



Rizzetta & Company

# Water's Edge Community Development District

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**Board of Supervisors' Meeting  
August 27, 2020**

**District Office:  
9428 Camden Field Parkway  
Riverview, Florida 33578  
813-533-2950**

[www.watersedgecdd-riversreach.org](http://www.watersedgecdd-riversreach.org)

**WATER'S EDGE  
COMMUNITY DEVELOPMENT DISTRICT**

Mill Creek Baptist Church, 12713 Upper Manatee Road Bradenton, FL 34212

<b>Board of Supervisors:</b>	Susan Wickens	Chair
	Michael Dowd	Vice Chair
	Mandy Sands	Assistant Secretary
	Michael Barbour	Assistant Secretary
	Walter Thos. Oliver	Assistant Secretary
<b>District Manager</b>	Justin Croom	Rizzetta & Company, Inc.
<b>District Counsel</b>	Michelle Reiss	Appleton Reiss
<b>District Engineer</b>	Phil Chang	Johnson Engineering

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

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

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting/hearing/workshop is asked to advise the District Office at least forty-eight (48) hours before the meeting/hearing/workshop by contacting the District Manager at (813) 533-2950. 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.

August 24, 2020

**Board of Supervisors**  
**Water's Edge Community**  
**Development District**

**REVISED AGENDA**

Dear Board Members:

The meeting of the Board of Supervisors of the Water's Edge Community Development District will be held on **Thursday, August 27, 2020 at 6:30 PM** to be conducted by means of communications media technology pursuant to Executive Orders 20-52, 20-69, 20-112, 20-123, 20-139, 20-150, 20-179, and 20-193 issued by Governor DeSantis on March 9, 2020, March 20, 2020, April 29, 2020, May 18, 2020, June 23, 2020, July 29, 2020, and August 7, 2020 respectively, and pursuant to Florida Statutes. To access the meeting, please use a telephone to dial 253-215-8782, and enter the ID# 8284309897. If you need assistance participating in the meeting, please contact the District Manager's Office at 813-533-2950. The following is the agenda for the meeting:

- 1. CALL TO ORDER / ROLL CALL**
- 2. AUDIENCE COMMENTS**
- 3. VENDOR AND STAFF REPORTS**
  - A. Landscape & Irrigation**
    - i. Field Inspection Report .....Tab 1
  - B. Aquatic Services**
  - C. District Counsel**
  - D. District Engineer**
  - E. District Manager**
    - i. Financial Update
    - ii. Action Item List .....Tab 2
- 4. BUSINESS ADMINISTRATION**
  - A. Consideration of Minutes of Board of Supervisors'**  
Meeting held on July 23, 2020 .....Tab 3
  - B. Consideration of Minutes of Audit Committee**  
Meeting held on July 23, 2020 .....Tab 4
  - C. Consideration of Operations & Maintenance**  
Expenditures for July 2020.....Tab 5

**BUSINESS ITEMS**

  - A. Public Hearing on FY 2020-2021 Budget & Imposing Special Assessments**
    1. Presentation of FY 2020-2021 Budget .....Tab 6
    2. Consideration of Resolution 2020-07, Adopting  
FY 2020-2021 Budget .....Tab 7
    3. Consideration of Resolution 2020-08, Imposing Special  
Assessments and Certifying an Assessment Roll .....Tab 8
  - B. Consideration of Resolution 2020-09, Setting Meeting  
Schedule for FY 2020-2021 .....Tab 9**
  - C. Consideration of Surveillance Camera Proposals .....Tab 10**

- D. Consideration of Landscape RFP Bid Responses .....Tab 11
  - E. Discussion Regarding Gym Opening
  - F. Consideration of Locksmith Proposal.....Tab 12
6. **SUPERVISOR REQUESTS**
7. **ADJOURNMENT**

We look forward to seeing you at the meeting. In the meantime, if you have any questions please do not hesitate to call us at (813) 933-5571.

Sincerely,

*Justin Croom*

Justin Croom  
District Manager

**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.*

**WATER'S EDGE  
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Water's Edge Community Development District was held on **Thursday, July 23, 2020 at 6:30 PM** by means of communications media technology pursuant to Executive Orders 20-52, 20-69, 20-112, 20-123, 20-139, and 20-150 issued by the Governor DeSantis on March 9, 2020, March 20, 2020, April 29, 2020, May 18, 2020, and June 23, 2020 respectively, and pursuant to Florida Statutes.

Present and constituting a quorum were:

Susan Wickens	<b>Board Supervisor, Chair</b>
Michael Dowd	<b>Board Supervisor, Vice Chair</b>
Walter T. Oliver	<b>Board Supervisor, Asst. Secretary</b>
Michael Barbour	<b>Board Supervisor, Asst. Secretary</b>

Also present were:

Justin Croom	<b>District Manager, Rizzetta &amp; Company</b>
Michelle Reiss	<b>District Counsel, Appleton Reiss</b>
Patrick Bell	<b>Field Services Manager, Rizzetta &amp; Company</b>
Liz Rocque	<b>Representative, Solitude</b>
Jason Jasczak	<b>Representative, Solitude</b>
Bill Gipps	<b>LMP</b>

Audience

**FIRST ORDER OF BUSINESS**

**Call to Order**

Mr. Croom called the meeting to order and read the roll call.

**SECOND ORDER OF BUSINESS**

**Audience Comments**

The Board received an audience comment regarding weeds along the gates.

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**THIRD ORDER OF BUSINESS**

**Staff Reports**

**A. Landscape & Irrigation**

The Board received an update from Patrick Bell regarding his Field Inspection Report. Mr. Bell answered several questions regarding landscape issues. The Board asked for a proposal to remove the two palms that hang into the river and to remove the dead palms at the cemetery.

**B. Aquatic Services**

Ms. Rocque with Solitude provided an aquatic update and answered general questions. Solitude will follow up to inspect grasses in water.

**C. District Counsel**

No report.

**D. District Engineer**

Not present.

**E. District Manager**

Mr. Croom reminded the Board that the next meeting was scheduled for August 27, 2020 at 6:30 p.m. with it still to be determined if the meeting would be conducted by media technology or in person at the Mill Creek Church location.

Mr. Croom reviewed the action items list and the current financial statements with the Board. Discussion ensued regarding several action item updates.

**FOURTH ORDER OF BUSINESS**

**Consideration of Minutes of Board of Supervisors Regular Meeting held on June 25, 2020**

<p>On a motion by Mr. Oliver, seconded by Mr. Barbour, with all in favor, the Board of Supervisors approved the minutes of the meeting held on June 25, 2020, for the Water's Edge Community Development District.</p>
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**FIFTH ORDER OF BUSINESS**

**Consideration of Operations & Maintenance Expenditures for June 2020**

Mr. Croom presented the Operation & Maintenance Expenditures for June 2020 in the amount of \$37,414.41 to the Board for ratification.

On a motion by Mr. Oliver, seconded by Mr. Dowd, with all in favor, the Board of Supervisors approved to ratify the payment of the invoices in the June 2020 Operations & Maintenance Expenditures report, for the Water's Edge Community Development District.

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**SIXTH ORDER OF BUSINESS**

**Consideration of Audit Committee Recommendation**

On a motion by Mr. Dowd, seconded by Mr. Barbour, with all in favor, the Board of Supervisors approved the Audit committee recommendation with Grau & Associates as the #1 ranked respondent to provide auditing services for Fiscal Years 2020-2021-2022 for the Water's Edge Community Development District.

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**SEVENTH ORDER OF BUSINESS**

**Consideration of Security Camera at the Pool**

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The Board reviewed the proposals from MHD for security cameras at the pool. The Board would like to table these proposals and reach out to other vendors.

106

**EIGHTH ORDER OF BUSINESS**

**Presentation of Arbitrage Report**

108

Mr. Croom informed the Board that the Arbitrage calculations are completed and there is no requirement to rebate any interest earnings.

110

On a motion by Mr. Wickens, seconded by Mr. Barbour, with all in favor, the Board of Supervisors approved the arbitrage report for the Water's Edge Community Development District.

112

**NINTH ORDER OF BUSINESS**

**Consideration of Lake Management Contract**

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The Board reviewed the contract presented from Solitude Lake Management and compared that with their current contract with Steadfast.

118

On a motion by Ms. Wickens, seconded by Mr. Oliver, with all in favor, the Board of Supervisors approved the from Solitude Lake Management for aquatic maintenance at an annual cost of \$13,308.00 for the Water's Edge Community Development District.

119

On a motion by Ms. Wickens, seconded by Mr. Dowd, with all in favor, the Board of Supervisors terminated the contract with Steadfast for aquatic maintenance for the Water's Edge Community Development District.

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**TENTH ORDER OF BUSINESS**

**Discussion Regarding District Counsel Services**

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There was a discussion regarding District Counsel services. The Board agreed they were satisfied with the current district counsel.

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126 **ELEVENTH ORDER OF BUSINESS** **Public Hearing on Amended and**  
127 **Restated Rules of Procedure**  
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On a motion by Ms. Wickens, seconded by Mr. Barbour, the Board of Supervisors opened the public hearing on amended and restated rules of procedure for the Water's Edge Community Development District. This motion failed.

129  
130 There was no public comment.  
131

On a motion by Ms. Wickens, seconded by Mr. Dowd, the Board of Supervisors closed the public hearing on amended and restated rules of procedure for the Water's Edge Community Development District. This motion failed.

132  
133 **1. Presentation of Rules of Procedure**

134  
135 Ms. Reiss reviewed the amended and restated rules of procedure with the Board  
136 for review.

137  
138 **2. Consideration of Resolution 2020-06, Adopting Facility Rules and**  
139 **Policies**

140  
141 Mr. Croom presented Resolution 2020-06, which will adopt the amended and  
142 restated rules of procedure.

143  
On a Motion by Ms. Wickens, seconded by Mr. Oliver, with all in favor, the Board of Supervisors adopted Resolution 2020-06 for the Water's Edge Community Development District.

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145 **TWELFTH ORDER OF BUSINESS** **Supervisor Requests**

146  
147 There were no supervisor requests.

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149 **THIRTEENTH ORDER OF BUSINESS** **Adjournment**

150  
On a Motion by Ms. Wickens, seconded by Mr. Oliver, with all in favor, the Board adjourned the meeting at 8:01 p.m. for the Water's Edge Community Development District.

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Asst. Secretary

\_\_\_\_\_  
Chair / Vice Chair



**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.*

**WATER'S EDGE  
COMMUNITY DEVELOPMENT DISTRICT**

The Audit Committee meeting of the Board of Supervisors of the Water's Edge Community Development District was held on **Thursday, July 23, 2020 at 6:30 PM** by means of communications media technology pursuant to Executive Orders 20-52, 20-69, 20-112, 20-123, 20-139, and 20-150 issued by the Governor DeSantis on March 9, 2020, March 20, 2020, April 29, 2020, May 18, 2020, and June 23, 2020 respectively, and pursuant to Florida Statutes.

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Walter T. Oliver	<b>Board Supervisor, Asst. Secretary</b>
Michael Barbour	<b>Board Supervisor, Asst. Secretary</b>

Also present were:

Justin Croom	<b>District Manager, Rizzetta &amp; Company</b>
Michelle Reiss	<b>District Counsel, Appleton Reiss</b>
Patrick Bell	<b>Field Services Manager, Rizzetta &amp; Company</b>
Liz Rocque	<b>Representative, Solitude</b>
Jason Jaszczak	<b>Representative, Solitude</b>

Audience

**FIRST ORDER OF BUSINESS**

**Call to Order**

Mr. Croom called the meeting to order and read the roll call.

**SECOND ORDER OF BUSINESS**

**Ranking Proposals**

Mr. Croom presented the proposals received for the annual audit services to the Audit Committee and collected a master scoring sheet from the committee. Grau & Associates was the highest-ranked bidder with a total of 100 points. Berger, Toombs, Elam, Gains, & Frank received a total of 95 points and therefore was the lowest-ranked bidder.

On a Motion by Ms. Wickens seconded by Mr. Dowd, with all in favor, the Audit Committee ranked Grau & Associates as the #1 Proposer/Auditor for Fiscal Years ending in 2020, 2021, 2022 for the Water's Edge Community Development District.
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**THIRD ORDER OF BUSINESS**

**Adjournment**

On a Motion by Wickens, seconded by Barbour, with all in favor, the Audit Committee adjourned the meeting at 6:36 p.m. for the Water's Edge Community Development District.

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\_\_\_\_\_  
**Secretary/Assistant Secretary**

\_\_\_\_\_  
**Chairman/ Vice Chairman**

DRAFT

# WATER'S EDGE MANATEE COUNTY COMMUNITY DEVELOPMENT DISTRICT

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DISTRICT OFFICE · 9428 CAMDEN FIELD PARKWAY · RIVERVIEW, FLORIDA 33578

## Operation and Maintenance Expenditures July 2020 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from July 1, 2020 through July 31, 2020. This does not include expenditures previously approved by the Board.

The total items being presented: **\$46,473.87**

Approval of Expenditures:

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\_\_\_\_\_ Chairperson

\_\_\_\_\_ Vice Chairperson

\_\_\_\_\_ Assistant Secretary

# Water's Edge Manatee County Community Development District

## Paid Operation & Maintenance Expenditures

July 1, 2020 Through July 31, 2020

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Appleton, Reiss & Skorewicz, PPLC	001448	7110	General Legal Services 06/20	\$ 3,185.00
Beckners Cleaning Contractos, Inc.	001431	243898	Pressure Wash 06/20	\$ 425.00
Bradenton Herald, Inc.	001432	0004670311 06/14/20	Account 663662 Legal Advertising 06/20	\$ 73.71
Bradenton Herald, Inc.	001432	0004670319 06/15/20	Account 663662 Legal Advertising 06/20	\$ 169.65
Bradenton Herald, Inc.	001451	0004690812 07/17/20	Account 663662 Legal Advertising 07/20	\$ 270.27
Bright House Networks	001452	047566201071620	16906 Rivers Reach Blvd Bldg RR 07/20	\$ 119.98
Bright House Networks	001443	077765001063020	1500 Hickory View Cir OFFC 07/20	\$ 188.84
FPL	001433	68602-98402 06/20	16990 Rosedown Gln # Gates 06/20	\$ 13.87
GNP Services, CPA, PA/dba Dufresne CPA Services, PA.	001426	6684	Ann Rebate Arbitrage Liability Calc Series2012A-1 PE 05/20	\$ 500.00
GNP Services, CPA, PA/dba Dufresne CPA Services, PA.	001444	6686	Ann Rebate Arbitrage Liability Calc Series2012A-2 PE 05/20	\$ 500.00
Innersync Studio, Ltd	001445	18629	CDD Website - Quarterly Services 07/20	\$ 384.38
JBW Designs LLC dba Poop 911	001440	3468025	9 Cans Emptied 05/20	\$ 240.93
JBW Designs LLC dba Poop 911	001440	3530509	9 Cans Emptied 06/20	\$ 240.93
Jerry Richardson	001459	1391	Monthly Hog Trapping Service 07/20	\$ 1,300.00

# Water's Edge Manatee County Community Development District

## Paid Operation & Maintenance Expenditures

July 1, 2020 Through July 31, 2020

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Johnson Engineering, Inc.	001427	10 Project 20192116-000	Professional Services Through 06/07/20	\$ 85.00
Kearney Building 1, Inc.	001453	102538	Monthly Cleaning - 07/20	\$ 405.94
Landscape Maintenance Professionals, Inc.	001454	153288	LMP - Monthly Ground Maintenance 07/20	\$ 9,276.58
Landscape Maintenance Professionals, Inc.	001434	153513	Annuals 06/20	\$ 2,632.50
Landscape Maintenance Professionals, Inc.	001446	153563	Fertilizer 06/20	\$ 917.00
Landscape Maintenance Professionals, Inc.	001446	153564	Pest Control 06/20	\$ 150.00
Main Gate Enterprises, Inc.	001428	30433	Service Call 04/20	\$ 170.00
Main Gate Enterprises, Inc.	001428	30465	Service Call 04/20	\$ 203.92
Main Gate Enterprises, Inc.	001449	30640	Gate Install 50% Deposit	\$ 8,319.50
Manatee County Utilities Department	001435	162626-133595 06/20	Garbage/Utility Services 06/20	\$ 52.18
Manatee County Utilities Department	001435	246619-131088 06/20	Garbage/Utility Services 06/20	\$ 3,730.57
Manatee County Utilities Department	001435	246619-133487 06/20	Garbage/Utility Services 06/20	\$ 250.66
Mandy Sands	001436	MS062520	Board of Supervisors Meeting 06/25/20	\$ 200.00
Michael Barbour	001438	MB062520	Board of Supervisors Meeting 06/25/20	\$ 200.00

# Water's Edge Manatee County Community Development District

## Paid Operation & Maintenance Expenditures

July 1, 2020 Through July 31, 2020

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Michael Dowd	001439	MD062520	Board of Supervisors Meeting 06/25/20	\$ 200.00
Mobile Help Desk, Inc.	001450	20644	Key Fobs 03/20	\$ 67.50
Mobile Help Desk, Inc.	001450	20645	Key Fobs 03/20	\$ 33.75
Mobile Help Desk, Inc.	001450	20646	Key Fobs 03/20	\$ 33.75
Mobile Help Desk, Inc.	001450	20661	Key Fobs 03/20	\$ 67.50
Mobile Help Desk, Inc.	001450	20906	Key Fobs 05/20	\$ 67.50
Mobile Help Desk, Inc.	001437	21046	Key Fobs 06/20	\$ 33.75
Mobile Help Desk, Inc.	001437	21047	Key Fobs 06/20	\$ 33.75
Mobile Help Desk, Inc.	001437	21048	Key Fobs 06/20	\$ 33.75
Mobile Help Desk, Inc.	001437	21049	Key Fobs 06/20	\$ 33.75
Mobile Help Desk, Inc.	001437	21050	Key Fobs 06/20	\$ 33.75
Mobile Help Desk, Inc.	001450	21125	Service Call 07/20	\$ 135.00
Mobile Help Desk, Inc.	001455	21146	Key Fobs 07/20	\$ 33.75
Peace River Electric Cooperative Inc.	001456	Monthly Summary 06/20	Monthly Electric Summary 06/20	\$ 990.25

# Water's Edge Manatee County Community Development District

## Paid Operation & Maintenance Expenditures

July 1, 2020 Through July 31, 2020

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Pools by Lowell, Inc.	001457	214574	Monthly Pool Service 07/20	\$ 450.00
Rizzetta & Company, Inc.	001429	INV0000050770	District Management Services 07/20	\$ 4,350.00
Rizzetta & Company, Inc.	001429	INV0000050806	Mass Mailings	\$ 458.16
Service Experts of Sarasota Inc	001430	063020 AN	50% Deposit - Install LG Duct Less System	\$ 1,435.00
Service Experts of Sarasota Inc	001447	063020 BAL	50% Balance - Install LG Duct Less System	\$ 1,435.00
Solitude Lake Management, Inc.	001458	PI-A00438222	Monthly Lake & Pond Services 07/20	\$ 1,941.55
Susan Wickens	001441	SW062520	Board of Supervisors Meeting 06/25/20	\$ 200.00
Walter Thomas Oliver	001442	WO062520	Board of Supervisors Meeting 06/25/20	<u>\$ 200.00</u>
<b>Report Total</b>				<b><u>\$ 46,473.87</u></b>



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# Water's Edge Community Development District

[watersedgecdd.org](http://watersedgecdd.org)

(Manatee County)

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**Approved Proposed Budget for Fiscal Year  
2020/2021**

**Presented by: Rizzetta & Company, Inc.**

**9428 Camden Field Parkway  
Riverview, Florida 33578  
Phone: 813-533-2950**

[rizzetta.com](http://rizzetta.com)



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## GENERAL FUND BUDGET ACCOUNT CATEGORY DESCRIPTION

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

### REVENUES:

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

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

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

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

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

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

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

### EXPENDITURES – ADMINISTRATIVE:

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



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

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

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

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

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

**Assessment Roll:** The District will contract with a firm to maintain the assessment roll and annually levy a Non-Ad Valorem assessment for operating and debt service expenses.

**Financial & Revenue Collections:** Services 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. These services include, but are not limited to, assessment roll preparation and certification, direct billings and funding request processing as well as responding to property owner questions regarding District assessments. This line item also includes the fees incurred for a Collection Agent to collect the funds for the principal and interest payment for its short-term bond issues and any other bond related collection needs. These funds are collected as prescribed in the Trust Indenture. The Collection Agent also 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.

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## EXPENDITURES - FIELD OPERATIONS:

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



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**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.

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

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

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

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

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

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

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

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

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

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

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

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



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

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

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

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

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

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

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

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

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

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

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

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

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

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

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





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

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

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

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

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

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

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

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

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

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

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

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

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

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

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

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



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

**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.



Rizzetta & Company



## 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.

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### EXPENDITURES:

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

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



Rizzetta & Company

## DEBT SERVICE FUND BUDGET ACCOUNT CATEGORY DESCRIPTION

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

### REVENUES:

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

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### 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.



**Proposed Budget**  
**Water's Edge-MC Community Development District**  
**General Fund**  
**Fiscal Year 2020/2021**

Chart of Accounts Classification	Actual YTD through 07/31/20	Projected Annual Totals 2019/2020	Annual Budget for 2019/2020	Projected Budget variance for 2019/2020	Budget for 2020/2021	Budget Increase (Decrease) vs 2019/2020	Comments
<b>REVENUES</b>							
Interest Earnings							
Interest Earnings	\$ 409	\$ 491	\$ -	\$ 491	\$ -	\$ -	
Special Assessments							
Tax Roll*	\$ 503,795	\$ 502,263	\$ 498,989	\$ 3,274	\$ 489,774	\$ (9,215)	\$489,774 +\$150,000 = \$639,774
Other Miscellaneous Revenues							
Miscellaneous Revenues	\$ 636	\$ 763	\$ -	\$ 763	\$ -	\$ -	
<b>TOTAL REVENUES</b>	<b>\$ 504,840</b>	<b>\$ 503,517</b>	<b>\$ 498,989</b>	<b>\$ 4,528</b>	<b>\$ 489,774</b>	<b>\$ (9,215)</b>	
<b>TOTAL REVENUES AND BALANCE FORWARD</b>	<b>\$ 504,840</b>	<b>\$ 503,517</b>	<b>\$ 498,989</b>	<b>\$ 4,528</b>	<b>\$ 489,774</b>	<b>\$ (9,215)</b>	
<b>EXPENDITURES - ADMINISTRATIVE</b>							
Legislative							
Supervisor Fees	\$ 10,400	\$ 12,480	\$ 12,000	\$ (480)	\$ 12,000	\$ -	
Financial & Administrative							
Administrative Services	\$ 3,000	\$ 3,600	\$ 3,600	\$ -	\$ 3,800	\$ 200	3%
Field Services	\$ 2,100	\$ 2,520	\$ 8,400	\$ 5,880	\$ 8,400	\$ -	
District Management	\$ 15,500	\$ 18,600	\$ 18,600	\$ -	\$ 19,000	\$ 400	3%
District Engineer	\$ 3,000	\$ 3,600	\$ 3,500	\$ (100)	\$ 10,000	\$ 6,500	Engineer Work Increase
Disclosure Report	\$ -	\$ -	\$ 500	\$ 500	\$ 500	\$ -	
Trustees Fees	\$ 6,815	\$ 6,815	\$ 3,500	\$ (3,315)	\$ 3,975	\$ 475	
Assessment Roll	\$ 5,000	\$ 5,000	\$ 5,000	\$ -	\$ 5,000	\$ -	
Financial & Revenue Collections	\$ 3,000	\$ 3,600	\$ 3,600	\$ -	\$ 4,000	\$ 400	3%
Accounting Services	\$ 15,000	\$ 18,000	\$ 18,000	\$ -	\$ 18,440	\$ 440	3%
Auditing Services	\$ 4,246	\$ 4,200	\$ 4,100	\$ (100)	\$ 4,200	\$ 100	New RFP underway
Arbitrage Rebate Calculation	\$ 1,500	\$ 1,500	\$ 500	\$ (1,000)	\$ 500	\$ -	
Miscellaneous Mailings	\$ 458	\$ 550	\$ 1,000	\$ 450	\$ 1,000	\$ -	
Public Officials Liability Insurance	\$ 2,250	\$ 2,250	\$ 2,500	\$ 250	\$ 2,500	\$ -	EGIS Est.
Rentals & Leases	\$ 525	\$ 630	\$ 500	\$ (130)	\$ 1,200	\$ 700	
Legal Advertising	\$ 2,708	\$ 3,250	\$ 1,500	\$ (1,750)	\$ 1,500	\$ -	
Bank Fees	\$ -	\$ -	\$ 500	\$ 500	\$ 200	\$ (300)	
Dues, Licenses & Fees	\$ 625	\$ 750	\$ 300	\$ (450)	\$ 175	\$ (125)	
Website Hosting, Maintenance, Backup (and Email)	\$ 3,863	\$ 4,636	\$ 3,500	\$ (1,136)	\$ 3,500	\$ -	
Legal Counsel							
District Counsel	\$ 15,116	\$ 18,139	\$ 10,000	\$ (8,139)	\$ 12,000	\$ 2,000	
<b>Administrative Subtotal</b>	<b>\$ 95,106</b>	<b>\$ 110,119</b>	<b>\$ 101,100</b>	<b>\$ (9,019)</b>	<b>\$ 111,890</b>	<b>\$ 10,790</b>	
<b>EXPENDITURES - FIELD OPERATIONS</b>							
Security Operations							
Gate Transponders	\$ 1,384	\$ 1,661	\$ -	\$ (1,661)	\$ 2,000	\$ 2,000	
Electric Utility Services							
Utility Services	\$ 9,785	\$ 11,742	\$ 15,089	\$ 3,347	\$ 15,000	\$ (89)	
Water-Sewer Combination Services							
Utility Services	\$ 46,361	\$ 55,633	\$ 40,000	\$ (15,633)	\$ 55,000	\$ 15,000	
Stormwater Control							
Lake/Pond Bank Maintenance	\$ 22,219	\$ 26,663	\$ 28,250	\$ 1,587	\$ 28,500	\$ 250	
Other Physical Environment							
Gatehouse/Gate Repairs & Maintenance	\$ 7,724	\$ 9,269	\$ 2,500	\$ (6,769)	\$ 10,000	\$ 7,500	
Gate Phone	\$ 3,671	\$ 4,405	\$ 1,800	\$ (2,605)	\$ 1,800	\$ -	
Property & Gen Liability Insurance	\$ 6,222	\$ -	\$ 6,500	\$ 6,500	\$ 6,500	\$ -	EGIS Est.
Entry & Walls Maintenance	\$ -	\$ -	\$ 3,000	\$ 3,000	\$ 3,000	\$ -	

**Proposed Budget**  
**Water's Edge-MC Community Development District**  
**General Fund**  
**Fiscal Year 2020/2021**

Chart of Accounts Classification	Actual YTD through 07/31/20	Projected Annual Totals 2019/2020	Annual Budget for 2019/2020	Projected Budget variance for 2019/2020	Budget for 2020/2021	Budget Increase (Decrease) vs 2019/2020	Comments
Pressure Washing	\$ 425	\$ -	\$ 5,000	\$ -	\$ 12,000	\$ 7,000	
Landscape Maintenance - Contract	\$ 92,766	\$ 111,319	\$ 120,884	\$ 9,565	\$ 120,884	\$ -	Contract
Landscape - Mulch (contract optional)	\$ 14,853		\$ 14,900		\$ 14,900	\$ -	Contract Optional
Landscape - Annuals (contract optional)	\$ 2,633		\$ 3,900		\$ 3,900	\$ -	Contract Optional
Landscape Maintenance- Other	\$ 13,899	\$ 16,679	\$ 10,716	\$ (5,963)	\$ 10,000	\$ (716)	
Club Facility Maintenance	\$ -	\$ -	\$ 1,500	\$ 1,500	\$ -	\$ (1,500)	Duplicate Line Item
Irrigation Repairs - non landscape contract	\$ 4,813	\$ 5,776	\$ 6,500	\$ 724	\$ 6,500	\$ -	
Plant Replacement - non landscape contract	\$ 1,300	\$ 1,560	\$ 10,000	\$ 8,440	\$ 8,000	\$ (2,000)	
<b>Parks &amp; Recreation</b>							
Gas Utility Services	\$ 19,760	\$ 23,712	\$ 25,000	\$ 1,288	\$ 25,000	\$ -	
Club Facility Maintenance	\$ 4,971	\$ 5,965	\$ 12,500	\$ 6,535	\$ 10,000	\$ (2,500)	
Pool Maintenance-Contract	\$ 4,500	\$ 5,400	\$ 7,500	\$ 2,100	\$ 5,400	\$ (2,100)	Contract
Pool Maintenance - Other	\$ 4,222	\$ 5,066	\$ 20,000	\$ 14,934	\$ 5,000	\$ (15,000)	
Street Light Maintenance	\$ 5,963	\$ 7,156	\$ 3,000	\$ (4,156)	\$ 3,000	\$ -	
Wildlife Monitoring (trapping)	\$ 10,600	\$ 12,720	\$ -	\$ (12,720)	\$ 4,500	\$ 4,500	
Dog Waste Stations	\$ 3,132	\$ 3,758	\$ 3,000	\$ (758)	\$ 3,000	\$ -	
Nature Walkway Maintenance	\$ -	\$ -	\$ 1,500	\$ 1,500	\$ 1,000	\$ (500)	
<b>Contingency</b>							
Miscellaneous Expense/Repairs	\$ 20,639	\$ 24,767	\$ 54,850	\$ 30,083	\$ 23,000	\$ (31,850)	Move Cap Imp to Res Bud
<b>Field Operations Subtotal</b>	<b>\$ 301,842</b>	<b>\$ 333,251</b>	<b>\$ 397,889</b>	<b>\$ 40,838</b>	<b>\$ 377,884</b>	<b>\$ (20,005)</b>	
<b>TOTAL EXPENDITURES</b>	<b>\$ 396,948</b>	<b>\$ 443,370</b>	<b>\$ 498,989</b>	<b>\$ 31,819</b>	<b>\$ 489,774</b>	<b>\$ (9,215)</b>	
<b>EXCESS OF REVENUES OVER EXPENDITURES</b>	<b>\$ 107,892</b>	<b>\$ 60,147</b>	<b>\$ -</b>	<b>\$ 36,347</b>	<b>\$ -</b>	<b>\$ -</b>	

**Proposed Budget  
Water's Edge-MC Community Development District  
Reserve Fund  
Fiscal Year 2020/2021**

Chart of Accounts Classification	Actual YTD through 02/29/20	Projected Annual Totals 2019/2020	Annual Budget for 2019/2020	Projected Budget variance for 2019/2020	Budget for 2020/2021	Budget Increase (Decrease) vs 2019/2020	Comments
<b>REVENUES</b>							
Special Assessments							
Tax Roll*	\$ 20,000	\$ 20,000	\$ 20,000	\$ -	\$ 150,000	\$ 130,000	
<b>TOTAL REVENUES</b>	<b>\$ 20,000</b>	<b>\$ 20,000</b>	<b>\$ 20,000</b>	<b>\$ -</b>	<b>\$ 150,000</b>	<b>\$ 130,000</b>	
<b>TOTAL REVENUES AND BALANCE FORWARD</b>	<b>\$ 20,000</b>	<b>\$ 20,000</b>	<b>\$ 20,000</b>	<b>\$ -</b>	<b>\$ 150,000</b>	<b>\$ 130,000</b>	
<b>EXPENDITURES</b>							
Contingency							
Capital Reserves	\$ -	\$ -	\$ 20,000	\$ 20,000	\$ 150,000	\$ 130,000	
Capital Improvements							
<b>TOTAL EXPENDITURES</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 20,000</b>	<b>\$ 20,000</b>	<b>\$ 150,000</b>	<b>\$ 130,000</b>	
<b>EXCESS OF REVENUES OVER EXPENDITURES</b>	<b>\$ 20,000</b>	<b>\$ 20,000</b>	<b>\$ -</b>	<b>\$ 20,000</b>	<b>\$ -</b>	<b>\$ -</b>	

**Budget Template  
Water's Edge Community Development District  
Debt Service  
Fiscal Year 2020/2021**

Chart of Accounts Classification	Series 2012A-1	Series 2012A-2	Budget for 2020/2021
<b>REVENUES</b>			
Special Assessments			
Net Special Assessments	\$14,004.00	\$203,230.50	\$217,234.50
<b>TOTAL REVENUES</b>	<b>\$14,004.00</b>	<b>\$203,230.50</b>	<b>\$217,234.50</b>
<b>EXPENDITURES</b>			
<b>Administrative</b>			
Financial & Administrative			
Debt Service Obligation	\$14,004.00	\$203,230.50	\$217,234.50
<b>Administrative Subtotal</b>	<b>\$14,004.00</b>	<b>\$203,230.50</b>	<b>\$217,234.50</b>
<b>TOTAL EXPENDITURES</b>	<b>\$14,004.00</b>	<b>\$203,230.50</b>	<b>\$217,234.50</b>
<b>EXCESS OF REVENUES OVER EXPENDITURES</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>

Manatee County Collection Costs (3%) and Early Payment Discounts (4%): 7.0%

**Gross assessments** **\$233,284.47**

**Notes:**

1. Tax Roll Collection Costs (3%) and Early Payment Discounts (4%) are a total 7.0% of Tax Roll. Budgeted net of tax roll assessments. See Assessment Table.

**WATER'S EDGE COMMUNITY DEVELOPMENT DISTRICT**

**FISCAL YEAR 2020/2021 O&M & DEBT SERVICE ASSESSMENT SCHEDULE**

2020/2021 O&M Budget		\$639,774.00
Collection Cost @	3%	\$20,637.87
Early Payment Discount @	4%	\$27,517.16
2020/2021 Total:		<u>\$687,929.03</u>

2019/2020 O&M Budget	\$518,989.17
2020/2021 O&M Budget	\$639,774.00

Total Difference:	<u><u>\$120,784.83</u></u>
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	PER UNIT ANNUAL ASSESSMENT		Proposed Increase / Decrease	
	2019/2020	2020/2021	\$	%
2012A-2 Debt Service - 52' PHASE 1	\$819.25	\$819.25	\$0.00	0.00%
Operations/Maintenance - 52' PHASE 1	\$1,583.78	\$1,952.37	\$368.59	23.27%
<b>Total</b>	<b>\$2,403.03</b>	<b>\$2,771.62</b>	<b>\$368.59</b>	<b>15.34%</b>
2012A-2 Debt Service - 62' PHASE 1	\$851.76	\$851.76	\$0.00	0.00%
Operations/Maintenance - 62' - PHASE 1	\$1,881.53	\$2,319.41	\$437.88	23.27%
<b>Total</b>	<b>\$2,733.29</b>	<b>\$3,171.17</b>	<b>\$437.88</b>	<b>16.02%</b>
2012A-2 Debt Service - 80' PHASE 2	\$910.28	\$910.28	\$0.00	0.00%
Operations/Maintenance - 80' PHASE 2	\$1,967.05	\$2,424.84	\$457.79	23.27%
<b>Total</b>	<b>\$2,877.33</b>	<b>\$3,335.12</b>	<b>\$457.79</b>	<b>15.91%</b>
2012A-1 Debt Service - 80' PHASE 2	\$1,074.19	\$1,074.19	\$0.00	0.00%
Operations/Maintenance - 80' PHASE 2	\$1,967.05	\$2,424.84	\$457.79	23.27%
<b>Total</b>	<b>\$3,041.24</b>	<b>\$3,499.03</b>	<b>\$457.79</b>	<b>15.05%</b>

**WATER'S EDGE COMMUNITY DEVELOPMENT DISTRICT**  
**FISCAL YEAR 2020-2021 DEBT SERVICE AND O&M ASSESSMENT SCHEDULE**

<u>LOT SIZE</u>	<u>UNITS ASSESSED</u>			<u>EAU</u>
	<u>O&amp;M</u>	<u>SERIES 2012A-1 DEBT SERVICE <sup>(1)</sup></u>	<u>SERIES 2012A-2 DEBT SERVICE <sup>(2)</sup></u>	
52' - PHASE 1	114	0	109	1.000
62' - PHASE 1	71	0	52	1.188
80' - PHASE 2	110	0	93	1.242
80' - PHASE 2	14	14	0	1.242
<b>Total Planned</b>	<b>309</b>	<b>14</b>	<b>254</b>	

<u>ALLOCATION OF O&amp;M ASSESSMENT</u>			
TOTAL O&M BUDGET			\$639,774.00
COLLECTION COSTS @	3.0%		\$20,637.87
EARLY PAYMENT DISCOUNT @	4.0%		\$27,517.16
TOTAL O&M ASSESSMENT			<u>\$687,929.03</u>
TOTAL	% TOTAL	O&M	O&M
<u>EAUs</u>	<u>EAUs</u>	<u>PER PARCEL</u>	<u>PER LOT</u>
114.00	32.35%	\$222,570.10	\$1,952.37
84.35	23.94%	\$164,678.44	\$2,319.41
136.62	38.77%	\$266,732.69	\$2,424.84
17.39	4.93%	\$33,947.80	\$2,424.84
<b>352.36</b>	<b>100.00%</b>	<b>\$687,929.03</b>	
		<b>(\$48,155.03)</b>	
		<u><b>\$639,774.00</b></u>	

<u>PER UNIT ASSESSMENTS</u>			
<u>O&amp;M</u>	<u>SERIES 2012A-1 DEBT SERVICE <sup>(3)</sup></u>	<u>2012A-2 DEBT DEBT SERVICE <sup>(4)</sup></u>	<u>TOTAL</u>
\$1,952.37	\$0.00	\$819.25	\$2,771.62
\$2,319.41	\$0.00	\$851.76	\$3,171.17
\$2,424.84	\$0.00	\$910.28	\$3,335.12
\$2,424.84	\$1,074.19	\$0.00	\$3,499.03

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

**Net Revenue to be Collected**

<sup>(1)</sup> Reflects the number of total lots with Series 2012A-1 debt outstanding.

<sup>(2)</sup> Reflects the number of total lots with Series 2012A-2 debt outstanding.

<sup>(3)</sup> Annual debt service assessment per lot adopted in connection with the Series 2012A-1 bond issue. Annual assessment includes principal, interest, Manatee County collection costs and early payment discounts.

<sup>(4)</sup> Annual debt service assessment per lot adopted in connection with the Series 2012A-2 bond issue. Annual assessment includes principal, interest, Manatee County collection costs and early payment discounts.



## RESOLUTION 2020-07

### THE ANNUAL APPROPRIATION RESOLUTION OF THE WATERS EDGE COMMUNITY DEVELOPMENT DISTRICT RELATING TO THE ANNUAL APPROPRIATIONS AND ADOPTING THE FINAL BUDGET FOR THE FISCAL YEAR 2021 BEGINNING OCTOBER 1, 2020 AND ENDING SEPTEMBER 30, 2021; AND PROVIDING AN EFFECTIVE DATE

**WHEREAS**, the District Manager prepared and submitted to the Board of Supervisors (the "Board") a proposed budget for the next fiscal year, pursuant to the provisions of Chapters 190, Florida Statutes; and

**WHEREAS**, the Board approved the proposed budget and set August 21, 2020 as the date for a public hearing thereon to receive public comments; and

**WHEREAS**, the District Manager timely submitted a copy of the Proposed Budget to the local governing authorities having jurisdiction over the area included in the District pursuant to Chapter 190, Florida Statutes, caused notice of the public hearing to be given by publication pursuant to Fla. Sta. 190.008(2), and posted the proposed budget on the District's website at least two days before the public hearing; and

**WHEREAS**, Section 190.008(2), Florida Statutes, requires that, at the conclusion of the public hearing, the Board adopt by resolution the final approved budget for the ensuing fiscal year;

### **NOW THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF WATERS EDGE COMMUNITY DEVELOPMENT DISTRICT THAT;**

**Section 1. Budget.** The proposed budget for Fiscal Year 2021 (as amended if applicable following the public hearing thereon), attached hereto as Exhibit A and incorporated herein by reference, is hereby approved and adopted as final, pursuant to Florida Statutes ("Adopted Budget). The District Manager shall ensure that the Adopted Budget is posted and maintained on the District's website within 30 days after adoption in accordance with Fla. Stat. 189.016.

**Section 2. Appropriations.** There is hereby appropriated out of the revenues of the District for the 2021 Fiscal Year the sum of \$\_\_\_\_\_ to be raised by the levy of assessments and otherwise, which sum is deemed by the Board to be necessary to defray all expenditures of the District for the 2021 Fiscal Year.

**Section 3. Supplemental Appropriations.** The Adopted Budget may be amended at any time with the fiscal year or within 60 days following the end of the fiscal year in accordance with Fla. Stat. 189.016.

**Section 4.** The appropriate officer(s) of the District and the District Manager are authorized to execute any and all necessary transmittals, certifications, or other acknowledgements or writings, as necessary to comply with the intent of this Resolution.

**Section 5. Effective Date.** This Resolution shall become effective immediately upon adoption.

**PASSED AND ADOPTED** this 21<sup>st</sup> day of August, 2020.

ATTEST:

**WATERS      EDGE      COMMUNITY  
DEVELOPMENT DISTRICT**

\_\_\_\_\_  
Secretary / Assistant Secretary

\_\_\_\_\_  
Chair

**Exhibit A: Fiscal Year 2021 Budget**

## RESOLUTION 2020-08

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE WATERS EDGE COMMUNITY DEVELOPMENT DISTRICT MAKING A DETERMINATION OF BENEFIT AND IMPOSING SPECIAL ASSESSMENTS FOR FISCAL YEAR 2021; PROVIDING FOR THE COLLECTION AND ENFORCEMENT OF SPECIAL ASSESSMENTS, INCLUDING BUT NOT LIMITED TO PENALTIES AND INTEREST THEREON; CERTIFYING AN ASSESSMENT ROLL; PROVIDING FOR AMENDMENTS TO THE ASSESSMENT ROLL; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.**

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

**WHEREAS**, the District is located in Manatee County, Florida ("**County**"); and

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

**WHEREAS**, the Board of Supervisors ("**Board**") of the District hereby determines to undertake various operations and maintenance and other activities described in the District's final approved budget ("**Budget**") for the fiscal year beginning October 1, 2020 and ending September 30, 2021 ("**Fiscal Year 2021**"), attached hereto as **Exhibit "A"** and incorporated herein by reference; and

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

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

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

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

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

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

**WHEREAS**, it is in the best interests of the District to adopt the assessment roll (“**Assessment Roll**”) attached to this Resolution as **Exhibit “B”** and incorporated herein by reference, and to certify the Assessment Roll in **Exhibit “B”** to the County Tax Collector pursuant to the Uniform Method; and

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

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

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

**SECTION 2. ASSESSMENT IMPOSITION.** Pursuant to Chapter 190, *Florida Statutes*, and using the procedures authorized by Florida law for the levy and collection of special assessments, a special assessment for operation and maintenance is hereby imposed and levied on benefitted lands within the District and in accordance with **Exhibits “A” and “B.”** The lien of the special assessments for operations and maintenance imposed and levied by this Resolution shall be effective upon passage of this Resolution.

**SECTION 3. COLLECTION AND ENFORCEMENT; PENALTIES; INTEREST.**

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

B. **Future Collection Methods.** The decision to collect special assessments by any particular method – e.g., on the tax roll or by direct bill – does not mean that such method will be used to collect special assessments in future years,

and the District reserves the right in its sole discretion to select collection methods in any given year, regardless of past practices.

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

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

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

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

**PASSED AND ADOPTED** this 27<sup>th</sup> day of August, 2020.

ATTEST:

**WATERS EDGE COMMUNITY  
DEVELOPMENT DISTRICT**

\_\_\_\_\_  
Secretary / Assistant Secretary

\_\_\_\_\_  
Chair

**Exhibit A:** Budget  
**Exhibit B:** Assessment Roll (Uniform Method)

**RESOLUTION 2020-09**

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF WATER'S EDGE COMMUNITY DEVELOPMENT DISTRICT DESIGNATING DATES, TIME AND LOCATION FOR REGULAR MEETINGS OF THE BOARD OF SUPERVISORS AND PROVIDING FOR AN EFFECTIVE DATE HEREOF**

**WHEREAS**, Water's Edge Community Development District (hereinafter the "District") is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*, being situated entirely within Manatee County, Florida; and

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

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

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

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF WATER'S EDGE COMMUNITY DEVELOPMENT DISTRICT:**

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

**Section 2.** In accordance with Section 189.417(1), *Florida Statutes*, the District's Secretary is hereby directed to file annual, with Manatee County, a schedule of the District's regular meetings.

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

**PASSED AND ADOPTED THIS 27<sup>th</sup> DAY OF August, 2020.**

**ATTEST:**

**WATER'S EDGE COMMUNITY  
DEVELOPMENT DISTRICT**

\_\_\_\_\_  
Secretary / Asst. Secretary

\_\_\_\_\_  
Chair / Vice Chair

**EXHIBIT "A"**

**BOARD OF SUPERVISORS REVISED MEETING SCHEDULE  
WATER'S EDGE COMMUNITY DEVELOPMENT DISTRICT  
FISCAL YEAR 2020/2021**

October 22, 2020  
November 26, 2020  
December 24, 2020  
January 28, 2021  
February 25, 2021  
March 25, 2021  
April 22, 2021  
May 27, 2021  
June 24, 2021  
July 26, 2021  
August 26, 2021  
September 23, 2021

All meetings will convene at 6:30 p.m. at the Parrish YMCA, located at 12214 U.S. 301 N., Parrish, Florida 34219. \*Please note that because of the COVID-19 public health emergency and to protect the public and follow the CDC guidance regarding social distancing, such meetings may be held telephonically, virtually, or at another location in the event the above location is not available. Please check the District's website for the latest information: <https://www.watersedgecdd-riversreach.org/>