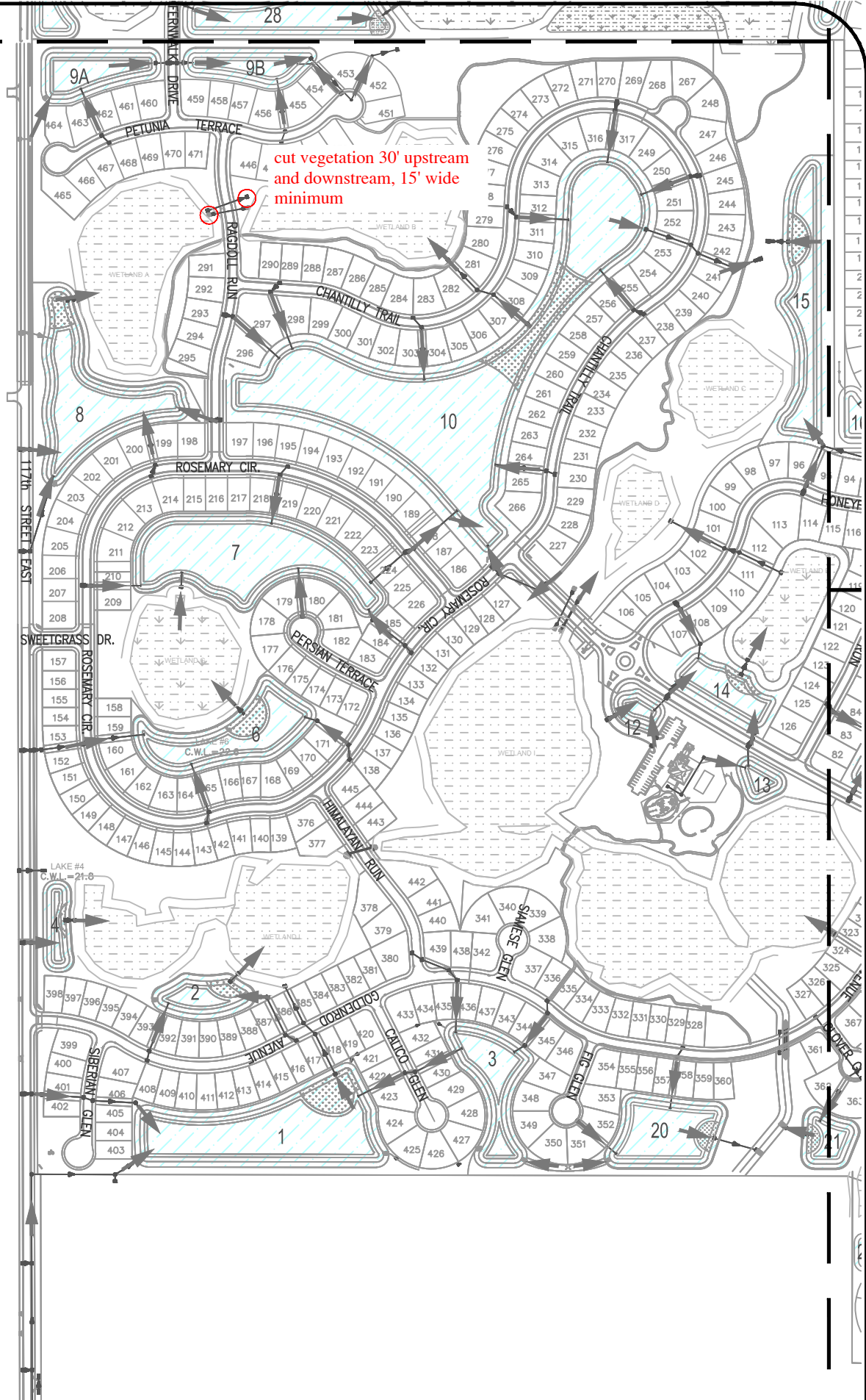


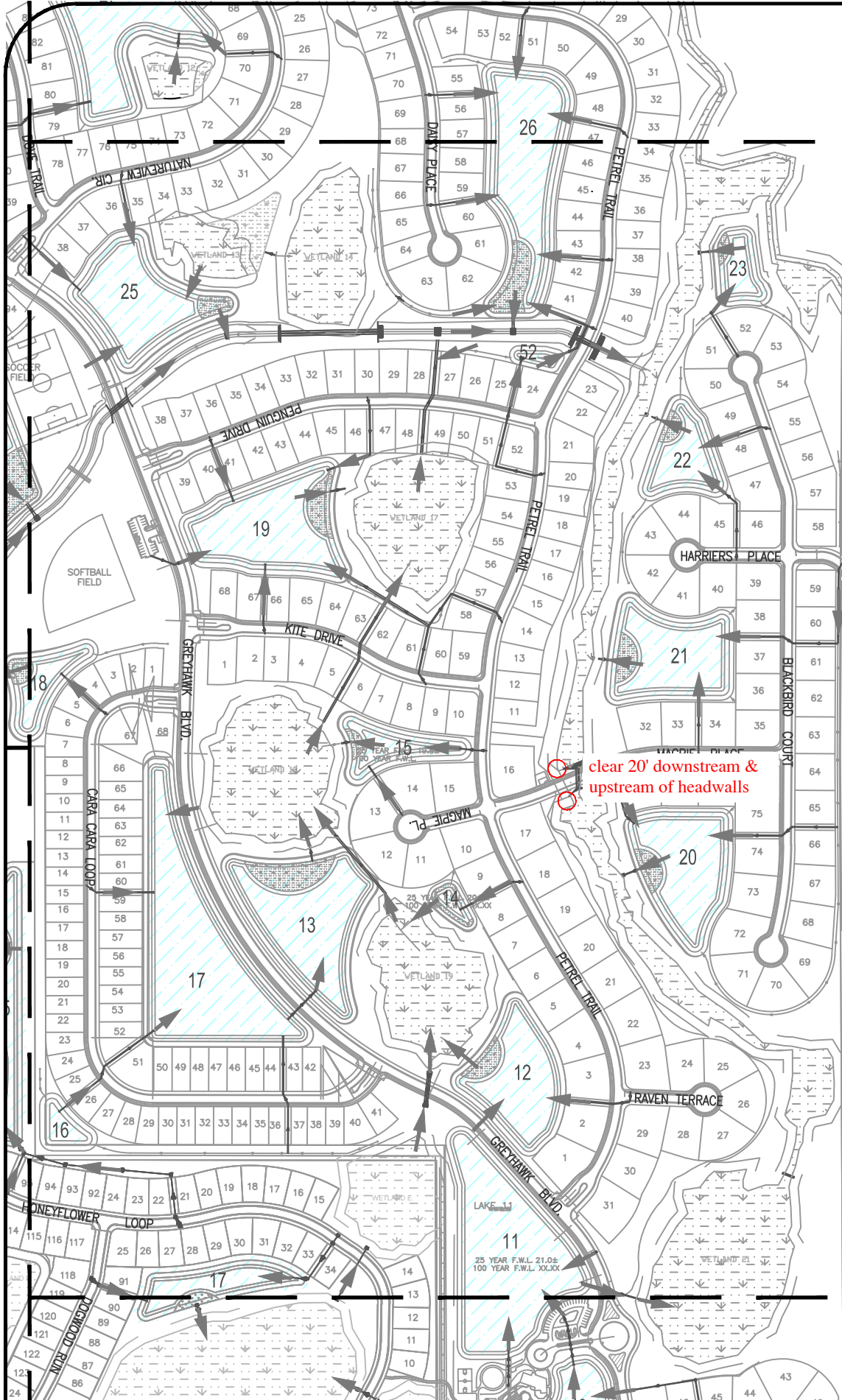
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GREYHAWK CDD

Schappacher
Engineering, LLC

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Tab 5

RECEIVED
APR 21 2023



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

David P. Persson**
Andrew H. Cohen
Kelly M. Fernandez*
Maggie D. Mooney*
R. David Jackson*
Regina A. Kardash*
Lori M. Dorman∞
Daniel P. Lewis

* Board Certified City, County and Local Government Law
** Of Counsel
∞ Also licensed in Colorado

Telephone (941) 306-4730
Facsimile (941) 306-4832
Email: acohen@flgovlaw.com

Reply to: Venice

April 18, 2023

Belinda Blandon, District Manager
Rizzetta & Company, Inc.
3434 Colwell Avenue, Suite 200
Tampa, FL 33614

RE: CPI Attorney Fees - Greyhawk Landing Community Development District

Dear Belinda:

Pursuant to our fee agreement with the Greyhawk Landing Community Development District, our hourly rate is adjusted annually on October 1 by the Consumer Price Index ("CPI") established for the preceding year in February. As in past years, we are providing a reminder early in order that the District may have ample time to consider what, if any, effect the CPI has upon the District's next year's budget. While the applicable CPI for this year's adjustment is 6%, as I did last year, I have elected to reduce the CPI increase to 5%. We have all been affected by rapidly rising costs for goods and services, but I appreciate and recognize our long-standing relationship with the District and believe this reduced CPI increase is fair to both parties. The adjusted hourly rate we are requesting is as follows: \$289.00 per hour.

Lakewood Ranch
6853 Energy Court
Lakewood Ranch, Florida 34240

Venice
236 Pedro Street
Venice, Florida 34285

Thank you for your attention to this matter. As always, should you have any questions, please feel free to contact me.

Sincerely,

A handwritten signature in black ink, appearing to read "Andrew H. Cohen". The signature is fluid and cursive, with the first name "Andrew" being the most prominent.

Andrew H. Cohen
Signed electronically

AHC:mk

cc: James Hengel, Chairman

Tab 6



Rizzetta & Company

UPCOMING DATES TO REMEMBER

- **Next Meeting:** June 22, 2023
- **FY 2021-2022 Audit Completion Deadline:** June 30, 2023
- **Next Election (Seats 2, & 4):** Tuesday, November 5, 2024

**District
Manager's
Report**

May 17

2023

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<u>FINANCIAL SUMMARY</u>		<u>4/30/2023</u>
General Fund Cash & Investment Balance		\$533,200
Reserve Fund Investment Balance		\$160,275
Debt Service Fund Investment Balance		\$1,491,903
Capital Projects Fund Investment Balance		\$2,041,476
Total Cash and Investment Balances		\$4,226,854
General Fund Expense Variance:	\$25,362	Under Budget



Rizzetta & Company

FEMA Update:

We continue to meet with FEMA on a weekly basis. Right now, everything is under review. We will provide the Board with updates as we receive them.

Budget Workshop: As a reminder we will be holding a budget workshop prior to the onset of the upcoming meeting. DM will be sending all budget materials to the Board for review and consideration.

Tab 7



Rizzetta & Company

Greyhawk Landing Community Development District

**Financial Statements
(Unaudited)**

April 30, 2023

Prepared by: Rizzetta & Company, Inc.

greyhawkcdd.org
rizzetta.com

Greyhawk Landing Community Development District

Balance Sheet

As of 04/30/2023

(In Whole Numbers)

	General Fund	Reserve Fund	Debt Service Fund	Capital Project Fund	Total Gvmnt Fund	Fixed Assets Group	Long-Term Debt
Assets							
Cash In Bank	589,866	0	18,235	0	608,101	0	0
Investments	533,200	1,610,275	1,491,903	2,041,476	5,676,854	0	0
Accounts Receivable	21,336	0	10,647	0	31,983	0	0
Prepaid Expenses	2,074	0	0	0	2,074	0	0
Refundable Deposits	9,130	0	0	0	9,130	0	0
Due From Other	52,948	0	0	0	52,948	0	0
Fixed Assets	0	0	0	0	0	28,190,165	0
Amount Available in Debt Service	0	0	0	0	0	0	1,520,785
Amount To Be Provided Debt Service	0	0	0	0	0	0	10,092,215
Total Assets	1,208,554	1,610,275	1,520,785	2,041,476	6,381,090	28,190,165	11,613,000
Liabilities							
Accounts Payable	47,464	0	0	0	47,464	0	0
Accrued Expenses	13,265	0	0	0	13,265	0	0
Other Current Liabilities	100	0	0	0	100	0	0
Due To Other	0	4,841	0	48,106	52,947	0	0
Revenue Bonds Payable-Long Term	0	0	0	0	0	0	11,613,000
Deposits Payable	5,250	0	0	0	5,250	0	0
Total Liabilities	66,079	4,841	0	48,106	119,026	0	11,613,000
Fund Equity & Other Credits							
Beginning Fund Balance	371,684	1,350,629	683,246	2,293,659	4,699,218	0	0
Investment In General Fixed Assets	0	0	0	0	0	28,190,165	0
Net Change in Fund Balance	770,791	254,805	837,539	(300,289)	1,562,846	0	0
Total Fund Equity & Other Credits	1,142,475	1,605,434	1,520,785	1,993,370	6,262,064	28,190,165	0
Total Liabilities & Fund Equity	1,208,554	1,610,275	1,520,785	2,041,476	6,381,090	28,190,165	11,613,000

See Notes to Unaudited Financial Statements

Greyhawk Landing Community Development District

Statement of Revenues and Expenditures

As of 04/30/2023

(In Whole Numbers)

	Year Ending 09/30/2023	Through 04/30/2023	Year To Date 04/30/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Revenues				
Interest Earnings				
Interest Earnings	0	0	895	(895)
Special Assessments				
Tax Roll	1,797,989	1,797,989	1,808,395	(10,406)
Other Misc. Revenues				
Miscellaneous Revenue	0	0	6,737	(6,737)
Total Revenues	1,797,989	1,797,989	1,816,027	(18,038)
Expenditures				
Legislative				
Supervisor Fees	7,200	4,200	5,000	(800)
Total Legislative	7,200	4,200	5,000	(800)
Financial & Administrative				
Administrative Services	4,680	2,730	2,730	0
District Management	23,400	13,650	13,650	0
District Engineer	40,000	23,333	22,867	466
Disclosure Report	1,000	1,000	1,100	(100)
Trustees Fees	11,530	11,530	9,927	1,603
Assessment Roll	5,200	5,200	5,200	0
Financial & Revenue Collections	4,160	2,427	2,426	0
Accounting Services	19,760	11,527	11,527	0
Auditing Services	3,425	0	0	0
Arbitrage Rebate Calculation	1,000	1,000	500	500
Public Officials Liability Insurance	3,730	3,730	3,341	389
Legal Advertising	2,300	1,341	293	1,050
Miscellaneous Mailings	400	234	1,616	(1,384)
Bank Fees	0	0	264	(263)
Dues, Licenses & Fees	175	175	175	0
Miscellaneous Fees	300	175	0	175
Website Hosting, Maintenance, Backup & Email	3,998	2,973	2,972	0
Total Financial & Administrative	125,058	81,025	78,588	2,436
Legal Counsel				
District Counsel	41,000	23,917	16,530	7,387
Total Legal Counsel	41,000	23,917	16,530	7,387
Security Operations				
Security Camera Maintenance	3,300	1,925	4,582	(2,656)
Security Monitoring Services	6,412	3,740	7,090	(3,351)

See Notes to Unaudited Financial Statements

Greyhawk Landing Community Development District

Statement of Revenues and Expenditures

As of 04/30/2023

(In Whole Numbers)

	Year Ending 09/30/2023	Through 04/30/2023	Year To Date 04/30/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Facility A/C & Heating Maintenance & Repair	500	292	0	292
Guard & Gate Facility Maintenance & Repair	5,700	3,325	4,476	(1,151)
Miscellaneous Operating Supplies	500	291	0	292
Security Services & Patrols	409,661	238,970	168,128	70,841
Total Security Operations	426,073	248,543	184,276	64,267
Electric Utility Services				
Utility Services	32,000	18,666	14,806	3,861
Utility - Recreation Facilities	40,000	23,334	27,067	(3,733)
Utility - Street Lights	8,000	4,667	6,056	(1,390)
Total Electric Utility Services	80,000	46,667	47,929	(1,262)
Gas Utility Service				
Utility Services	220	128	90	38
Total Gas Utility Service	220	128	90	38
Garbage/Solid Waste Control Services				
Garbage - Recreation Facility	8,000	4,667	4,428	240
Total Garbage/Solid Waste Control Services	8,000	4,667	4,428	240
Water-Sewer Combination Services				
Utility Services	13,000	7,583	9,917	(2,334)
Total Water-Sewer Combination Services	13,000	7,583	9,917	(2,334)
Stormwater Control				
Aquatic Maintenance	46,440	27,090	27,590	(500)
Lake/Pond Bank Maintenance & Repair	7,000	4,083	0	4,083
Wetland Monitoring & Maintenance	22,685	13,233	0	13,233
Fountain Service Repair & Maintenance	3,000	1,750	2,175	(425)
Aquatic Plant Replacement	3,000	1,750	0	1,750
Stormwater System Maintenance	4,000	2,334	0	2,333
Miscellaneous Expense	500	291	0	292
Midge Fly Treatments	10,000	5,834	0	5,833
Wetland Invasive Areas Maintenance	25,500	14,875	20,700	(5,825)
Total Stormwater Control	122,125	71,240	50,465	20,774
Other Physical Environment				
Employee - Salaries	194,096	113,222	104,703	8,520
Employee - Workers Comp Insurance	0	0	850	(850)
Property Insurance	15,523	15,523	15,501	22
General Liability Insurance	4,747	4,747	3,644	1,103
Entry & Walls Maintenance & Repair	8,000	4,667	895	3,772
Landscape Maintenance	371,947	216,969	220,566	(3,597)

See Notes to Unaudited Financial Statements

Greyhawk Landing Community Development District

Statement of Revenues and Expenditures

As of 04/30/2023

(In Whole Numbers)

	Year Ending	Through	Year To Date	
	09/30/2023	04/30/2023	04/30/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Well Maintenance	3,000	1,750	0	1,750
Tree Trimming Services	5,000	2,917	4,625	(1,709)
Landscape Replacement Plants, Shrubs, Trees	30,000	17,500	13,050	4,450
Landscape Inspection Services	3,200	1,867	2,400	(533)
Landscape - Annuals/Flowers	15,000	8,750	10,381	(1,630)
Fire Ant Treatment	6,000	3,500	0	3,500
Holiday Decorations	13,200	13,200	13,648	(448)
Landscape - Mulch	35,000	20,416	24,606	(4,190)
Miscellaneous Expense	500	292	0	291
Irrigation Maintenance	12,000	7,000	14,695	(7,694)
Hurricane Related Expenses	0	0	96,908	(96,908)
Total Other Physical Environment	717,213	432,320	526,472	(94,151)
Road & Street Facilities				
Sidewalk Maintenance & Repair	15,000	8,750	4,675	4,075
Parking Lot Repair & Maintenance	1,500	875	0	875
Street Sign Repair & Replacement	5,000	2,917	0	2,916
Roadway Repair & Maintenance	2,500	1,458	1,100	359
Guard & Gate Facility Maintenance & Re- pair	11,000	6,417	0	6,416
Street Light/Decorative Light Maintenance	30,000	17,500	13,290	4,210
Total Road & Street Facilities	65,000	37,917	19,065	18,851
Parks & Recreation				
Furniture Repair & Replacement	2,400	1,400	0	1,400
Facility Supplies	6,000	3,500	418	3,083
Pool Service Contract	43,200	25,200	26,200	(1,000)
Playground Equipment & Maintenance	2,000	1,166	3,756	(2,590)
Maintenance & Repairs	29,000	16,917	17,664	(748)
Vehicle Maintenance	2,600	1,517	3,891	(2,373)
Clubhouse Janitorial Services	10,000	5,833	5,313	520
Pool/Water Park/Fountain Maintenance	1,000	584	480	104
Pest Control & Termite Bond	700	408	1,019	(612)
Clubhouse Miscellaneous Expense	4,200	2,450	10,745	(8,294)
Pool Repairs	15,000	8,750	7,230	1,520
Tennis Court Maintenance & Supplies	5,000	2,917	6,738	(3,821)
Athletic Court/Field/Playground Mainte- nance & Repair	8,000	4,666	1,585	3,081
Basketball Court Maintenance & Supplies	3,000	1,750	3,117	(1,367)
Dock Repairs and Maintenance	3,000	1,750	0	1,750
Cable & Internet	14,500	8,459	6,898	1,560
Fitness Equipment Maintenance & Repair	7,500	4,375	2,817	1,558
Office Supplies	6,000	3,500	880	2,621

See Notes to Unaudited Financial Statements

Greyhawk Landing Community Development District

Statement of Revenues and Expenditures

As of 04/30/2023

(In Whole Numbers)

	Year Ending 09/30/2023 Annual Budget	Through 04/30/2023 YTD Budget	Year To Date 04/30/2023 YTD Actual	YTD Variance
Total Parks & Recreation	163,100	95,142	98,751	(3,608)
Contingency				
Miscellaneous Contingency	30,000	17,500	3,975	13,524
Total Contingency	30,000	17,500	3,975	13,524
Total Expenditures	1,797,989	1,070,849	1,045,486	25,362
Total Excess of Revenues Over(Under) Expenditures	0	727,140	770,541	(43,400)
Total Other Financing Sources(Uses)				
Prior Year AP Credit				
Prior Year Adjustment	0	0	250	(250)
Total Other Financing Sources(Uses)	0	0	250	(250)
Fund Balance, Beginning of Period	0	0	371,684	(371,685)
Total Fund Balance, End of Period	0	727,140	1,142,475	(415,335)

Greyhawk Landing Community Development District

Statement of Revenues and Expenditures

As of 04/30/2023

(In Whole Numbers)

	Year Ending 09/30/2023	Through 04/30/2023	Year To Date 04/30/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Revenues				
Interest Earnings				
Interest Earnings	0	0	19,391	(19,391)
Special Assessments				
Tax Roll	270,000	270,000	270,000	0
Total Revenues	<u>270,000</u>	<u>270,000</u>	<u>289,391</u>	<u>(19,391)</u>
Expenditures				
Contingency				
Capital Reserve	270,000	270,000	35,895	234,104
Total Contingency	<u>270,000</u>	<u>270,000</u>	<u>35,895</u>	<u>234,104</u>
Total Expenditures	<u>270,000</u>	<u>270,000</u>	<u>35,895</u>	<u>234,104</u>
Total Excess of Revenues Over(Under) Expenditures	<u>0</u>	<u>0</u>	<u>253,496</u>	<u>(253,496)</u>
Total Other Financing Sources(Uses)				
Gain or Loss on Investments				
Unrealized Gain/Loss on Investments	0	0	1,309	(1,309)
Total Gain or Loss on Investments	<u>0</u>	<u>0</u>	<u>1,309</u>	<u>(1,309)</u>
Total Other Financing Sources(Uses)	<u>0</u>	<u>0</u>	<u>1,309</u>	<u>(1,309)</u>
Fund Balance, Beginning of Period	<u>0</u>	<u>0</u>	<u>1,350,629</u>	<u>(1,350,629)</u>
Total Fund Balance, End of Period	<u>0</u>	<u>0</u>	<u>1,605,434</u>	<u>(1,605,434)</u>

985 Debt Service Fund S2021 Refund **Greyhawk Landing Community Development District**

Statement of Revenues and Expenditures

As of 04/30/2023

(In Whole Numbers)

	Year Ending 09/30/2023	Through 04/30/2023	Year To Date 04/30/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Revenues				
Interest Earnings				
Interest Earnings	0	0	151	(151)
Special Assessments				
Tax Roll	354,900	354,900	356,686	(1,787)
Total Revenues	<u>354,900</u>	<u>354,900</u>	<u>356,837</u>	<u>(1,938)</u>
Expenditures				
Debt Service				
Interest	67,900	67,900	34,980	32,920
Principal	287,000	287,000	0	287,000
Total Debt Service	<u>354,900</u>	<u>354,900</u>	<u>34,980</u>	<u>319,920</u>
Total Expenditures	<u>354,900</u>	<u>354,900</u>	<u>34,980</u>	<u>319,920</u>
Total Excess of Revenues Over(Under) Expenditures	<u>0</u>	<u>0</u>	<u>321,857</u>	<u>(321,857)</u>
Total Other Financing Sources(Uses)				
Interfund Transfer (Expense)				
Interfund Transfer	0	0	(2,927)	2,927
Total Other Financing Sources(Uses)	<u>0</u>	<u>0</u>	<u>(2,927)</u>	<u>2,927</u>
Fund Balance, Beginning of Period	<u>0</u>	<u>0</u>	<u>62,517</u>	<u>(62,517)</u>
Total Fund Balance, End of Period	<u>0</u>	<u>0</u>	<u>381,447</u>	<u>(381,447)</u>

Greyhawk Landing Community Development District

Statement of Revenues and Expenditures

As of 04/30/2023

(In Whole Numbers)

	Year Ending 09/30/2023	Through 04/30/2023	Year To Date 04/30/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Revenues				
Interest Earnings				
Interest Earnings	0	0	12,595	(12,595)
Special Assessments				
Tax Roll	365,332	365,332	367,171	(1,839)
Total Revenues	<u>365,332</u>	<u>365,332</u>	<u>379,766</u>	<u>(14,434)</u>
Expenditures				
Debt Service				
Interest	260,332	260,332	130,035	130,297
Principal	105,000	105,000	0	105,000
Total Debt Service	<u>365,332</u>	<u>365,332</u>	<u>130,035</u>	<u>235,297</u>
Total Expenditures	<u>365,332</u>	<u>365,332</u>	<u>130,035</u>	<u>235,297</u>
Total Excess of Revenues Over(Under) Expenditures	<u>0</u>	<u>0</u>	<u>249,731</u>	<u>(249,731)</u>
Fund Balance, Beginning of Period	<u>0</u>	<u>0</u>	<u>570,606</u>	<u>(570,606)</u>
Total Fund Balance, End of Period	<u>0</u>	<u>0</u>	<u>820,337</u>	<u>(820,337)</u>

Greyhawk Landing Community Development District

Statement of Revenues and Expenditures

As of 04/30/2023

(In Whole Numbers)

	Year Ending 09/30/2023	Through 04/30/2023	Year To Date 04/30/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Revenues				
Interest Earnings				
Interest Earnings	0	0	126	(126)
Special Assessments				
Tax Roll	311,771	311,771	313,340	(1,569)
Total Revenues	<u>311,771</u>	<u>311,771</u>	<u>313,466</u>	<u>(1,695)</u>
Expenditures				
Debt Service				
Interest	219,000	219,000	47,515	171,485
Principal	92,771	92,771	0	92,770
Total Debt Service	<u>311,771</u>	<u>311,771</u>	<u>47,515</u>	<u>264,255</u>
Total Expenditures	<u>311,771</u>	<u>311,771</u>	<u>47,515</u>	<u>264,255</u>
Total Excess of Revenues Over(Under) Expenditures	<u>0</u>	<u>0</u>	<u>265,951</u>	<u>(265,951)</u>
Total Other Financing Sources(Uses)				
Interfund Transfer (Revenue)				
Interfund Transfer	0	0	2,927	(2,927)
Total Other Financing Sources(Uses)	<u>0</u>	<u>0</u>	<u>2,927</u>	<u>(2,927)</u>
Fund Balance, Beginning of Period	<u>0</u>	<u>0</u>	<u>50,124</u>	<u>(50,124)</u>
Total Fund Balance, End of Period	<u>0</u>	<u>0</u>	<u>319,002</u>	<u>(319,002)</u>

Greyhawk Landing Community Development District

Statement of Revenues and Expenditures

As of 04/30/2023

(In Whole Numbers)

	Year Ending 09/30/2023	Through 04/30/2023	Year To Date 04/30/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Revenues				
Interest Earnings				
Interest Earnings	0	0	889	(889)
Total Revenues	<u>0</u>	<u>0</u>	<u>889</u>	<u>(889)</u>
Expenditures				
Other Physical Environment				
Improvements Other Than Buildings	0	0	301,178	(301,177)
Total Other Physical Environment	0	0	301,178	(301,177)
Total Expenditures	<u>0</u>	<u>0</u>	<u>301,178</u>	<u>(301,177)</u>
Total Excess of Revenues Over(Under) Expenditures	<u>0</u>	<u>0</u>	<u>(300,289)</u>	<u>300,289</u>
Fund Balance, Beginning of Period	<u>0</u>	<u>0</u>	<u>2,293,659</u>	<u>(2,293,659)</u>
Total Fund Balance, End of Period	<u>0</u>	<u>0</u>	<u>1,993,370</u>	<u>(1,993,370)</u>

Greyhawk Landing CDD
Investment Summary
April 30, 2023

<u>Account</u>	<u>Investment</u>	<u>Balance as of</u> <u>April 30, 2023</u>
The Bank of Tampa	Money Market	\$ 6,659
The Bank of Tampa ICS Program:		
CrossFirst Bank	Money Market	8
First Horizon Bank	Money Market	248,438
First National Bank of Omaha	Money Market	39,546
First Republic Bank	Money Market	91
NexBank	Money Market	126
Origin Western	Money Market	36,633
Western Alliance Bank	Money Market	201,699
	Total General Fund Investments	<u>\$ 533,200</u>
FL CLASS General Fund Reserve - Enhanced Cash	FL Class General Fund Reserve - Enhanced Cash - 4.9868% Monthly	\$ 442,380
The Bank of Tampa ICS Program Capital Reserve:		
CrossFirst Bank	Money Market	248,795
First Horizon Bank	Money Market	1
First National Bank of Omaha	Money Market	162,258
First Republic Bank	Money Market	165
NexBank	Money Market	77
Pacific Western	Money Market	248,806
Pinnacle Bank	Money Market	248,806
Western Alliance Bank	Money Market	46,820
The Bank of Tampa ICS Program Road Reserve:		
NexBank	Money Market	23
Origin Western	Money Market	212,144
	Total Reserve Fund Investments	<u>\$ 1,610,275</u>
US Bank S2013 Revenue	First Amer Treasury Oblig Class Y	\$ 444,729
US Bank S2013 Prepayment	First Amer Treasury Oblig Class Y	376
US Bank S2013 Reserve	First Amer Treasury Oblig Class Y	365,007
US Bank S2021 Refunding - Revenue	US Bank Money Market Ct	371,514
US Bank S2021 Prepayment	US Bank Money Market Ct	2,928
US Bank S2021 Revenue	US Bank Money Market Ct	307,349
	Total Debt Service Fund Investments	<u>\$ 1,491,903</u>
US Bank S2021 Acquisition & Construction	US Bank Money Market Ct	\$ 2,041,476
	Total Capital Projects Fund Investments	<u>\$ 2,041,476</u>

Greyhawk Landing Community Development District
Summary A/R Ledger
From 04/01/2023 to 04/30/2023

Fund_ID	Fund Name	Customer	Invoice Number	AR Account	Date	Balance Due	
985, 2776	985-001	985 General Fund	Manatee County Tax Collector	AR00000181	12110	10/01/2022	21,336.08
Sum for 985, 2776							21,336.08
985, 2778	985-200	985 Debt Service Fund S2021 Re- fund	Manatee County Tax Collector	AR00000181	12110	10/01/2022	3,661.61
Sum for 985, 2778							3,661.61
985, 2779	985-201	985 Debt Service Fund S2013	Manatee County Tax Collector	AR00000181	12110	10/01/2022	3,769.25
Sum for 985, 2779							3,769.25
985, 2780	985-202	985 Debt Service Fund S2021	Manatee County Tax Collector	AR00000181	12110	10/01/2022	3,216.64
Sum for 985, 2780							3,216.64
Sum for 985							31,983.58
Sum Total							31,983.58

See Notes to Unaudited Financial Statements

Greyhawk Landing Community Development District
Summary A/P Ledger
From 04/1/2023 to 04/30/2023

Fund Name	GL posting date	Vendor name	Document number	Description	Balance Due
985, 2776					
985 General Fund	04/30/2023	ASAP Fence and Gate LLC	J1117	Fence Repairs - Final Invoice 03/23	3,005.60
985 General Fund	04/27/2023	Cheryl Ady	CA042723	Board of Supervisors Meeting 04/27/23	200.00
985 General Fund	04/08/2023	Frontier Florida, LLC	1104-040523-5	Phone & Internet 04/23	327.66
985 General Fund	04/25/2023	George A Bumila, Jr.	0000001	Roundabout Planting 04/23	1,035.00
985 General Fund	04/27/2023	Gregory Perra	GP042723	Board of Supervisors Meeting 04/27/23	200.00
985 General Fund	04/27/2023	Mark E Bush	MB042723	Board of Supervisors Meeting 04/27/23	200.00
985 General Fund	04/19/2023	MS Squad Services, LLC	13376	Clubhouse Fence Painting 04/23 - Deposit	1,120.00
985 General Fund	04/14/2023	Owens Electric, Inc.	20235417	Replace Basketball Court Lights 04/23	3,985.00
985 General Fund	04/30/2023	Persson, Cohen & Mooney, P.A.	3484	Legal Services 04/23	2,681.25
985 General Fund	04/27/2023	Pools by Lowell, Inc.	56687150	Pool Repairs 04/23	73.79
985 General Fund	04/26/2023	Pools by Lowell, Inc.	56419516	Pool Repairs 04/23	262.20
985 General Fund	04/28/2023	Rizzetta & Company, Inc.	INV0000079771	Personnel Reimbursement 04/23	6,421.02
985 General Fund	04/27/2023	Robert Scott Jacuk	RJ042723	Board of Supervisors Meeting 04/27/23	200.00
985 General Fund	04/01/2023	State Alarm, Inc.	233796	Monthly Alarm Monitoring Service 05/23	199.00
985 General Fund	04/25/2023	U.S. Bank	6902193	Trustee Fees S21 04/01/23-02/31/24	2,074.24
985 General Fund	04/25/2023	U.S. Bank	6902193	Trustee Fees S21 04/01/23-02/31/24	2,074.14
985 General Fund	04/27/2023	Universal Protection Service, LLC	14204237	Security 03/31/23-04/27/23	23,405.19
Sum for 985, 2776					47,464.09
Sum for 985					47,464.09
Sum Total					47,464.09

**GREYHAWK LANDING
COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS SERIES 2021**

Construction Account Activity Through April 30, 2023

Inflows:	Debt Proceeds	\$ 3,844,216.91	
	Total Bond Proceeds:	<u>3,844,216.91</u>	
	Interest Earnings	1,051.60	
	Due From General Fund	13,215.00	
	Total Inflows:	<u>\$ 3,858,483.51</u>	

Outflows:

Requisition Date	Requisition Number	Contractor	Amount	Status as of 04/30/23
08/31/21	COI	Bryant Miller - Bond Counsel	\$ (35,000.00)	Cleared
08/31/21	COI	MBS Capital - Placement Agent	(58,035.00)	Cleared
08/31/21	COI	Persson & Cohen - District Counsel	(25,000.00)	Cleared
08/31/21	COI	Rizzetta & Company - Special Assessment	(20,000.00)	Cleared
08/31/21	COI	Rizzetta & Company - District Manager	(5,000.00)	Cleared
08/31/21	COI	Squire Patton - Trustee Counsel	(5,500.00)	Cleared
09/30/21	COI	Trustee Fees	(5,825.00)	Cleared
12/13/21	CR2	Engineer Fees	(4,780.00)	Cleared
		Total COI Expenses:	<u>(159,140.00)</u>	
11/17/2021	1	ANJ Excavation	(12,612.50)	Cleared
12/22/2021	3	Greyhawk Landing	(51,840.00)	Cleared
1/13/2022	4	Crosscreek Environmental	(79,740.00)	Cleared
3/29/2022	5	Main Gate Enterprises, Inc.	(111,464.50)	Cleared
3/29/2022	6	ANJ Excavation LLC	(16,687.50)	Cleared
3/29/2022	7	Yellowstone Landscape	(3,495.40)	Cleared
4/6/2022	8	Main Gate Enterprises, Inc.	(111,464.50)	Cleared
4/19/2022	9	Gulf Coast Grass Inc.	(49,658.40)	Cleared
4/19/2022	10	Yellowstone Landscape	(4,176.19)	Cleared
5/31/2022	11	Stahlman-England Irrigation, Inc.	(69,991.00)	Cleared
5/31/2022	12	Superior Asphalt, Inc.	(771,025.40)	Cleared
7/6/2022	13	Owens Electric, Inc.	(1,648.50)	Cleared
7/6/2022	14	Stahlman-England Irrigation, Inc.	(43,819.00)	Cleared
8/8/2022	15	Greyhawk Landing	(19,935.00)	Cleared
8/8/2022	16	The Pool Works	(5,250.00)	Cleared
8/25/2022	17	Main Gate Enterprises, Inc.	(3,882.00)	Cleared
10/6/2022	18	Superior Asphalt, Inc.	(18,555.85)	Cleared
10/11/2022	19	Finn Outdoor	(12,130.00)	Cleared
11/8/2022	20	CourtCo	(14,020.00)	Cleared
11/8/2022	21	Crosscreek Environmental	(21,140.00)	Cleared
11/8/2022	22	Finn Outdoor	(21,920.00)	Cleared

11/15/2022	23	Crosscreek Environmental	(2,187.50)	Cleared
12/1/2022	24	CourtCo	(21,030.00)	Cleared
12/1/2022	25	Finn Outdoor	(4,500.00)	Cleared
12/8/2022	26	Gulf Coast Grass Inc.	(9,932.00)	Cleared
1/10/2023	27	Gulf Coast Grass Inc.	(7,200.00)	Cleared
1/10/2023	28	Virtual Access Communications & Control	(44,550.00)	Cleared
1/31/2023	29	Gulf Coast Grass Inc.	(39,726.00)	Cleared
2/21/2023	30	Nostalgic Lampposts & Mailboxes Plus	(3,225.00)	Cleared
2/23/2023	31	CourtCo	(18,250.00)	Cleared
3/15/2023	32	ASAP Fence and Gates LLC	(12,144.00)	Cleared
3/22/2023	33	Gator Grading and Paving	(47,479.50)	Cleared
3/29/2023	34	Florida Playgrounds	(3,187.56)	Cleared

Total Requisitions: (1,657,867.30)

Total Construction Requisitions and COI: (1,817,007.30)

Due to GF: (48,106.32)

Total Outflows: (1,865,113.62)

Series 2021 Construction Fund Balance at April 30, 2023 \$ 1,993,369.89

Greyhawk Landing Community Development District
Notes to Unaudited Financial Statements
April 30, 2023

Balance Sheet

1. Trust statement activity has been recorded through 04/30/23.
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 FY22-23 Assessment Resolution adopted by the Board of Supervisors, (b) pursuant to Florida Statutes, Chapter 197 for assessments levied via the county tax roll.

Tab 8

MICHAEL BENNETT • SUPERVISOR OF ELECTIONS • MANATEE COUNTY

600 301 Boulevard West, Suite 108, Bradenton, Florida 34205-7946
PO Box 1000, Bradenton, Florida 34206-1000



Phone: 941-741-3823 • Fax: 941-741-3820 • VoteManatee.com • Info@VoteManatee.com

April 20, 2023

Greyhawk Landing Community Development District
Attn: Belinda Blandon
3434 Colwell Ave., Suite 200
Tampa, FL. 33614

Dear Ms. Blandon:

We are in receipt of your request for the number of registered voters in the Greyhawk Landing Community Development District as of April 15, 2023. According to our records, there were 2811 persons registered in the Greyhawk Landing Community Development District as of that date.

I hope this information is helpful to you. If I can be of any further assistance to you, please do not hesitate to contact my office at your earliest convenience.

Sincerely,

A handwritten signature in black ink, appearing to read "Michael Bennett". The signature is fluid and cursive.

Michael Bennett
Supervisor of Elections

MB/sas

Tab 9

Crosscreek Environmental Inc.

Estimate

111 61st Street East
Palmetto, FL 34221

Date	Estimate #
4/28/2023	10110

Name / Address
Greyhawk CDD c/o Rizzetta & Company, Inc. 9530 Marketplace Rd., Ste 206 Ft. Myers, FL 33912

Description	Qty	Rate	Total
All Ponds on Property (not including 7 & 10) Supply & Install of the following fish species per acre into the ponds on property. Primary goal is to control insect and invertebrate species. The larger gamefish (ie. bass) have a large and stable population onsite.			
Gambusia Minnows (Mosquito Fish)	50,000	0.09	4,500.00
Bluegill / Sunfish (Fingerlings)	4,500	1.45	6,525.00
Please sign and return if accepted		Total	\$11,025.00

Tab 10



Security Ox
 727 938 7000
 41334 North Hwy 19 #1022
 Tarpon Springs, FL 34689

Prepared For
 Carleen FerroNyalka
 GreyHawk Landing CDD
 12350 Mulberry Ave
 Bradenton, FL 34212

Estimate Date
 05/17/2023

Estimate Number
 0000914

Reference
 Pickle Ball Court

Description	Rate	Qty	Line Total
3 Mobotix IP Cameras View Areas/ Pool, Court A, Court B	\$0.00	1	\$0.00
1 Pole Located as shown on plan	\$0.00	1	\$0.00
1 Power supply	\$0.00	1	\$0.00
1 8-port Gigabit Switch with PoE	\$0.00	1	\$0.00
1 NEMA vented weatherproof box Large enough to house all electronics mounted on bottom of pole	\$0.00	1	\$0.00
Ditech Surge Protector	\$0.00	1	\$0.00
1 Wireless Bridge Antenna Set	\$0.00	1	\$0.00
1 OSSI 2-door access control board w/ network & RS-485	\$0.00	1	\$0.00
2 Outdoor gate locks	\$0.00	1	\$0.00
All parts, labor and taxes are included All 110 VAC electrical by others.	\$22,823.00	1	\$22,823.00
	Subtotal		22,823.00
	Tax		0.00

Notes

Proposal by Paul Warren, we thank you for the opportunity.

Terms

50% deposit required and balance on completion.

GREYHAWK PICKLE BALL COURTS QUOTE

CCTV

3. Mobotix 180 Degree cameras Pole mounted
 1. Looking at Back of pool area
 1. Facing Pickle Ball Court A.
 1. Facing Pickle Ball Court B.
 1. 20' Aluminum 4" Sq Pole in Concrete

\$9,604.88

NETWORKING

1. Network POE Switch 8 Ports
2. Trendnet Wireless Bridge 300MPS
1. Meir Products 24" X 36" X 12" NEMA 3 Enclosure with Venting Fans
2. 6' X 4" Post for Mounting NEMA Enclosure

(Electrical Contractor to provide 120vac 20amp circuit and any PVC piping as needed)

\$5,324.66

ACCESS CONTROL

1. 2. Door Access Control Board CMPIRM213 With Backplane
2. AC600WP Maglocks one for each gate.
2. Gate hardware Kits for Maglocks
2. Rex Buttons Weather proof
2. Card Readers
1. Altronics Power Supply 12vdc 4 Ports with Battery Back-up.

(PVC & Reader Boxes to be supplied and installed by electrical Contractor)

\$9,085.34

Total \$24,014.88 Includes Labor

Tab 11



Rizzetta & Company

Greyhawk Landing Community Development District

www.greyhawkcdd.org

**Proposed Budget
for
Fiscal Year 2023/2024**

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Rizzetta & Company

Proposed Budget
GreyHawk Landing Community Development District
General Fund
Fiscal Year 2023/2024

	Chart of Accounts Classification	Actual YTD through 04/30/23	Projected Annual Totals 2022/2023	Annual Budget for 2022/2023	Projected Budget variance for 2022/2023	Budget for 2023/2024	Budget Increase (Decrease) vs 2022/2023	Comments
1								
2	REVENUES							
3								
4	Interest Earnings							
5	Interest Earnings	\$ 895	\$ 1,534	\$ -	\$ 1,534	\$ -	\$ -	
6	Special Assessments							
7	Tax Roll	\$ 1,808,395	\$ 1,808,395	\$ 1,797,989	\$ 10,406	\$ 1,797,989	\$ (0)	
8	Other Miscellaneous Revenues							
9	Miscellaneous Revenues	\$ 6,737	\$ 11,549	\$ -	\$ 11,549	\$ -	\$ -	
10			\$ -	\$ -	\$ -	\$ -	\$ -	
11	TOTAL REVENUES	\$ 1,816,027	\$ 1,821,478	\$ 1,797,989	\$ 23,489	\$ 1,797,989	\$ (0)	
12								
13	Balance Forward from Prior Year	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
14								
15	TOTAL REVENUES AND BALANCE FORWARD	\$ 1,816,027	\$ 1,821,478	\$ 1,797,989	\$ 23,489	\$ 1,797,989	\$ (0)	
16								
17								
18	EXPENDITURES - ADMINISTRATIVE							
19								
20	Legislative							
21	Supervisor Fees	\$ 5,000	\$ 7,200	\$ 7,200	\$ -	\$ 9,600	\$ 2,400	4 paid Supervisors x 12 meetings
22	Financial & Administrative							
23	Administrative Services	\$ 2,730	\$ 4,680	\$ 4,680	\$ -	\$ 4,867	\$ 187	
24	District Management	\$ 13,650	\$ 23,400	\$ 23,400	\$ -	\$ 24,336	\$ 936	
25	District Engineer	\$ 22,867	\$ 39,201	\$ 40,000	\$ 799	\$ 40,000	\$ -	To discuss with DE
26	Disclosure Report	\$ 1,100	\$ 1,100	\$ 1,000	\$ (100)	\$ 1,000	\$ -	Only the 2013 Bonds require continuing disclosure.
27	Trustees Fees							
28	Assessment Roll	\$ 9,927	\$ 9,927	\$ 11,530	\$ 1,603	\$ 11,530	\$ 0	S2013 \$ 2,963.13+ S2021 REF \$ 4,148.38, S2021 \$ 4,148.38
29	Financial & Revenue Collections	\$ 5,200	\$ 5,200	\$ 5,200	\$ -	\$ 5,408	\$ 208	
30	Accounting Services	\$ 2,426	\$ 4,000	\$ 4,160	\$ 160	\$ 4,326	\$ 166	
31	Auditing Services	\$ 11,527	\$ 19,000	\$ 19,760	\$ 760	\$ 20,550	\$ 790	
32	Arbitrage Rebate Calculation	\$ -	\$ 3,425	\$ 3,425	\$ -	\$ 3,650	\$ 225	As per new agreement with BTEGF
33	Arbitrage Rebate Calculation	\$ 500	\$ 1,000	\$ 1,000	\$ -	\$ 1,000	\$ -	
34	Miscellaneous Mailings	\$ 1,616	\$ 2,770	\$ 400	\$ (2,370)	\$ 1,000	\$ 600	
35	Public Officials Liability Insurance	\$ 3,341	\$ 3,341	\$ 3,730	\$ 389	\$ 3,655	\$ (75)	Estimate from insurance company
36	Legal Advertising	\$ 293	\$ 2,200	\$ 2,300	\$ 100	\$ 2,300	\$ -	
37	Dues, Licenses & Fees	\$ 175	\$ 175	\$ 175	\$ -	\$ 175	\$ -	DEO Fee
38	Miscellaneous Fees	\$ -	\$ -	\$ 300	\$ 300	\$ -	\$ (300)	
39	Website Hosting, Maintenance, Backup (and Email)	\$ 2,972	\$ 3,587	\$ 3,998	\$ 411	\$ 4,418	\$ 420	ADA Website and Email
40	Legal Counsel							
41	District Counsel	\$ 16,530	\$ 28,337	\$ 41,000	\$ 12,663	\$ 41,000	\$ -	
42								
43	Administrative Subtotal	\$ 100,015	\$ 158,758	\$ 173,257	\$ 14,500		\$ (173,257)	
44								
45	EXPENDITURES - FIELD OPERATIONS							
46								
47	Security Operations							
48	Security Services and Patrols	\$ 168,128	\$ 288,219	\$ 409,662	\$ 121,443	\$ 324,492	\$ (85,170)	Proposed pricing plus vehicle and helius software
49	FHP Patrol	\$ -	\$ -	\$ -	\$ -	\$ 21,500	\$ 21,500	Moved from Security line item to separate cost detail
50	Guard & Gate Facility Maintenance	\$ 4,476	\$ 7,673	\$ 5,700	\$ (1,973)	\$ 5,500	\$ (200)	Vehicular and pedestrian gate repairs
51	Heat A/C System Maintenance	\$ -	\$ -	\$ 500	\$ 500	\$ -	\$ (500)	Moved into line 50
52	Miscellaneous Operating Supplies	\$ -	\$ -	\$ 500	\$ 500	\$ -	\$ (500)	
53	Security Camera Maintenance	\$ 4,582	\$ 7,855	\$ 3,300	\$ (4,555)	\$ 6,100	\$ 2,800	
54	Security Monitoring Services	\$ 7,090	\$ 12,154	\$ 6,412	\$ (5,742)	\$ 7,640	\$ 1,228	Monthly monitoring plus repairs
55	Electric Utility Services							
56	Utility - Recreation Facilities	\$ 27,067	\$ 46,401	\$ 40,000	\$ (6,401)	\$ 47,300	\$ 7,300	
57	Utility Services	\$ 14,806	\$ 25,382	\$ 32,000	\$ 6,618	\$ 32,000	\$ -	
58	Street Lights	\$ 6,056	\$ 10,382	\$ 8,000	\$ (2,382)	\$ 10,100	\$ 2,100	Board to discuss aerators and electrical costs to be added.
59	Gas Utility Services							
60	Utility Services	\$ 90	\$ 154	\$ 220	\$ 66	\$ 200	\$ (20)	
61	Garbage/Solid Waste Control Services							
62	Garbage - Recreation Facility	\$ 4,428	\$ 7,591	\$ 8,000	\$ 409	\$ 7,600	\$ (400)	
63	Water-Sewer Combination Services							
64	Utility Services	\$ 9,917	\$ 17,001	\$ 13,000	\$ (4,001)	\$ 17,000	\$ 4,000	
65	Stormwater Control							
66	Aquatic Maintenance	\$ 27,590	\$ 47,297	\$ 46,440	\$ (857)	\$ 46,440	\$ -	Crosscreek service agreement
67	Wetland Monitoring & Maintenance	\$ -	\$ -	\$ 22,685	\$ 22,685	\$ -	\$ (22,685)	Reduced expenses in line 74
68	Lake/Pond Bank Maintenance	\$ -	\$ -	\$ 7,000	\$ 7,000	\$ 5,000	\$ (2,000)	To be discussed with Board
69	Midge Fly Treatments	\$ -	\$ -	\$ 10,000	\$ 10,000	\$ 10,000	\$ -	
70	Fountain Service Repairs & Maintenance	\$ 2,175	\$ 3,729	\$ 3,000	\$ (729)	\$ 4,500	\$ 1,500	
71	Miscellaneous Expense	\$ -	\$ -	\$ 500	\$ 500	\$ -	\$ (500)	Moved to line 74
72	Aquatic Plant Replacement	\$ -	\$ -	\$ 3,000	\$ 3,000	\$ 3,000	\$ -	
73	Stormwater System Maintenance	\$ -	\$ -	\$ 4,000	\$ 4,000	\$ 4,500	\$ 500	
74	Maintenace of Invasive Areas							
75		\$ 20,700	\$ 35,486	\$ 25,500	\$ (9,986)	\$ 35,000	\$ 9,500	Includes quarterly maintenance plus 3 wetlands added
76	Invasive Removal	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	Combined with 73
77	Other Physical Environment							

Proposed Budget
GreyHawk Landing Community Development District
General Fund
Fiscal Year 2023/2024

	Chart of Accounts Classification	Actual YTD through 04/30/23	Projected Annual Totals 2022/2023	Annual Budget for 2022/2023	Projected Budget variance for 2022/2023	Budget for 2023/2024	Budget Increase (Decrease) vs 2022/2023	Comments
78	Employee - Salaries	\$ 104,703	\$ 179,491	\$ 194,096	\$ 14,605	\$ 207,678	\$ 13,582	
79	General Liability Insurance	\$ 4,494	\$ 4,494	\$ 4,747	\$ 253	\$ 4,677	\$ (70)	Estimate from insurance company
80	Property Insurance	\$ 15,501	\$ 15,501	\$ 15,523	\$ 22	\$ 22,340	\$ 6,817	Estimate from insurance company
81	Entry & Walls Maintenance	\$ 895	\$ 1,534	\$ 8,000	\$ 6,466	\$ 4,000	\$ (4,000)	Power washing and painting
82	Landscape Maintenance	\$ 220,566	\$ 378,113	\$ 371,947	\$ (6,166)	\$ 371,947	\$ -	Yellowstone contract
83	Landscape Inspections	\$ 2,400	\$ 3,200	\$ 3,200	\$ -	\$ 3,600	\$ 400	Quarterly Inspections
84	Irrigation Maintenance	\$ 14,695	\$ 25,191	\$ 12,000	\$ (13,191)	\$ 28,200	\$ 16,200	Well maintenance costs added from line 90
85	Hurricane Related Expenses	\$ 96,908	\$ 107,211	\$ -	\$ (107,211)	\$ -	\$ -	
86	Tree Trimming Services	\$ 4,625	\$ 7,929	\$ 5,000	\$ (2,929)	\$ 5,000	\$ -	Board to discuss structural pruning
87	Well Maintenance	\$ -	\$ -	\$ 3,000	\$ 3,000	\$ -	\$ (3,000)	Moved to irrigation
88	Holiday Decorations	\$ 13,648	\$ 13,648	\$ 13,200	\$ (448)	\$ 15,000	\$ 1,800	
89	Annual Mulching	\$ 24,606	\$ 33,145	\$ 35,000	\$ 1,855	\$ 40,000	\$ 5,000	
90	Fire Ant - Top Choice	\$ -	\$ -	\$ 6,000	\$ 6,000	\$ 6,000	\$ -	
91	Annuals	\$ 10,381	\$ 12,000	\$ 15,000	\$ 3,000	\$ 15,000	\$ -	
92	Landscape Replacement	\$ 13,050	\$ 18,050	\$ 30,000	\$ 11,950	\$ 30,500	\$ 500	For discussion with the Board main entry upgrades to be considered.
93	Miscellaneous Expense	\$ -	\$ -	\$ 500	\$ 500	\$ -	\$ (500)	Moved to line 95.
94	Road & Street Facilities							
95	Street Light Decorative Light Maintenance	\$ 13,290	\$ 22,783	\$ 30,000	\$ 7,217	\$ 30,000	\$ -	
96	Gate Facility Maintenance	\$ -	\$ -	\$ 11,000	\$ 11,000	\$ 12,000	\$ 1,000	Est. Maint Contract
97	Roadway Repair & Maintenance	\$ 1,100	\$ 1,886	\$ 2,500	\$ 614	\$ 2,500	\$ -	
98	Sidewalk Repair & Maintenance	\$ 4,675	\$ 8,014	\$ 15,000	\$ 6,986	\$ 12,000	\$ (3,000)	This is for pressure washing.
99	Parking Lot Repair & Maintenance	\$ -	\$ -	\$ 1,500	\$ 1,500	\$ 5,000	\$ 3,500	
100	Street Sign Repair & Replacement	\$ -	\$ -	\$ 5,000	\$ 5,000	\$ 5,000	\$ -	
101	Parks & Recreation							
102	Maintenance & Repairs	\$ 17,664	\$ 30,281	\$ 29,000	\$ (1,281)	\$ 39,500	\$ 10,500	
103	Office Supplies	\$ 880	\$ 1,509	\$ 6,000	\$ 4,491	\$ 7,900	\$ 1,900	
104	Vehicle Maintenance	\$ 3,891	\$ 6,670	\$ 2,600	\$ (4,070)	\$ 3,335	\$ 735	
105	Cable Television & Internet	\$ 6,898	\$ 11,825	\$ 14,500	\$ 2,675	\$ 13,704	\$ (796)	gates.
106	Pool Repairs	\$ 7,230	\$ 12,394	\$ 15,000	\$ 2,606	\$ 33,000	\$ 18,000	
107	Clubhouse - Facility Janitorial Service	\$ 5,313	\$ 9,108	\$ 10,000	\$ 892	\$ 11,108	\$ 1,108	Cleaning Contract plus allowance for supplies .
108	Fitness Equipment Maintenance & Repairs	\$ 2,817	\$ 4,829	\$ 7,500	\$ 2,671	\$ 10,700	\$ 3,200	Fitness logic contract plus parts
109	Pool/Water Park/Fountain Maintenance	\$ 480	\$ 823	\$ 1,000	\$ 177	\$ 1,000	\$ -	
110	Furniture Repair/Replacement	\$ -	\$ -	\$ 2,400	\$ 2,400	\$ -	\$ (2,400)	Furniture replacements thru reserve
111	Playground Equipment and Maintenance	\$ 3,756	\$ 6,439	\$ 2,000	\$ (4,439)	\$ 2,000	\$ -	
112	Tennis Court Maintenance & Supplies	\$ 6,738	\$ 11,551	\$ 5,000	\$ (6,551)	\$ 5,000	\$ -	
113	Basketball Court Maintenance & Supplies	\$ 3,117	\$ 5,343	\$ 3,000	\$ (2,343)	\$ 3,000	\$ -	
114	Dock Repairs and Maintenance	\$ -	\$ -	\$ 3,000	\$ 3,000	\$ 3,000	\$ -	
115	Pest Control & Termite Bond	\$ 1,019	\$ 1,747	\$ 700	\$ (1,047)	\$ 1,700	\$ 1,000	
116	Athletic/Park Court/Field Repairs	\$ 1,585	\$ 2,717	\$ 8,000	\$ 5,283	\$ 8,000	\$ -	
117	Pool Service Contract	\$ 26,200	\$ 44,914	\$ 43,200	\$ (1,714)	\$ 46,200	\$ 3,000	Pools by Lowell Agreement
118	Facility Supplies	\$ 418	\$ 717	\$ 6,000	\$ 5,283	\$ 8,600	\$ 2,600	
119	Clubhouse Miscellaneous Expense	\$ 10,745	\$ 18,420	\$ 4,200	\$ (14,220)	\$ 8,500	\$ 4,300	
120	Contingency							
121	Miscellaneous Contingency	\$ 3,975	\$ 6,814	\$ 30,000	\$ 23,186	\$ 30,000	\$ -	
122	Capital Projects		\$ -	\$ -		\$ 153,428	\$ 153,428	
123	Field Operations Subtotal	\$ 945,368	\$ 1,517,615	\$ 1,624,732	\$ 107,117	\$ 1,797,989	\$ 173,257	
124								
125	TOTAL EXPENDITURES	\$ 1,045,383	\$ 1,676,372	\$ 1,797,989	\$ 121,617	\$ 1,797,989	\$ (1)	

Proposed Budget
 GreyHawk Landing Community Development District
 Reserve Fund
 Fiscal Year 2023/2024

	Chart of Accounts Classification	Actual YTD through 04/30/23	Projected Annual Totals 2022/2023	Annual Budget for 2022/2023	Projected Budget variance for 2022/2023	Budget for 2023/2024	Budget Increase (Decrease) vs 2022/2023	Comments
1								
2	REVENUES							
3								
4	Interest Earnings							
5	Interest Earnings	\$ 19,391	\$ 33,242	\$ -	\$ 33,242	\$ -	\$ -	
6	Special Assessments							
7	Tax Roll*	\$ 270,000	\$ 270,000	\$ 270,000	\$ -	\$ 270,000	\$ -	To discuss with Supervisors
8								
9	TOTAL REVENUES	\$ 289,391	\$ 303,242	\$ 270,000	\$ 33,242	\$ 270,000	\$ -	
10								
11	Balance Forward from Prior Year	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
12								
13	TOTAL REVENUES AND BALANCE FORWARD	\$ 289,391	\$ 303,242	\$ 270,000	\$ 33,242	\$ 270,000	\$ -	
14								
15	EXPENDITURES							
16								
17	Contingency							
18	Capital Reserves	\$ 35,895	\$ 61,534	\$ 270,000	\$ 208,466	\$ 270,000	\$ -	
19								
20	TOTAL EXPENDITURES	\$ 35,895	\$ 61,534	\$ 270,000	\$ 208,466	\$ 270,000	\$ -	

GreyHawk Landing Community Development District

Debt Service

Fiscal Year 2023/2024

Chart of Accounts Classification	Series 2021 (REFUNDING)	Series 2021 (2021 PROJECT)	Series 2023 (REFUNDING)	Budget for 2023/2024
REVENUES				
Special Assessments				
Net Special Assessments ⁽¹⁾	\$354,899.90	\$311,770.71	\$305,909.61	\$972,580.22
TOTAL REVENUES	\$354,899.90	\$311,770.71	\$305,909.61	\$972,580.22
EXPENDITURES				
Administrative				
Financial & Administrative				
Debt Service Obligation	\$354,899.90	\$311,770.71	\$305,909.61	\$972,580.22
Administrative Subtotal	\$354,899.90	\$311,770.71	\$305,909.61	\$972,580.22
TOTAL EXPENDITURES	\$354,899.90	\$311,770.71	\$305,909.61	\$972,580.22
EXCESS OF REVENUES OVER EXPENDITURES	\$0.00	\$0.00	\$0.00	\$0.00

Manatee County Collection Costs (3%) and Early Payment Discounts (4%):

7.0%

Gross assessments

\$1,045,785.18

Notes:

Tax Roll Collection Costs and Early Payment Discount is 7.0% of Tax Roll. Budgeted net of tax roll assessments. See Assessment Table.

⁽¹⁾ Maximum Annual Debt Service less Prepaid Assessments received.

GREYHAWK LANDING COMMUNITY DEVELOPMENT DISTRICT

FISCAL YEAR 2023/2024 O&M & DEBT SERVICE ASSESSMENT SCHEDULE

2023/2024 O&M Budget		\$2,067,988.87
Collection Cost @	3%	\$66,709.32
Early Payment Discount @	4%	\$88,945.76
2023/2024 Table		<u>\$2,223,643.95</u>
2022/2023 O&M Budget		\$2,067,989.39
2023/2024 O&M Budget		\$2,067,988.87
Total Difference		<u><u>-\$0.52</u></u>

	PER UNIT ANNUAL ASSESSMENT		Proposed Increase / Decrease	
	2022/2023	2023/2024	\$	%
Series 2021 (Refunding) Debt Service - Single Family 60'	\$376.60	\$376.60	\$0.00	0.00%
Series 2021 (2021 PROJECT) Debt Service - Single Family 60'	\$216.94	\$216.94	\$0.00	0.00%
Operations/Maintenance - Single Family 60'	\$1,439.10	\$1,439.10	\$0.00	0.00%
Total	\$2,032.64	\$2,032.64	\$0.00	0.00%

Series 2021 (Refunding) Debt Service - Single Family 70'	\$440.63	\$440.63	\$0.00	0.00%
Series 2021 (2021 PROJECT) Debt Service - Single Family 70'	\$253.82	\$253.82	\$0.00	0.00%
Operations/Maintenance - Single Family 70'	\$1,678.94	\$1,678.94	\$0.00	0.00%
Total	\$2,373.39	\$2,373.39	\$0.00	0.00%

Series 2021 (Refunding) Debt Service - Single Family 80'	\$500.88	\$500.88	\$0.00	0.00%
Series 2021 (2021 PROJECT) Debt Service - Single Family 80'	\$288.53	\$288.53	\$0.00	0.00%
Operations/Maintenance - Single Family 80'	\$1,913.99	\$1,913.99	\$0.00	0.00%
Total	\$2,703.40	\$2,703.40	\$0.00	0.00%

Series 2021 (Refunding) Debt Service - Single Family 90'	\$564.91	\$564.91	\$0.00	0.00%
Series 2021 (2021 PROJECT) Debt Service - Single Family 90'	\$325.40	\$325.40	\$0.00	0.00%
Operations/Maintenance - Single Family 90'	\$2,158.64	\$2,158.64	\$0.00	0.00%
Total	\$3,048.95	\$3,048.95	\$0.00	0.00%

Series 2021 (Refunding) Debt Service - Single Family 120'	\$640.23	\$640.23	\$0.00	0.00%
Series 2021 (2021 PROJECT) Debt Service - Single Family 120'	\$368.79	\$368.79	\$0.00	0.00%
Operations/Maintenance - Single Family 120'	\$2,446.46	\$2,446.46	\$0.00	0.00%
Total	\$3,455.48	\$3,455.48	\$0.00	0.00%

Series 2023 (Refunding) Debt Service - Single Family 60'	\$770.00	\$644.76	-\$125.24	-16.26%	(1)
Series 2021 (2021 PROJECT) Debt Service - Single Family 60'	\$216.94	\$216.94	\$0.00	0.00%	
Operations/Maintenance - Single Family 60'	\$1,439.10	\$1,439.10	\$0.00	0.00%	
Total	\$2,426.04	\$2,300.80	-\$125.24	-5.16%	

Series 2023 (Refunding) Debt Service - Single Family 70'	\$898.34	\$752.22	-\$146.12	-16.27%	(1)
Series 2021 (2021 PROJECT) Debt Service - Single Family 70'	\$253.82	\$253.82	\$0.00	0.00%	
Operations/Maintenance - Single Family 70'	\$1,678.94	\$1,678.94	\$0.00	0.00%	
Total	\$2,831.10	\$2,684.98	-\$146.12	-5.16%	

⁽¹⁾ The District's Series 2013 Bonds were refunded and defeased with the Series 2023 Bond on May 1, 2023.

GREYHAWK LANDING COMMUNITY DEVELOPMENT DISTRICT

FISCAL YEAR 2023/2024 O&M & DEBT SERVICE ASSESSMENT SCHEDULE

TOTAL O&M BUDGET		\$2,067,988.87
COLLECTION COSTS @	3%	\$66,709.32
EARLY PAYMENT DISCOUNT @	4%	\$88,945.76
TOTAL O&M ASSESSMENT		<u><u>\$2,223,643.95</u></u>

LU	LOT SIZE	UNITS ASSESSED				ALLOCATION OF O&M ASSESSMENT				PER LOT ANNUAL ASSESSMENT				
		O&M	SERIES 2021	SERIES 2023	SERIES 2021	EAU FACTOR	TOTAL	% TOTAL	TOTAL	O&M	SERIES 2021	SERIES 2023	SERIES 2021	TOTAL ⁽⁴⁾
			(REFUNDING)	(REFUNDING)	(2021 PROJECT)		EAU's	EAU's	O&M BUDGET		(REFUNDING)	(REFUNDING)	(2021 PROJECT)	
			DEBT SERVICE ⁽¹⁾⁽²⁾	DEBT SERVICE ⁽¹⁾⁽²⁾	DEBT SERVICE ⁽¹⁾⁽²⁾						DEBT SERVICE ⁽³⁾	DEBT SERVICE ⁽³⁾	DEBT SERVICE ⁽³⁾	
0														
60	SINGLE FAMILY 60	208	207	0	208	1.00	208.00	13.46%	\$299,332.07	\$1,439.10	\$376.60	\$0.00	\$216.94	\$2,032.64
70	SINGLE FAMILY 70	150	149	0	150	1.17	175.00	11.33%	\$251,841.89	\$1,678.94	\$440.63	\$0.00	\$253.82	\$2,373.39
80	SINGLE FAMILY 80	180	179	0	180	1.33	239.40	15.49%	\$344,519.70	\$1,913.99	\$500.88	\$0.00	\$288.53	\$2,703.40
90	SINGLE FAMILY 90	133	130	0	133	1.50	199.50	12.91%	\$287,099.75	\$2,158.64	\$564.91	\$0.00	\$325.40	\$3,048.95
120	SINGLE FAMILY 120	118	117	0	118	1.70	200.60	12.98%	\$288,682.76	\$2,446.46	\$640.23	\$0.00	\$368.79	\$3,455.48
30W	SINGLE FAMILY 60	238	0	236	238	1.00	238.00	15.40%	\$342,504.97	\$1,439.10	\$0.00	\$644.76	\$216.94	\$2,300.80
70W	SINGLE FAMILY 70	244	0	235	243	1.17	284.67	18.42%	\$409,662.81	\$1,678.94	\$0.00	\$752.22	\$253.82	\$2,684.98
		<u>1271</u>	<u>782</u>	<u>471</u>	<u>1270</u>		<u>1545.17</u>	<u>100.00%</u>	<u>\$2,223,643.95</u>					

LESS: Manatee County Collection Costs (3%) and Early Payment Discount (4%) (\$155,655.08)

Net Revenue to be Collected \$2,067,988.87

⁽¹⁾ Reflects 7 (seven) Series 2021 (Refunding), 11 (eleven) Series 2023 (Refunding) prepayments, and 1 (one) Series 2021 (2021 Project).

⁽²⁾ Reflects the number of total lots with Series 2021 (Refunding), Series 2023 (Refunding), and Series 2021 (2021 Project) debt outstanding.

⁽³⁾ Annual debt service assessment per lot adopted in connection with the Series 2021 (Refunding), Series 2023 (Refunding), and Series 2021 project bond issues. Annual assessment includes principal, interest, Manatee County collection costs and early payment discount costs.

⁽⁴⁾ Annual assessment that will appear on November 2023 Manatee County property tax bill. Amount shown includes all applicable county collection costs and early payment discounts (up to 4% if paid early).

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 service 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.

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 street lights 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.



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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.



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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

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.



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.



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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 a combination of the principal and interest payment to satisfy the annual repayment of the bond issue debt.



Tab 12

RESOLUTION 2023-04

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE GREYHAWK LANDING COMMUNITY DEVELOPMENT DISTRICT APPROVING PROPOSED BUDGETS FOR FISCAL YEAR 2023/2024 AND SETTING A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW; ADDRESSING TRANSMITTAL, POSTING AND PUBLICATION REQUIREMENTS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the District Manager has heretofore prepared and submitted to the Board of Supervisors ("**Board**") of the Greyhawk Landing Community Development District ("**District**") prior to June 15, 2023, a proposed budget ("**Proposed Budget**") for the fiscal year beginning October 1, 2023 and ending September 30, 2024 ("**Fiscal Year 2023/2024**"); and

WHEREAS, the Board has considered the Proposed Budget and desires to set the required public hearing thereon.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE GREYHAWK LANDING COMMUNITY DEVELOPMENT DISTRICT:

1. **PROPOSED BUDGET APPROVED.** The Proposed Budget prepared by the District Manager for Fiscal Year 2023/2024 attached hereto as **Exhibit A** is hereby approved as the basis for conducting a public hearing to adopt said Proposed Budget.

2. **SETTING A PUBLIC HEARING.** A public hearing on said approved Proposed Budget is hereby declared and set for the following date, hour and location:

DATE: August 24, 2023

HOUR: 5:30 p.m.

LOCATION: Greyhawk Landing Clubhouse
12350 Mulberry Avenue
Bradenton, Florida 34212

3. **TRANSMITTAL OF PROPOSED BUDGET TO LOCAL GENERAL-PURPOSE GOVERNMENT.** The District Manager is hereby directed to submit a copy of the Proposed Budget to Manatee County at least 60 days prior to the hearing set above.

4. **POSTING OF PROPOSED BUDGET.** In accordance with Section 189.016, *Florida Statutes*, the District's Secretary is further directed to post the approved Proposed Budget on the District's website at least two days before the budget hearing date as set forth in Section 2, and shall remain on the website for at least 45 days.

5. **PUBLICATION OF NOTICE.** Notice of this public hearing shall be published in the manner prescribed in Florida law.

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.

7. **EFFECTIVE DATE.** This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED THIS 25TH DAY OF MAY, 2023.

ATTEST:

**GREYHAWK LANDING COMMUNITY
DEVELOPMENT DISTRICT**

Assistant Secretary

By: _____
Its: Chairman / Vice Chairman

Exhibit A: Fiscal Year 2023/2024 Proposed Budgets

Exhibit A
Fiscal Year 2023/2024 Proposed Budgets

Tab 13

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.

GREYHAWK LANDING COMMUNITY DEVELOPMENT DISTRICT

The first meeting of the Audit Committee of the Greyhawk Landing Community Development District was held on **Thursday, April 27, 2023 at 6:01 p.m.** at the Greyhawk Landing Clubhouse, located at 12350 Mulberry Avenue, Bradenton, FL 34212.

Present and constituting a quorum:

Jim Hengel	Committee Member
Mark Bush	Committee Member
Cheri Ady	Committee Member
Scott Jacuk	Committee Member
Greg Perra	Committee Member

Also present were:

Belinda Blandon	District Manager, Rizzetta & Company, Inc.
Andy Cohen	District Counsel – Persson, Cohen, Mooney, Fernandez & Jackson, P.A.
Rick Schappacher	District Engineer, Schappacher Engineering
Carleen FerroNyalka	Field Manager
Sara Zare	MBS Capital Markets
Kayla Connell	Rizzetta & Company, Inc.
Audience	

FIRST ORDER OF BUSINESS

Call to Order

Ms. Blandon called the meeting to order and conducted roll call.

The Board recited the Pledge of Allegiance.

SECOND ORDER OF BUSINESS

Audience Comments

Ms. Blandon opened the floor to audience comments. There were none.

THIRD ORDER OF BUSINESS

**Review and Ranking of Proposals
Received in Response to the RFP
for Auditing Services and**

46 **Recommendation to the Board of**
47 **Supervisors**

48 Ms. Blandon advised that proposals were received from Berger, Toombs, Elam,
49 Gaines & Frank and Grau & Associates; she collected the score sheets from the Committee
50 Members and tallied the scores.

51
52 Ms. Blandon announced that Berger, Toombs, Elam, Gaines & Frank ranked first with
53 480 points and Grau & Associates ranked second with 421 points.
54

On a Motion by Mr. Hengel, seconded by Ms. Ady, with all in favor, the Committee Ranked Berger, Toombs, Elam, Gaines & Frank as the Top Respondent and Recommended that the Board of Supervisors Enter into a Contract with Berger, Toombs, Elam, Gaines & Frank for Audit Services, based on the Ranking of the Proposals, for the Audit Committee of the Greyhawk Landing Community Development District.

55 **FOURTH ORDER OF BUSINESS** **Adjournment**
56

57
58 Ms. Blandon advised that there was no further business to come before the Committee
59 and asked for a motion to adjourn.
60

On a Motion by Mr. Jacuk, seconded by Mr. Perra, with all in favor, the Audit Committee Adjourned the Meeting at 6:05 p.m., for the Audit Committee of the Greyhawk Landing Community Development District.

61

Tab 14

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.

GREYHAWK LANDING COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Greyhawk Landing Community Development District was held on **Thursday, April 27, 2023 at 6:06 p.m.** at the Greyhawk Landing Clubhouse, located at 12350 Mulberry Avenue, Bradenton, FL 34212.

Present and constituting a quorum:

Jim Hengel	Board Supervisor, Chairman
Mark Bush	Board Supervisor, Vice Chairman
Cheri Ady	Board Supervisor, Assistant Secretary
Scott Jacuk	Board Supervisor, Assistant Secretary
Greg Perra	Board Supervisor, Assistant Secretary

Also present were:

Belinda Blandon	District Manager, Rizzetta & Company, Inc.
Andy Cohen	District Counsel – Persson, Cohen, Mooney, Fernandez & Jackson, P.A.
Rick Schappacher	District Engineer, Schappacher Engineering
Carleen FerroNyalka	Field Manager
Kayla Connell	Rizzetta & Company, Inc.
Sara Zare	MBS Capital Markets (via Teams)
Sarah Warren	Bryant Miller Olive
Dan Hanley	Crosscreek Environmental (via Teams)
David Bautista	Yellowstone Landscaping
Audience	

FIRST ORDER OF BUSINESS

Call to Order

Ms. Blandon called the meeting to order and conducted roll call.

Ms. Blandon announced that the Pledge of Allegiance was recited during the Audit Committee meeting held prior to the Board of Supervisors meeting.

SECOND ORDER OF BUSINESS

Audience Comments

Ms. Blandon advised that she will now open the floor for public comment, and she

46 reminded attendees to limit public comment to three minutes per person.

47

48 Ms. Miller spoke regarding the appearance of the side area.

49

50 Mr. Baldwin spoke regarding the appearance of the common area landscaping.

51

52 Mr. Charbonneau advised that he will email his comments to the Board after the
53 meeting. He further inquired as to features related to the new gate entry system.

54

55 Ms. Blandon opened the floor to audience members attending via Teams.

56

57 Ms. Matthews asked that a mirror be installed at the rec center, in front of the ellipticals,
58 to see who is behind you.

59

60 Ms. Blandon recommended moving to Continued Business Items as various
61 representatives are in attendance for the item related to refinancing of the bonds. The Board
62 concurred.

63

64 **THIRD ORDER OF BUSINESS**

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Mr. Cohen reviewed the Board direction provided at the previous meeting; he advised that a pre-closing was conducted prior to the Board of Supervisors meeting in anticipation of approvals during the meeting.

Consideration of Refinancing of the Series 2013 Bonds, Presentation of Supplemental Special Assessment Allocation Report, Consideration of Resolution 2023-02, Approving the Sale and Terms of the District's Special Assessment Refunding Bonds, Series 2023, Consideration of Resolution 2023-03, Setting Forth the Specific Terms of the Special Assessment Revenue Refunding Bond, Series 2023; Confirming and Adopting a Supplemental Special Assessment Allocation Report; Confirming, Allocating and Authorizing the Collection of Special Assessments Securing the Series 2023 Bond, Providing for the Supplement to the Improvement Lien Book, Providing for the Recording of a Notice of Series 2023 Assessments

91 Ms. Connell provided a detailed overview of the Supplemental Special Assessment
92 Allocation Report; she pointed out that the maturity of the bond expected to be issued on May
93 1st would remain the same as the existing bond. She asked if there were any questions.
94 There were none.
95

On a Motion by Ms. Ady, seconded by Mr. Hengel, with all in favor, the Board Approved the Supplemental Special Assessment Allocation Report, for the Greyhawk Landing Community Development District.

96
97 Ms. Warren of Bryant Miller Olive provided a detailed overview of resolution 2023-02,
98 Approving the Sale and Terms of the District's Special Assessment Refunding Bond, Series
99 2023. She asked if there were any questions. There were none.
100

On a Motion by Mr. Hengel, seconded by Ms. Ady, with all in favor, the Board Adopted Resolution 2023-02, Approving the Sale and Terms of the District's Special Assessment Refunding Bond, Series 2023, for the Greyhawk Landing Community Development District.

101
102 Mr. Cohen provided a detailed overview of resolution 2023-03, Setting Forth the
103 Specific Terms of the Special Assessment Revenue Refunding Bond, Series 2023;
104 Confirming and Adopting a Supplemental Special Assessment Allocation Report; Confirming,
105 Allocating and Authorizing the collection of Special Assessments Securing the Series 2023
106 Bond, Providing for the Supplement to the Improvement Lien Book, Providing for the
107 Recording of a Notice of Series 2023 Assessments. He asked if there were any questions.
108 There were none.
109

On a Motion by Mr. Hengel, seconded by Mr. Jacuk, with all in favor, the Board Adopted Resolution 2023-03, Setting Forth the Specific Terms of the Special Assessment Revenue Refunding Bond, Series 2023; Confirming and Adopting a Supplemental Special Assessment Allocation Report; Confirming, Allocating and Authorizing the collection of Special Assessments Securing the Series 2023 Bond, Providing for the Supplement to the Improvement Lien Book, Providing for the Recording of a Notice of Series 2023 Assessments, for the Greyhawk Landing Community Development District.

110
111 Ms. Zare thanked the Board for the opportunity to work with them.
112

113 **FOURTH ORDER OF BUSINESS**

Staff Reports

114
115 A. Aquatic Maintenance

116 Mr. Dan Hanley of CrossCreek Environmental provided an update related to
117 aquatic maintenance and responded to questions from the Board.
118
119

120 B. Landscape Maintenance Update
121 Mr. Bautista of Yellowstone provided an update related to ongoing
122 maintenance. He spoke regarding palms with Ganoderma and advised that Ms.
123 FerroNyalka is working on those. Mr. Bautista responded to questions from the
124 Board.

125
126 C. Field Manager
127 Ms. FerroNyalka reviewed irrigation concerns; she advised that she is awaiting
128 proposals for repairs. Ms. FerroNyalka reviewed ongoing maintenance items.
129 She advised that the A/C in the cardio area is in need of a new coil (\$3,000) or
130 a new unit (\$7,995). The Board asked that she provide three quotes for Board
131 review. Ms. Ady asked that Ms. FerroNyalka ensure the guards are doing their
132 jobs.

133
134 D. District Engineer
135 Mr. Schappacher provided an update related to pickleball courts construction;
136 the vendor was present and discussed with the Board and Mr. Schappacher
137 the necessary repairs. The Board asked that the vendor be done with the base
138 by May 12th and directed Ms. FerroNyalka to schedule the fencing for the week
139 of May 15th.

140
141 Mr. Schappacher advised that the asphalt rejuvenation contract is in the agenda
142 package for review; he reviewed challenges faced in another community.
143

On a Motion by Mr. Jacuk, seconded by Mr. Hengel, with all in favor, the Board Approved the Roadway Rejuvenation Contract, for All Roads that Were Not Paved, to be Paid from Bond Funds, for the Greyhawk Landing Community Development District.

144
145 Mr. Schappacher advised that two bids were received for sidewalk repairs.
146

On a Motion by Mr. Bush, seconded by Mr. Hengel, with all in favor, the Board Approved a Contract with Infinity Construction, in the Amount of \$6,471, for Sidewalk Repairs, for the Greyhawk Landing Community Development District.

147
148 Mr. Schappacher advised that only one bid was received, from AAA Striping,
149 and they have been providing great proposals.

150
On a Motion by Mr. Hengel, seconded by Mr. Jacuk, with all in favor, the Board Approved a Contract with AAA Striping, in the Amount of \$7,415.56, for Striping Repairs, for the Greyhawk Landing Community Development District.

151 Mr. Schappacher advised that he is preparing a bid package for vegetation
152 removal.
153

154
155 Mr. Schappacher advised of concerns related to signage, as some are not
156 seven foot high, and some are leaning or twisted. The Board asked Mr.
157 Schappacher to work with Ms. FerroNyalka on signage.
158

159 E. District Counsel
160 Mr. Cohen advised he had nothing further to report.
161

162 F. District Manager
163 Ms. Blandon advised that the next meeting of the Greyhawk Landing CDD is
164 scheduled for Thursday, May 25, 2023 at 6:00 p.m.
165

166 Ms. Blandon advised that she distributed the Action Item List; she advised that
167 the blind installation has been completed and will be removed.
168

169 Ms. Blandon recommended a budget workshop to be held at 4:30 p.m. prior to
170 the onset of the next Board of Supervisors' meeting.
171

172 Ms. Blandon reviewed the current financial statement with the Board.
173

174 Ms. Blandon provided an update related to the FEMA process; she advised that
175 at the next meeting, she would like to use a projector to provide a presentation.
176

177 Ms. Blandon reviewed the April 2023, 1st quarter website audit.
178

179 **FIFTH ORDER OF BUSINESS**

**Update Regarding Gate Installation
Project and RFID Distribution**

180
181
182 Ms. Blandon advised that all permits have been approved and so now an installation
183 schedule is pending. Mr. Jacuk advised that he will attend a conference call with Ms.
184 FerroNyalka and Brooke. Ms. Blandon advised that discussion will need to be held regarding
185 distribution. Ms. FerroNyalka recommended another communication to residents reminding
186 them of the required electronic registration.
187

188 **SIXTH ORDER OF BUSINESS**

**Consideration of Proposals for
Shade Sails Received from Florida
Playgrounds and Pro Playgrounds**

189
190
191
192 Ms. FerroNyalka advised that two proposals were received: Florida Playgrounds
193 totaling \$50,569.00, and Pro Playgrounds \$142,995.32. She advised that the Pro
194 Playgrounds included both playgrounds and triangle sails and Florida Playgrounds included
195 only one playground and rectangular sails. Discussion ensued.

196

On a Motion by Ms. Ady, seconded by Mr. Perra, with all in favor, the Board Approved the Florida Playgrounds Proposal, in the Amount of \$50,569.00, Subject to Preparation of an Agreement by Counsel, to be Paid from Bond Funds, for the Greyhawk Landing Community Development District.

197

198 **SEVENTH ORDER OF BUSINESS**

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Consideration of Audit Committee Recommendations

Ms. Blandon advised that the Audit Committee has ranked Berger, Toombs, Elam, Gaines & Frank as the top respondent and has recommended that the Board enter into a contract with Berger, Toombs, Elam, Gaines & Frank for Audit Services.

On a Motion by Mr. Hengel, seconded by Mr. Jacuk, with all in favor, the Board Accepted the Recommendation of the Audit Committee to Enter into a Contract with Berger, Toombs, Elam, Gaines & Frank for Audit Services, for the Greyhawk Landing Community Development District.

205

206 **EIGHTH ORDER OF BUSINESS**

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Consideration of Proposals for Rec Center Roof Replacement Received from Get Coastal Exteriors, Roofing by Curry, and Wolff Roofing, LLC

Ms. Blandon advised that proposals were received from Get Coastal Exteriors in the amount of \$76,998, Roofing by Curry in the amount of \$73,805, and Wolff Roofing, LLC totaling \$115,880. Discussion ensued.

On a Motion by Mr. Hengel, seconded by Mr. Jacuk, with all in favor, the Board Approved a Contract with Roofing by Curry, Subject to Preparation of an Agreement by Counsel, for the Greyhawk Landing Community Development District.

216

217 **NINTH ORDER OF BUSINESS**

218

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224

Consideration of the Minutes of the Board of Supervisors' Meeting held on March 23, 2023

Ms. Blandon presented the minutes of the Board of Supervisors' meeting held on March 23, 2023 and asked if there were any questions, comments, or changes to the minutes. There were none.

On a Motion by Ms. Ady, seconded by Mr. Hengel, with all in favor, the Board Approved the Minutes of the Board of Supervisors' Meeting held on March, 2023, for the Greyhawk Landing Community Development District.

225
226 **TENTH ORDER OF BUSINESS** **Consideration of the Operations**
227 **and Maintenance Expenditures for**
228 **the Month of March 2023**
229

230 Ms. Blandon advised that the Operations and Maintenance expenditures for the period
231 of March 1-31, 2023 total \$134,231.57 and asked if there were any questions. There were
232 none.
233

On a Motion by Mr. Hengel, seconded by Mr. Jacuk, with all in favor, the Board Approved the Operations and Maintenance Expenditures for the Month of March 2023 (\$134,231.57), for the Greyhawk Landing Community Development District.

234
235 **ELEVENTH ORDER OF BUSINESS** **Ratification of Special Assessment**
236 **Revenue Bonds, Series 2021**
237 **Requisitions #32 through #34**
238

239 Ms. Blandon advised that requisitions #32 through #34 totaled \$62,811.06 and asked
240 if there were any questions. There were none.
241

On a Motion by Mr. Hengel, seconded by Mr. Perra, with all in favor, the Board Ratified Payment of Special Assessment Revenue Bonds, Series 2021 Requisitions #32 through #34, totaling \$62,811.06, for the Greyhawk Landing Community Development District.

242
243 **TWELFTH ORDER OF BUSINESS** **Supervisor Requests**
244

245 Ms. Blandon opened the floor to Supervisor Requests.

246
247 Mr. Jacuk inquired as to painting the culverts. Ms. FerroNyalka was asked to obtain
248 estimates for painting the culverts a dark cement gray.
249

250 Ms. Ady inquired as to the status of the play & spray. Ms. Blandon advised that she
251 was provided with the name of a couple of vendors and Ms. FerroNyalka has reached out to
252 a vendor and she will be meeting with the vendor and will hopefully obtain an additional
253 proposal. Ms. Ady asked Ms. FerroNyalka to obtain proposals for a mirror for the gym.
254

255 Mr. Hengel advised of complaints related to fire ants; he advised that contrary to the
256 Facebook post, the product being used to combat the fire ants is safe for pets.

257
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THIRTEENTH ORDER OF BUSINESS

Adjournment

Ms. Blandon advised that there was no further business to come before the Board and asked for a motion to adjourn.

On a Motion by Mr. Jacuk, seconded by Ms. Ady, with all in favor, the Board Adjourned the Meeting at 7:49 p.m., for the Greyhawk Landing Community Development District.

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Secretary / Assistant Secretary

Chairman / Vice Chairman

DRAFT

Tab 15

GREYHAWK LANDING COMMUNITY DEVELOPMENT DISTRICT

DISTRICT OFFICE · Ft. Myers, FLORIDA (239) 936-0913
MAILING ADDRESS · 3434 COLWELL AVENUE, SUITE 200 · TAMPA, FLORIDA 33614

Operation and Maintenance Expenditures April 2023 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from April 1, 2023 through April 30, 2023. This does not include expenditures previously approved by the Board.

The total items being presented: **\$181,388.10**

Approval of Expenditures:

_____ Chairperson

_____ Vice Chairperson

_____ Assistant Secretary

Greyhawk Landing Community Development District

Paid Operation & Maintenance Expenditures

April 1, 2023 Through April 30, 2023

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Adam King	100330	1010	Clean and Seal Pavers 01/23	\$ 3,625.00
Ashley Swanger	100361	041823 Swanger	Rental Deposit Refund 04/23	\$ 250.00
Cheryl Ady	100320	CA032323	Board of Supervisors Meeting 03/23/23	\$ 200.00
Crosscreek Environmental, Inc.	100346	13291	Cutback of the Preserve Buffer Area 03/23	\$ 6,000.00
Crosscreek Environmental, Inc.	100352	13568	Removal of Dead Fish 04/23	\$ 500.00
Crosscreek Environmental, Inc.	100352	13637	Monthly Pond Maintenance 04/23	\$ 3,870.00
Danielle Jones	100362	041823 Jones	Rental Deposit Refund 04/23	\$ 250.00
Disclosure Services, LLC	100335	7	Amortization S2021 05-01-23 04/23	\$ 100.00
Fitness Logic, Inc.	100324	111978	Monthly Maintenance & Cleaning 03/23	\$ 125.00
Fitness Logic, Inc.	100363	112443	Monthly Maintenance 04/23	\$ 125.00
Fitness Logic, Inc.	100363	112444	Equipment Repairs 04/23	\$ 156.70
FL Off Duty Police	100336	GH040523	Off Duty Patrol Services 04/23	\$ 1,980.00
Florida Department of Revenue	100337	51-8015445488-7 03/23	Sales Tax 03/23	\$ 90.86

Greyhawk Landing Community Development District

Paid Operation & Maintenance Expenditures

April 1, 2023 Through April 30, 2023

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Florida Patio Furniture, Inc.	100350	70526	Repair Furniture & Pool Umbrellas 01/23	\$ 1,618.40
Florida Power & Light Company	100356	95925-44168 04/23	FPL Electric Summary 04/23	\$ 4,000.75
Florida Power & Light Company	20230424-1	FPL Summary 03/23 Auto	FPL Summary 03/23	\$ 3,014.07
Gary W Curry, Inc.	100325	76970	Roof Repairs 03/23	\$ 512.50
Gorilla Kleen, LLC	100338	26083	Power Wash Roof 04/23	\$ 845.00
Gregory Perra	100321	GP032323	Board of Supervisors Meeting 03/23/23	\$ 200.00
Integrity AC, LLC	100326	3245	AC Repairs 03/23	\$ 246.60
Interior Installations Inc. of SW Florida	100339	2023-15	Shelving to Guardhouse 04/23	\$ 383.00
Joseph McGuire	100334	011323 McGuire	Baseball Field Renovations 01/23	\$ 9,360.60
Joseph McGuire	100334	031323 McGuire	Baseball Field Maintenance 03/23	\$ 725.00
Lyfe Outdoor Comfort Solutions	100340	INV69911	Cleaned Filter & Barrel 04/23	\$ 225.00
Lyfe Outdoor Comfort Solutions	100340	INV69912	Filter Clean 04/23	\$ 112.50
Main Gate Enterprises, Inc.	100347	33440	Service Call 04/23	\$ 170.00

Greyhawk Landing Community Development District

Paid Operation & Maintenance Expenditures

April 1, 2023 Through April 30, 2023

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Main Gate Enterprises, Inc.	100347	33441	Service Call 04/23	\$ 175.36
Main Gate Enterprises, Inc.	100347	33443	Service Call 04/23	\$ 170.00
Manatee County Utilities Department	20230417-1	MCUD Summary 03/23-985 AUTOPAY	MCUD Summary 04/23	\$ 2,824.57
McClatchy Company, LLC	100331	182173	Legal Advertising 03/03/23	\$ 109.98
Nostalgic Lampposts & Mailboxes Plus, Inc.	100341	10608	Street Light Repairs 04/23	\$ 5,845.25
Nostalgic Lampposts & Mailboxes Plus, Inc.	100357	1244	Street Light Maintenance 04/23	\$ 1,400.00
Nostalgic Lampposts & Mailboxes Plus, Inc.	100364	1268	Light Replacement 04/23	\$ 1,395.00
Owens Electric, Inc.	100327	20235047	Basketball Maintenance 03/23	\$ 1,540.00
Owens Electric, Inc.	100327	20235048	Tennis Court Maintenance 03/23	\$ 3,175.00
Persson, Cohen & Mooney, P.A.	100332	3395	Legal Services 03/23	\$ 1,993.75
Phillips Home Improvements, Inc.	100351	041723 Phillips	Replaced Drywall - Guardhouse 04/23	\$ 435.00
Pools by Lowell, Inc.	100328	54513220	Pool Repairs 03/23	\$ 254.80
Pools by Lowell, Inc.	100328	54690747	Spa Maintenance 03/23	\$ 313.32

Greyhawk Landing Community Development District

Paid Operation & Maintenance Expenditures

April 1, 2023 Through April 30, 2023

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Pools by Lowell, Inc.	100328	54781883	Pump Repairs 03/23	\$ 163.61
Pools by Lowell, Inc.	100358	55453182	Clubhouse Pool Service 04/23	\$ 1,600.00
Pools by Lowell, Inc.	100358	55453196	Rec Pool Service 04/23	\$ 2,250.00
Pools by Lowell, Inc.	100354	55832763	Skimmer Grate 04/23	\$ 83.68
Pools by Lowell, Inc.	100354	55985723	Pool Repairs 04/23	\$ 62.59
Pools by Lowell, Inc.	100365	56607559	Pool Repairs 04/23	\$ 20.92
Rizzetta & Company, Inc.	100323	INV0000078902	District Management Fees 04/23	\$ 5,338.34
Rizzetta & Company, Inc.	100329	INV0000078942	Personnel Reimbursement 03/23	\$ 6,181.48
Rizzetta & Company, Inc.	100345	INV0000078970	Employee Reimbursement 03/23	\$ 292.35
Rizzetta & Company, Inc.	100349	INV0000079445	Personnel Reimbursement 04/23 Board of Supervisors Meeting	\$ 7,368.10
Robert Scott Jacuk	100322	RJ032323	03/23/23	\$ 200.00
Schappacher Engineering, LLC	100342	2378	Engineering Services 03/23	\$ 4,122.50
Southeast Spreading Company, LLC	100333	41599	Mulch Installation 03/23	\$ 24,606.72

Greyhawk Landing Community Development District

Paid Operation & Maintenance Expenditures

April 1, 2023 Through April 30, 2023

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Spectrum	20230420-1	8337 12 013 1816996 04/23 AUTOPAY	700 Greyhawk Blvd - Gym 04/23	\$ 23.58
State Alarm, Inc.	100355	234306	Service Call 04/23	\$ 742.50
State Alarm, Inc.	100355	234308	Service 04/23	\$ 797.50
Terry's Tree Service of SW FL, LLC	100343	21488	Tree Trimming 04/23	\$ 2,600.00
TFR Cleaning Services, Inc.	100359	76235	Janitorial Services 04/23	\$ 759.00
Universal Protection Service, LLC	100344	14083472	Security 02/24/23-03/30/23	\$ 28,131.59
Verizon Wireless	20230411-1	9930701775 03/23 AUTOPAY	Phone Services 03/23	\$ 78.78
Yellowstone Landscape	100348	SS 505054	Irrigation Repairs 03/23	\$ 1,292.67
Yellowstone Landscape	100348	SS 505055	Irrigation Repairs 03/23	\$ 2,529.43
Yellowstone Landscape	100348	SS 505056	Irrigation Repairs 03/23	\$ 1,507.22
Yellowstone Landscape	100360	SS 505943	Monthly Landscape Maintenance 04/23	\$ 30,995.65
Yellowstone Landscape	100360	SS 512987	Irrigation Repairs 04/23	\$ 724.02

Greyhawk Landing Community Development District

Paid Operation & Maintenance Expenditures

April 1, 2023 Through April 30, 2023

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Yellowstone Landscape	100360	SS 515999	Landscape Enhancement 04/22	\$ <u>597.86</u>
Report Total				\$ <u>181,388.10</u>