



Rizzetta & Company

# **Willow Walk Community Development District**

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**Board of Supervisors' Meeting  
August 1, 2019**

**District Office:  
9530 Marketplace Road, Suite 206  
Fort Myers, Florida 33912  
(239) 936-0913**

**[www.willowwalkcdd.org](http://www.willowwalkcdd.org)**

## **WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT**

Trevesta Clubhouse, 6210 Trevesta Place, Palmetto, Florida 34221

<b>Board of Supervisors</b>	Jim Harvey Greg Meath Troy Simpson Paul Martin David Truxton	Chairman Vice Chairman Assistant Secretary Assistant Secretary Assistant Secretary
<b>District Manager</b>	Belinda Blandon	Rizzetta & Company, Inc.
<b>District Counsel</b>	Jere Earlywine	Hopping Green & Sams, P.A.
<b>District Engineer</b>	Matt Morris	Morris 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 (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) 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.

**WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT**  
**DISTRICT OFFICE • 9530 MARKETPLACE ROAD • SUITE 206 • FORT MYERS, FLORIDA 33912**  
[WWW.WILLOWWALKCDD.ORG](http://WWW.WILLOWWALKCDD.ORG)

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July 24, 2019

Board of Supervisors  
**Willow Walk Community  
Development District**

**AGENDA**

Dear Board Members:

The regular meeting of the Board of Supervisors of Willow Walk Community Development District will be held on **Thursday, August 1, 2019 at 9:45 a.m.** at the Trevesta Clubhouse located at 6210 Trevesta Place, Palmetto, Florida 34221. The following is the agenda for this meeting:

- 1. CALL TO ORDER/ROLL CALL**
- 2. PUBLIC COMMENT**
- 3. BUSINESS ADMINISTRATION**
  - A. Consideration of the Minutes of the Board of Supervisors' Meeting held on May 21, 2019 ..... Tab 1
  - B. Consideration of the Operations and Maintenance Expenditures for the Month of April 2019 ..... Tab 2
- 4. BUSINESS ITEMS**
  - A. Review and Acceptance of Audit for Fiscal Year End September 30, 2018 ..... Tab 3
  - B. Consideration of Proposals for ADA Website Compliance ..... Tab 4
  - C. Consideration of Proposal for Professional Technology Services ..... Tab 5
  - D. Public Hearing Regarding Fiscal Year 2019/2020 Budget
    1. Presentation of the Proposed Final Budget for Fiscal Year 2019/2020 ..... Tab 6
    2. Consideration of Resolution 2019-07, Annual Appropriations and Adopting the Budgets for Fiscal Year 2019/2020 ..... Tab 7
    3. Consideration of Resolution 2019-08, Making a Determination of Benefit and Imposing Special Assessments for Fiscal Year 2019/2020; Providing for the Collection and Enforcement of Special Assessments, Including but not Limited to Penalties and Interest Thereon; Certifying an Assessment Roll ..... Tab 8
  - E. Consideration of Resolution 2019-09, Designating Dates, Time and Location for Regular Meetings of the Board of Supervisors for Fiscal Year 2019/2020 ..... Tab 9

5. **STAFF REPORTS**
  - A. District Counsel
  - B. District Engineer
  - C. District Manager
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 contact me at (239) 936-0913.

Very truly yours,

*Belinda Blandon*

Belinda Blandon  
District Manager

cc: Jere Earlywine, Hopping Green & Sams



# Tab 1

**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.

**WILLOW WALK  
COMMUNITY DEVELOPMENT DISTRICT**

The special meeting of the Board of Supervisors of the Willow Walk Community Development District was held on **Tuesday, May 21, 2019 at 9:56 a.m.** at the Trevesta Clubhouse located at 6210 Trevesta Place, Palmetto, Florida 34221.

Present and constituting a quorum were:

Jim Harvey	<b>Board Supervisor, Chairman</b>
Greg Meath	<b>Board Supervisor, Vice Chairman</b>
Paul Martin	<b>Board Supervisor, Assistant Secretary</b>
Troy Simpson	<b>Board Supervisor, Assistant Secretary</b>
David Truxton	<b>Board Supervisor, Assistant Secretary</b>

Also present were:

Belinda Blandon	<b>District Manager, Rizzetta &amp; Company, Inc.</b>
Bre Parker	<b>Rizzetta &amp; Company, Inc.</b>
Jere Earlywine	<b>District Counsel, Hopping Green &amp; Sams, P.A.</b>
Matt Morris	<b>District Engineer, Morris Engineering &amp; Consulting LLC</b>

**FIRST ORDER OF BUSINESS**

**Call to Order**

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

**SECOND ORDER OF BUSINESS**

**Public Comment**

Ms. Blandon stated for the record that no members of the public were present.

**THIRD ORDER OF BUSINESS**

**Consideration of the Minutes of the  
Board of Supervisors Meeting held on  
April 17, 2019**

Ms. Blandon presented the minutes of the Board of Supervisors meeting held on April 17, 2019 and asked if there were any questions, comments or revisions to the minutes. There were none.

On a Motion by Mr. Harvey, seconded by Mr. Simpson, with all in favor, the Board Approved the Minutes of the Board of Supervisors Meeting held on April 17, 2019, for the Willow Walk Community Development District.

**FOURTH ORDER OF BUSINESS****Consideration of the Operations and Maintenance Expenditures for the Month of January 2019**

Ms. Bandon presented the operations and maintenance expenditures for the period of January 1-31, 2019 which totaled \$21,129.95, and asked if there were any questions regarding any item of expenditure. There were none.

On a Motion by Mr. Martin, seconded by Mr. Meath, with all in favor, the Board Approved the Operations and Maintenance Expenditures for the Month of January 2019 (\$21,129.95), for the Willow Walk Community Development District.

**FIFTH ORDER OF BUSINESS****Ratification of Series 2017 Custody Account Requisitions for Payment 26 Part 2**

Ms. Bandon provided an overview of the Series 2017 Custody Account Requisition for payment 26, part 2 which total \$20,000.00 and asked if there were any questions. There were none.

On a Motion by Mr. Harvey, seconded by Mr. Martin, with all in favor, the Board Ratified Series 2017 Custody Account Requisition 26, Part 2, totaling \$20,000.00, for the Willow Walk Community Development District.

**SIXTH ORDER OF BUSINESS****Presentation of the Registered Voter Count as of April 15, 2019**

Ms. Bandon advised that per Florida Statutes the District is required, prior to June 1<sup>st</sup> of each year, to announce the number of registered voters residing within the District as of April 15 of that year. She stated that as of April 15, 2019, there are 362 persons registered to vote residing within the Willow Walk Community Development District, as provided by the Manatee County Supervisor of Elections. Ms. Bandon asked if there were any questions. Discussion ensued regarding switching to the General Election process with the 2020 cycle.

**SEVENTH ORDER OF BUSINESS****Consideration of Greenberg Traurig Engagement Letter for Bond Counsel Services Related to Series 2019 Bonds**

Ms. Bandon reviewed the engagement letter for Greenberg Traurig contained within the agenda and asked if there were any questions. There were none.

On a Motion by Mr. Harvey, seconded by Mr. Simpson, with all in favor, the Board Approved the Greenberg Traurig Engagement Letter Related to Series 2019 Bonds, for the Willow Walk Community Development District.

**EIGHTH ORDER OF BUSINESS**

**Update Regarding 2019 Bond  
Financing/Pricing Information**

Mr. Earlywine provided an updated on the bond pricing.

**NINTH ORDER OF BUSINESS**

**Public Hearing to Consider the  
Imposition of Debt Assessments**

Ms. Blandon provided an overview of the public hearing process and asked for a motion to open the public hearing.

On a Motion by Mr. Martin, seconded by Mr. Simpson, with all in favor, the Board Opened the Public Hearing to Consider the Imposition of Debt Assessments, for the Willow Walk Community Development District.

Ms. Blandon reviewed the affidavits of publication related to the public hearing.

Mr. Earlywine asked Mr. Morris to provide an overview of the changes contained within the Engineer's report. Mr. Morris advised of the minor language and footnote changes to the report and he identified that the most extensive change was related to the advanced costs associated with the Kearny contract.

Mr. Earlywine asked Mr. Morris to confirm that the project is still feasible and that the pricing set forth in the initial report is consistent with market conditions. Mr. Morris confirmed.

Mr. Earlywine asked Ms. Parker to provide an overview of changes contained within the Assessment report. Ms. Parker advised that the biggest change to the report is the pricing and the update to project cost numbers. Ms. Parker reviewed the report in detail.

Mr. Earlywine asked Ms. Parker to confirm that there is sufficient benefit from the project to justify the assessments and also that the assessments are fairly and reasonably allocated as set forth in the report. Ms. Parker confirmed.

On a Motion by Mr. Harvey, seconded by Mr. Simpson, with all in favor, the Board Closed the Public Hearing to Consider the Imposition of Debt Assessments, for the Willow Walk Community Development District.

**TENTH ORDER OF BUSINESS**

**Consideration of Resolution 2019-05,  
Imposing Debt Assessments**

Mr. Earlywine provided a detailed overview of the resolution advising that the resolution would levy and impose assessments. He asked that the Board adopt the resolution in substantial form.

On a Motion by Mr. Harvey, seconded by Mr. Simpson, with all in favor, the Board Adopted Resolution 2019-05, Authorizing the 2019 Project, Adopting an Engineer's Report; Providing an Estimated Cost of Improvements; Adopting an Assessment Report; Equalizing, Approving, Confirming and Levying 2019 Assessments on the 2019 Assessment Area; Confirming the Maximum Assessment Lien Securing the 2019 Bonds; Addressing the Finalization of Special Assessments; Addressing the Payment of 2019 Assessments and the Method of Collection; Providing for the Allocation of 2019 Assessments and True-up Payments; Addressing Government Property, and Transfers of Property to Units of Local, State and Federal Government; Authorizing an Assessment Notice; and Providing for Severability, Conflicts and an Effective Date, in Substantial Form, for the Willow Walk Community Development District.

**ELEVENTH ORDER OF BUSINESS**

**Consideration of Issue Counsel  
Documents**

Mr. Earlywine reviewed the acquisition agreement, the true-up agreement, the completion agreement, the collateral assignment agreement, the supplemental disclosure of public finance, the declaration of consent, and the notice of special assessments all related to the 2019 bonds and asked for a motion to approve the documents in substantial form.

On a Motion by Mr. Martin, seconded by Mr. Harvey, with all in favor, the Board Approved the Issuer Counsel Documents, as Outlined and in Substantial form, for the Willow Walk Community Development District.

**TWELFTH ORDER OF BUSINESS**

**Consideration of Construction  
Related Items**

Mr. Earlywine reviewed requisition number 2 advising that it is a payment for advanced funds.

On a Motion by Mr. Martin, seconded by Mr. Simpson, with all in favor, the Board Approved the Advance Funds Requisition, Subject to Reduction for Ineligible Items, for the Willow Walk Community Development District.

**THIRTEENTH ORDER OF BUSINESS****Presentation of the Proposed Budget  
for Fiscal Year 2019/2020**

Ms. Blandon provided an overview of the proposed budget highlighting items experiencing an increase from the current year budget. Mr. Harvey recommended bidding out the landscape contract.

On a Motion by Mr. Martin, seconded by Mr. Harvey, with all in favor, the Board Approved the Proposed Budget for Fiscal Year 2019/2020, in the Amount of \$429,077.00, for the Willow Walk Community Development District.

**FOURTEENTH ORDER OF BUSINESS****Consideration of Resolution 2019-06,  
Approving a Proposed Budget for  
Fiscal Year 2019/2020 and Setting a  
Public Hearing Thereon**

Mr. Earlywine provided an overview of the resolution.

On a Motion by Mr. Harvey, seconded by Mr. Martin, with all in favor, the Board Adopted Resolution 2019-06, Approving a Proposed Budget for Fiscal Year 2019/2020 and Setting a Public Hearing Thereon for Thursday, August 1, 2019 at 9:45 a.m. to be held at the Trevesta Clubhouse, 6210 Trevesta Place, Palmetto, Florida 34221, for the Willow Walk Community Development District.

**FIFTEENTH ORDER OF BUSINESS****Staff Reports****A. District Counsel**

Mr. Earlywine advised that the preclosing will take place after the meeting. 182325 condition 50% to be released once all lots are platted.

**B. District Engineer**

Mr. Morris provided an update related to completed plats and construction.

Mr. Harvey advised that debt service reserve fund was funded for a full year at \$182,325.00 and there are conditions in the bond documents that allow for 50% of that to be released once all the lots are platted. Mr. Harvey advised that once that point is reached, then they will be requesting that money to be placed in the construction fund and once the transfer has occurred the developer will be looking for reimbursement of expenses paid.

**C. District Manager**

Ms. Blandon advised the next meeting of the Board of Supervisors is scheduled for Thursday, August 1, 2019 at 9:45 a.m.

Ms. Blandon advised that she has received requests for additional pool furniture. She advised that there are concerns related to residents abusing the area. Ms. Blandon advised that she has contacted the original vendor of the furniture and the cost for ten new loungers is \$2,167.52; she advised she has not purchased the furniture and she further recommended that in the future security or a pool monitor may need to be implemented at least on the weekends. Discussion ensued.

**SIXTEENTH ORDER OF BUSINESS****Supervisor Requests and Audience comments**

Ms. Blandon opened the floor for Supervisor requests and comments. There were none.

**SEVENTEENTH ORDER OF BUSINESS****Adjournment**

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

On a Motion by Mr. Harvey, seconded by Mr. Simpson, with all in favor, the Board adjourned the meeting at 10:38 a.m., for Willow Walk Community Development District.

Secretary / Assistant Secretary

Chairman / Vice Chairman

# Tab 2



# WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT

DISTRICT OFFICE · 9530 MARKETPLACE ROAD · SUITE 206 · FT. MYERS, FL 33912

## Operation and Maintenance Expenditures April 2019 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from April 1, 2019 through April 30, 2019. This does not include expenditures previously approved by the Board.

The total items being presented: **\$16,549.03**

Approval of Expenditures:

\_\_\_\_\_

\_\_\_\_\_ Chairperson

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

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

# Willow Walk Community Development District

## Paid Operation & Maintenance Expenditures

April 1, 2019 Through April 30, 2019

<u>Vendor Name</u>	<u>Check #</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Bradenton Herald	000358	0004158898	Account #663577 - Legal Advertisement 04/19	\$ 85.41
CAS Asset Management LLC	000356	19-0310	Lake Repair 03/19	\$ 1,200.00
Hopping Green & Sam P.A.	000353	106558	Legal Services 02/19	\$ 314.50
Manatee County Utilities Department	000354	277353-152145 03/19	4220 Lindever LN 03/19	\$ 440.79
Palmetto Plumbing Inc	000359	36982	Repaired Urinal 04//19	\$ 235.00
Paul Ewing	000355	5605	Replace Latch 03/19	\$ 194.00
Peace River Electric Cooperative, Inc	000360	152609001 03/19	Irrigation Pump 03/19	\$ 59.00
Peace River Electric Cooperative, Inc	000357	152609002 3/19	4220 Lindever LN Amenity Center 3/19	\$ 1,368.00
Peace River Electric Cooperative, Inc	000357	152609003 03/19	4110 41ST ST E IRR Pump 03/19	\$ 46.00
Peace River Electric Cooperative, Inc	000360	152609004 03/19	3707 Willow Walk Dr Entry Sign 03/19	\$ 34.00
Peace River Electric Cooperative, Inc	000360	152609005 03/19	4541 Lindever Ln Pond Aerator 03/19	\$ 98.00
Peace River Electric Cooperative, Inc	000360	152609006 03/19	3703 Wayfarer Way 03/19	\$ 30.00
Peace River Electric Cooperative, Inc	000360	152609007 03/19	4150 Mossy Limb Ct 03/19	\$ 41.00
Regions Bank Corporate Trust	000361	62542	Trustee Fees Series2015 05/01/18-04/30/19	\$ 3,500.00
Regions Bank Corporate Trust	000361	69872	Trustee Fees Series2015 05/01/19-04/30/20	\$ 3,500.00
Rizzetta & Company, Inc.	000348	INV0000039674	District Management Fees 04/19	\$ 3,958.33
Rizzetta Technology Services	000351	INV0000004233	Email/Web Hosting Services 04/19	\$ 100.00
Simplified AV	000349	1913	Gate Parts and Labor	\$ 495.00

Spearem Enterprise LLC	000352	3809	Pressure Wash - Bi-weekly Service 03/19	\$	595.00
Spearem Enterprise LLC	000352	3810	Pressure Wash - Bi-weekly Service 03/19	\$	160.00
Spearem Enterprise LLC	000352	3829	Repair Restroom 03/19	\$	<u>95.00</u>

<b>Report Total</b>				<b>\$</b>	<b><u>16,549.03</u></b>
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# BRADENTON HERALD

Bradenton.com

\*\*\* MEMO INVOICE \*\*\*

Fed ID# 59-1487839

										23	TOTAL AMOUNT DUE		
											\$85.41		
SALES REP		24	ADVERTISER INFORMATION										
Donna Stults		1	BILLING PERIOD		6	BILLED ACCOUNT NUMBER		7	ADVERTISER/CLIENT NUMBER		2	ADVERTISER/CLIENT NAME	
		04/09/2019		663577		663577		WILLOW WALK CDD					

WILLOW WALK CDD  
attn ACCOUNTS PAYABLE  
9428 CAMDEN FIELD PKWY  
RIVERVIEW, FL 33578

**MAKE CHECKS PAYABLE TO**

Bradenton Herald  
Bradenton Herald-Advertising  
PO Box 51129  
Livonia, MI 48151

Billing: Contact Sales Rep. Credit: Email  
ssccreditandcollections@mcclatchy.com

Payment is due upon receipt.



10	11	12	14	13	15	16	17	18	19
START	STOP	NEWSPAPER	REFERENCE	DESCRIPTION	PRODUCT	SAU SIZE	BILLED	TIMES	AMOUNT
							UNITS	RUN	RATE
04/09	04/09	0004158898		Notice of Special April Meeting, Notice of Sp	Bradenton Herald	1 x 73 L	73	1	\$1.17
									\$85.41
04/09	04/09	0004158898		Notice of Special April Meeting, Notice of Sp	Bradenton Herald.com	1 x 73 L	73	1	\$0.00
									\$0.00
Invoice Total									\$85.41

Date Rec'd Rizzetta & Co., Inc. **APR 16 2019**  
 D/M approval *Belinda Blandon* Date **4/19/19**  
 Date entered **APR 18 2019**  
 Fund **001** GL **51300** OC **4801**  
 Check# \_\_\_\_\_

THIS IS A MEMO INVOICE AND MAY OR MAY NOT REFLECT ALL CHARGES OR CHANGES THAT OCCUR ON THE FINAL INVOICE.

BRADENTON  
HERALD  
Bradenton.com

Bradenton Herald-Advertising  
PO Box 51129  
Livonia, MI 48151

PLEASE DETACH AND RETURN LOWER PORTION WITH YOUR REMITTANCE

1	BILLING PERIOD	2	ADVERTISER/CLIENT NAME
	04/09/2019		WILLOW WALK CDD
23	TOTAL AMOUNT DUE	3	TERMS OF PAYMENT
	\$85.41		Upon Receipt

\*\*\* MEMO INVOICE \*\*\*

Bradenton Herald  
Bradenton Herald-Advertising  
PO Box 51129  
Livonia, MI 48151

4	PAGE #	5	BILLING DATE
	1		04/09/2019
11	NEWSPAPER REFERENCE		
	0004158898		
6	BILLED ACCOUNT NUMBER		
	663577		
7	ADVERTISER/CLIENT NUMBER		
	663577		

# BRADENTON HERALD

Bradenton.com

## AFFIDAVIT OF PUBLICATION

Account #	Ad Number	Identification	PO	Amount	Cols	Depth
663577	0004158898	NOTICE OF PUBLIC MEETING WILLOW WALK	Notice of Special April Meeting	\$85.41	1	7.30 In

**Attention:** Kari L. Hardwick

WILLOW WALK CDD  
9428 CAMDEN FIELD PKWY  
RIVERVIEW, FL 33578

### NOTICE OF PUBLIC MEETING WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT

The Board of Supervisors of the Willow Walk Community Development District ("District") will hold a special meeting on Wednesday, April 17, 2019, at 9:30 a.m. at the Trevesta Clubhouse, located at 6210 Trevesta Place, Palmetto, Florida 34221. A copy of the agenda for the meeting can be obtained from the District Office at 9530 Marketplace Road, Suite 206, Fort Myers, Florida 33912 or by phone at (239) 936-0913. Additionally, a copy of the agenda, along with any meeting materials available in an electronic format, may be obtained at [www.WillowWalkcd.org](http://www.WillowWalkcd.org). Items on the agenda may include, but are not limited to, District operations and maintenance activities, financial matters, capital improvements, and general administration activities. The meeting is open to the public and will be conducted in accordance with the provisions of Florida law. There may be occasions when one or more Board Supervisors or staff members will participate by telephone. A speaker telephone will be present at the above location so that any Board Supervisor or staff member can attend the meeting by telephone and be fully informed of the discussions taking place either in person or by telephone communication. The meeting may be continued in progress without additional notice to a time, date, and location stated on the record.

Any person requiring special accommodations to participate in this meeting is asked to advise the District Office at (239) 936-0913, at least 48 hours before the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Office.

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Belinda Blandon  
District Manager  
Run Date: 04/09/2019



### THE STATE OF FLORIDA COUNTY OF MANATEE

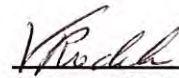
Before the undersigned authority personally appeared VICTORIA RODELA, who, on oath, says that she is a Legal Advertising Representative of The Bradenton Herald, a daily newspaper published at Bradenton in Manatee County, Florida; that the attached copy of the advertisement, being a Legal Advertisement in the matter of **Public Notice**, was published in said newspaper in the issue(s) of:

1 Insertion(s)

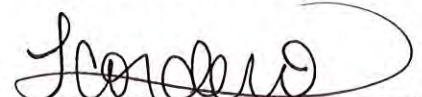
Published On:

April 09, 2019

Affidavit further says that the said publication is a newspaper published at Bradenton, in said Manatee County, Florida, and that the said newspaper has heretofore been continuously published in said Manatee County, Florida, each day and has been entered as second-class mail matter at the post office in Bradenton, in said Manatee County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that she has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for

  
(Signature of Affiant)

Sown to and subscribed before me this  
9th day of April in the year of 2019

  
SEAL & Notary Public



**CAS Asset Management LLC**

1532 US Highway 41 By-Pass S. # 256

Venice, FL 34293 US

(941) 961-4550

bill@casassetmanagement.com

http://casassetmanagement.com

**RECEIVED****APR 03 2019****Invoice****BILL TO**

Willow Walk CDD

9350 Marketplace Rd

Ft Myers, FL 33913

**INVOICE #** 19-0310**DATE** 03/31/2019**DUE DATE** 04/30/2019**TERMS** Net 30

ACTIVITY	QTY	RATE	AMOUNT
<b>Services</b>	1	1,200.00	1,200.00
Repair Lake Bank Rill 3904 Wayfarer Way			

BALANCE DUE

**\$1,200.00**

Date Rec'd Rizzetta &amp; Co, Inc \_\_\_\_\_

D/M approval Belinda Blandon Date 4/12/19Date entered APR 05 2019Fund 41 GL 53800 OC 4600

Check # \_\_\_\_\_

# Hopping Green & Sams

Attorneys and Counselors

119 S. Monroe Street, Ste. 300  
P.O. Box 6526  
Tallahassee, FL 32314  
850.222.7500

RECEIVED

APR 03 2019

===== STATEMENT =====

March 29, 2019

Willow Walk Community Development District  
c/o Rizzetta & Company, Inc  
9530 Marketplace Road Suite # 206  
Ft. Myers, FL 33912

Bill Number 106558  
Billed through 02/28/2019

**General Counsel**  
**WWKCDD 00001 JLE**

Date Rec'd Rizzetta & Co, Inc \_\_\_\_\_

D/M approval Belinda Blandon Date 4/5/19

APR 05 2019

Date entered \_\_\_\_\_

Fund 001 GL 51400 OC 3107

Check # \_\_\_\_\_ 0.30 hrs

**FOR PROFESSIONAL SERVICES RENDERED**

02/01/19	LMG	Review addendum.	
02/01/19	KEM	Prepare amendment to lake maintenance services agreement.	0.10 hrs
02/13/19	KEM	Prepare amendment to lake maintenance services agreement.	0.20 hrs
02/22/19	KEM	Prepare amendment to landscape maintenance agreement.	0.30 hrs
02/26/19	KEM	Prepare landscape services agreement.	1.40 hrs
Total fees for this matter			\$314.50

**MATTER SUMMARY**

Ibarra, Katherine E. - Paralegal	2.00 hrs	125 /hr	\$250.00
Gentry, Lauren M.	0.30 hrs	215 /hr	\$64.50

TOTAL FEES \$314.50

**TOTAL CHARGES FOR THIS MATTER \$314.50**

**BILLING SUMMARY**

Ibarra, Katherine E. - Paralegal	2.00 hrs	125 /hr	\$250.00
Gentry, Lauren M.	0.30 hrs	215 /hr	\$64.50

TOTAL FEES \$314.50

**TOTAL CHARGES FOR THIS BILL \$314.50**

**Please include the bill number on your check.**



ANATEE COUNTY UTILITIES DEPARTMENT  
O. BOX 25010  
BRADENTON, FL 34206-5010  
PHONE: (941) 792-8811  
www.myanatee.org/utilities

ACCOUNT NUMBER: 277353-152145  
OK WILLOW WALK LLC  
4220 LINDEVER LN

BILLING DATE: 28-MAR-2019  
DUE DATE: 18-APR-2019

A LATE PAYMENT FEE WILL BE ASSESSED IF FULL PAYMENT IS NOT RECEIVED BY THE DUE DATE.

FROM DATE	TO DATE	DAYS		PREVIOUS READING	PRESENT READING	USAGE X 100 = GAL.	AMOUNT
			Previous Balance:				401.32
			Payments Received:				401.32
			Balance Forward:				0.00
02/21	03/22	29	Wtr Com. Master Mtr	4916	5036	120	
			Water Usage				27.36
			Cost Of Basic Service				36.14
			Swr Com. Master Mtr			120	
			Sewer Usage				60.36
			Cost Of Basic Service				100.40
			F2_Com. Solid Waste				
			4Yd Rented Dumpster 1X Wk				197.39
			F2_Com. Solid Waste				
			Gate Service				19.14
			Total New Charges				440.79
			<b>Total Amount Due:</b>				<b>\$440.79</b>

COMM. MM WATER HISTORY  
Hundreds of Gallons



It's not too early to make preparations for Hurricane Season. Visit [www.floridadisaster.org](http://www.floridadisaster.org) for readiness information.

Date Rec'd Rizzetta & Co., Inc. APR 02 2019  
D/M approval Belinda Blandon date 4/5/19  
Date entered APR 05 2019  
Fund 001 GL 53600 OC 4302  
Check# \_\_\_\_\_

SEE REVERSE SIDE FOR ADDITIONAL INFORMATION

MC-1250-19



MANATEE COUNTY UTILITIES DEPARTMENT  
P.O. BOX 25010  
BRADENTON, FLORIDA 34206-5010

☐ CHANGE OF MAILING ADDRESS  
(Check Box And See Reverse Side)

SERVICE ADDRESS	4220 LINDEVER LN
ACCOUNT NUMBER	277353-152145
BILLING DATE	28-MAR-2019
DUE DATE	18-APR-2019
TOTAL AMOUNT NOW DUE:	\$440.79

AMOUNT PAID

ADDRESSEE:

MAKE CHECKS PAYABLE TO MCUD

1956 1 MB 0.425 11-7



OK WILLOW WALK LLC  
FRANCIS GARCIA  
9428 CAMDEN FIELD PKWY  
RIVERVIEW, FL 33578-0519



MANATEE COUNTY UTILITIES DEPARTMENT  
PO BOX 25350  
BRADENTON FL 34206-5350

000277353Z00000440790152145



427 9th Ave W  
Palmetto, FL 34221  
(941)722-2812  
CFC 1425836



# Invoice

DATE	INVOICE #
4/1/2019	36982

70 Years Of Quality Service

**RECEIVED**

**APR 09 2019**

BILL TO
Willow Walk Amenity Center c/o Rizzetta and Company 9530 Marketplace Road Ft. Myers, FL 33912

P.O. NUMBER	TERMS	REP	INIT	Park name
	Due on receipt	JB B1	ah	

DESCRIPTION	PRICE EACH	Hours	AMOUNT
4200 Lindever Lane Palmetto FL 34221 Royal urinal flush rebuild kit Arrived on site, right side kids urinal running. Installed Royal Flush urinal rebuild kit. Tested urinal, working properly at this time.	235.00		235.00

Date Rec'd Rizzetta & Co, Inc. \_\_\_\_\_

LM approval Belinda Blandon Date 4/12/19

Date entered **APR 11 2019**

Fund 001 GL 53900 OC 4701

Check # \_\_\_\_\_

30 Day Warranty Unless Otherwise Specified - Invoice # Must Accompany Payment For Proper Receipt	<b>Total</b> \$235.00
Late Fee of \$25.00 added for each 30 days payment is delinquent	<b>Payments/Credits</b> \$0.00
	<b>Balance Due</b> \$235.00





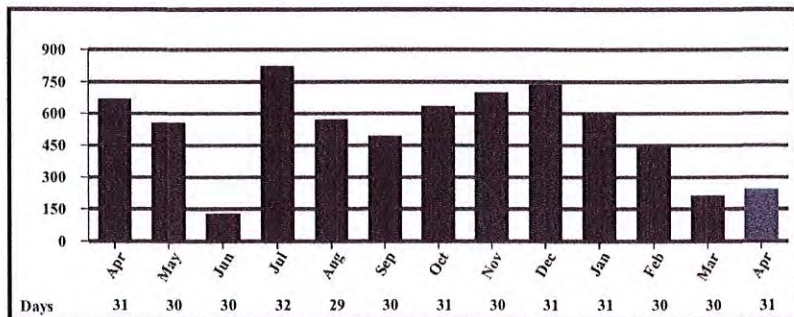


**Peace River Electric Cooperative, Inc.**P.O. Box 1310  
Wauchula, FL 33873-1310

A Touchstone Energy® Cooperative

Contact Us: 800-282-3824  
[www.precio.coop](http://www.precio.coop)2587 2 MB 0.425 5 2587  
WILLOW WALK COMM DEV DIST C-10 P-16  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0519Account # 152609001  
Member # 152353  
Service Address: IRRIGATION PUMP  
Service Description: PUMP**Important Information****Surge Installation Fee Waived:** Sign up for a meter-base surge suppressor by May 31, 2019 and the \$24.95 installation fee will be waived. Call 1-800-282-3824 for details or email [EnergyServices@precio.coop](mailto:EnergyServices@precio.coop).Bill Date: 04/09/2019 Cycle: 3 Board District: 8  
Service Period: 03/04/2019 - 04/04/2019 Rate: GENERAL SERVICE

Meter #	Readings		Meter Multiplier	kWh	kW
	Previous	Present			
32804344	18384	18628	1	244	
		5.488	1		5.488



Previous Balance	\$65.00
Payment(s) Received	\$-65.00
Adjustments	\$0.00
Late Fee	\$0.00
Balance Forward	\$0.00
Facilities Use Charge	\$26.50
Energy Charge	244 kWh @ 0.132792 \$32.40
CPA	244 kWh @ -0.016 \$-3.90
Manatee Property Tax	\$1.61
Gross Receipts Tax	\$1.45
Operation Round Up	\$0.94
Current Charges	\$59.00
Total Amount Due	\$59.00

APR 16 2019  
 Date Rec'd Rizzetta & Co., Inc.  
 D/M approval Belinda Blandon Date 4/19/19  
 Date entered APR 18 2019  
 Fund 001 GL 53100 OC 4301  
 Check# \_\_\_\_\_

Please make check payable to PRECO in U.S. funds and return this portion with your payment

**Peace River Electric Cooperative, Inc.**P.O. Box 1310  
Wauchula, FL 33873-1310

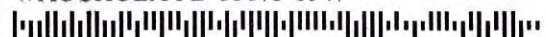
A Touchstone Energy® Cooperative

WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000

Main Contact #: (239) 936-0913



Member #: 152353 Account: 152609001


**Current Balance due 04/30/2019 \$59.00**PEACE RIVER ELECTRIC COOPERATIVE, INC.  
PO BOX 1547  
WAUCHULA FL 33873-1547☐ Check here to indicate address or phone # change on back.

110260152609001000005900000006900040920199



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**P.O. Box 1310  
Wauchula, FL 33873-1310**

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Contact Us: 800-282-3824  
[www.preco.coop](http://www.preco.coop)

APR 11 2019

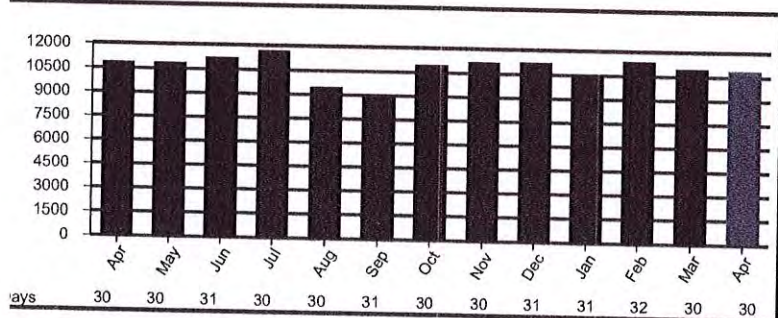


4017 1 MB 0.425  
WILLOW WALK COMM DEV DIST C-13 5 4017  
RIZZETTA & COMPANY P-22  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0519



ill Date: 04/02/2019      Cycle: 1      Board District: 8  
 Service Period: 02/27/2019 - 03/29/2019      Rate: GENERAL SERVICE

Meter #	Readings		Meter Multiplier	kWh	kW
	Previous	Present			
918572612	301543	312409	1	10866	
		17.982	1		17.982



<b>Previous Balance</b>		<b>\$1,428.00</b>
Payment(s) Received		\$-1,384.97
Adjustments		\$0.00
Late Fee		\$-43.03
<b>Balance Forward</b>		<b>\$0.00</b>
Facilities Use Charge		\$26.50
Energy Charge	10,866 kWh @ 0.132792	\$1,442.92
CPA	10,866 kWh @ -0.016	\$-173.86
Manatee Property Tax		\$37.83
Gross Receipts Tax		\$34.19
Operation Round Up		\$0.42
<b>Current Charges</b>		<b>\$1,368.00</b>
<b>Total Amount Due</b>		<b>\$1,368.00</b>


Date Rec'd Rizzetta & Co., Inc. APR 08 2019  
D/M approval Belinda Blandon Date 4/12/19  
Date entered APR 11 2019  
Fund 001 GL 53100 OC 4300  
Check# \_\_\_\_\_

**Please make check payable to PRECO in U.S. funds and return this portion with your payment**



**Peace River Electric Cooperative, Inc.**

**P.O. Box 1310  
Wauchula, FL 33873-1310**

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**WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000**

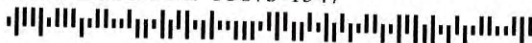
**Main Contact #:** (239) 936-0913

Member #: 152353

Account: 152609002

**Current Balance due 04/23/2019** **\$1,368.00**

PEACE RIVER ELECTRIC COOPERATIVE, INC.  
PO BOX 1547  
WAUCHULA FL 33873-1547

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# Peace River Electric Cooperative, Inc.

P.O. Box 1310  
Wauchula, FL 33873-1310

A Touchstone Energy® Cooperative

Contact Us: 800-282-3824  
[www.preco.coop](http://www.preco.coop)



WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000



Member # 152353  
Service Address: 4110 41ST ST E  
Service Description: IRRIGATION PUMP

## Important Information

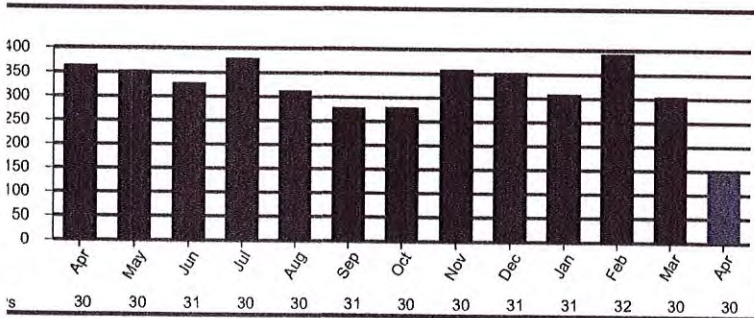
Surge Installation Fee Waived: Sign up for a meter-base surge suppressor by May 31, 2019 and the \$24.95 installation fee will be waived. Call 1-800-282-3824 for details or email [EnergyServices@preco.coop](mailto:EnergyServices@preco.coop).

RECEIVED

APR 11 2019

Date: 04/02/2019 Cycle: 1 Board District: 8  
Billing Period: 02/27/2019 - 03/29/2019 Rate: GENERAL SERVICE

Meter #	Readings		Meter Multiplier	kWh	kW
	Previous	Present			
8572591	8053	8198	1	145	
		5.178	1		5.178



Previous Balance	\$66.00
Payment(s) Received	\$-66.00
Adjustments	\$0.00
Late Fee	\$0.00
Balance Forward	\$0.00
Facilities Use Charge	\$26.50
Energy Charge	145 kWh @ 0.132792 \$19.25
CPA	145 kWh @ -0.016 \$-2.32
Manatee Property Tax	\$1.27
Gross Receipts Tax	\$1.15
Operation Round Up	\$0.15
Current Charges	\$46.00
Total Amount Due	\$46.00

Date Rec'd Rizzetta & Co, Inc. \_\_\_\_\_

D/M approval Belinda Blandon Date 4/12/19

Date entered APR 11 2019

Fund 001 GL 53100 OC 4301

Check # \_\_\_\_\_

Please make check payable to PRECO in U.S. funds and return this portion with your payment



# Peace River Electric Cooperative, Inc.

P.O. Box 1310  
Wauchula, FL 33873-1310

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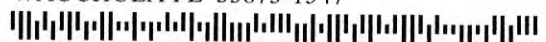
WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000

Main Contact #: (239) 936-0913

Member #: 152353 Account: 152609003

Current Balance due 04/23/2019 \$46.00

PEACE RIVER ELECTRIC COOPERATIVE, INC.  
PO BOX 1547  
WAUCHULA FL 33873-1547



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# Peace River Electric Cooperative, Inc.

P.O. Box 1310  
Wauchula, FL 33873-1310

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Contact Us: 800-282-3824  
[www.preco.coop](http://www.preco.coop)



WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000



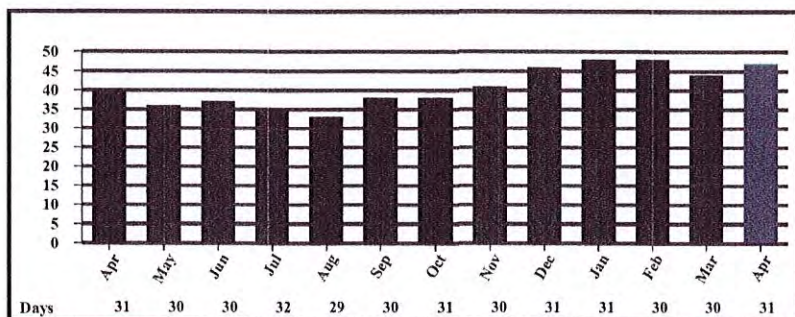
Account # 152609004  
Member # 152353  
Service Address: 3707 WILLOW WALK DR  
Service Description: SIGN LIGHTING

## Important Information

**Surge Installation Fee Waived:** Sign up for a meter-base surge suppressor by May 31, 2019 and the \$24.95 installation fee will be waived. Call 1-800-282-3824 for details or email [EnergyServices@preco.coop](mailto:EnergyServices@preco.coop).

Bill Date: 04/09/2019 Cycle: 3 Board District: 8  
Service Period: 03/04/2019 - 04/04/2019 Rate: GENERAL SERVICE

Meter #	Readings		Meter Multiplier	kWh	kW
	Previous	Present			
33848765	1005	1052	1	47	
		0.108	1		0.108



Previous Balance	\$44.00
Payment(s) Received	\$-44.00
Adjustments	\$0.00
Late Fee	\$0.00
<b>Balance Forward</b>	<b>\$0.00</b>
Facilities Use Charge	\$26.50
Energy Charge	47 kWh @ 0.132792 \$6.24
CPA	47 kWh @ -0.016 \$-0.75
Manatee Property Tax	\$0.93
Gross Receipts Tax	\$0.84
Operation Round Up	\$0.24
<b>Current Charges</b>	<b>\$34.00</b>
<b>Total Amount Due</b>	<b>\$34.00</b>

APR 16 2019

Date Rec'd Rizzetta & Co., Inc. \_\_\_\_\_

D/M approved Belinda Blandon Date 4/19/19

Date entered **APR 19 2019**

Fund 001 GL 53100 OC 4301

Check# \_\_\_\_\_

Please make check payable to PRECO in U.S. funds and return this portion with your payment



# Peace River Electric Cooperative, Inc.

P.O. Box 1310  
Wauchula, FL 33873-1310

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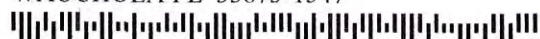
WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000

Main Contact #: (239) 936-0913

Member #: 152353 Account: 152609004

**Current Balance due 04/30/2019 \$34.00**

PEACE RIVER ELECTRIC COOPERATIVE, INC.  
PO BOX 1547  
WAUCHULA FL 33873-1547



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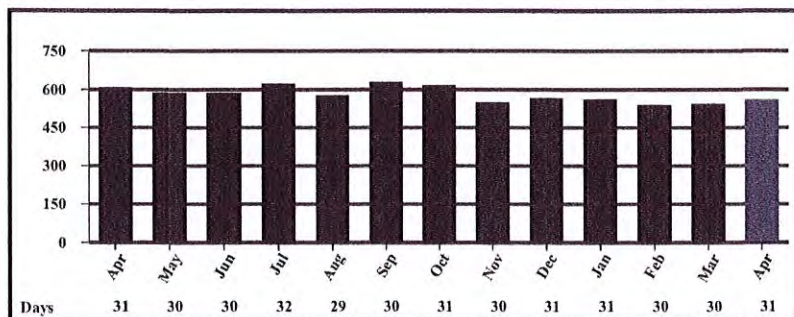


**Peace River Electric Cooperative, Inc.**P.O. Box 1310  
Wauchula, FL 33873-1310

A Touchstone Energy® Cooperative

Contact Us: 800-282-3824  
[www.precio.coop](http://www.precio.coop)WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000Account # 152609005  
Member # 152353  
Service Address: 4541 LINDEVER LN  
Service Description: POND AERATOR**Important Information****Surge Installation Fee Waived:** Sign up for a meter-base surge suppressor by May 31, 2019 and the \$24.95 installation fee will be waived. Call 1-800-282-3824 for details or email [EnergyServices@precio.coop](mailto:EnergyServices@precio.coop).Bill Date: 04/09/2019 Cycle: 3 Board District: 8  
Service Period: 03/04/2019 - 04/04/2019 Rate: GENERAL SERVICE

Meter #	Readings		Meter Multiplier	kWh	kW
	Previous	Present			
34710836	9395	9956	1	561	
		0.770	1		0.770



Previous Balance	\$106.00
Payment(s) Received	\$-106.00
Adjustments	\$0.00
Late Fee	\$0.00
Balance Forward	\$0.00
Facilities Use Charge	\$26.50
Energy Charge	561 kWh @ 0.132792 \$74.50
CPA	561 kWh @ -0.016 \$-8.98
Manatee Property Tax	\$2.69
Gross Receipts Tax	\$2.43
Operation Round Up	\$0.86
Current Charges	\$98.00
<b>Total Amount Due</b>	<b>\$98.00</b>

Date Rec'd Rizzetta & Co., Inc. APR 16 2019  
 D/M approved by Belinda Blandon Date 4/19/19  
 Date entered APR 19 2019  
 Fund 001 GL 53100 OC 4301  
 Check# \_\_\_\_\_

Please make check payable to PRECO in U.S. funds and return this portion with your payment

**Peace River Electric Cooperative, Inc.**P.O. Box 1310  
Wauchula, FL 33873-1310

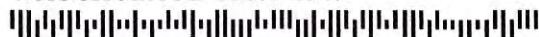
A Touchstone Energy® Cooperative

WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000

Main Contact #: (239) 936-0913



Member #: 152353 Account: 152609005

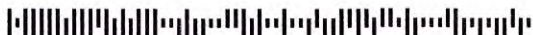
**Current Balance due 04/30/2019 \$98.00**PEACE RIVER ELECTRIC COOPERATIVE, INC.  
PO BOX 1547  
WAUCHULA FL 33873-1547☐ Check here to indicate address or phone # change on back.

110260152609005000009800000010800040920192

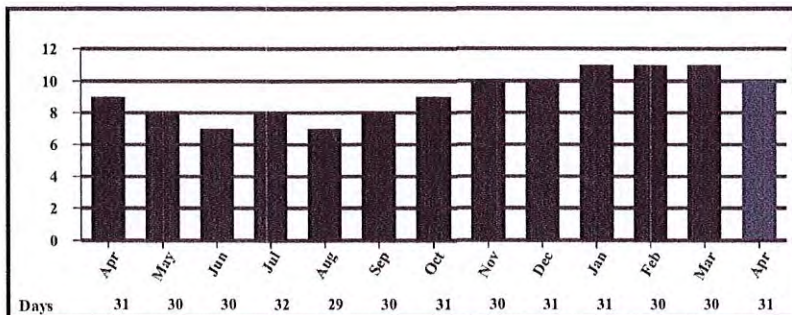


**Peace River Electric Cooperative, Inc.**P.O. Box 1310  
Wauchula, FL 33873-1310

A Touchstone Energy® Cooperative

Contact Us: 800-282-3824  
[www.presco.coop](http://www.presco.coop)WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000Account # 152609006  
Member # 152353  
Service Address: 3703 WAYFARER WAY  
Service Description: SIGN LIGHTING**Important Information****Surge Installation Fee Waived:** Sign up for a meter-base surge suppressor by May 31, 2019 and the \$24.95 installation fee will be waived. Call 1-800-282-3824 for details or email [EnergyServices@presco.coop](mailto:EnergyServices@presco.coop).Bill Date: 04/09/2019 Cycle: 3 Board District: 8  
Service Period: 03/04/2019 - 04/04/2019 Rate: GENERAL SERVICE

Meter #	Readings		Meter Multiplier	kWh	kW
	Previous	Present			
34330437	144	154	1	10	
		0.022	1		0.022



Previous Balance	\$40.00
Payment(s) Received	\$-40.00
Adjustments	\$0.00
Late Fee	\$0.00
Balance Forward	\$0.00
Facilities Use Charge	\$26.50
Energy Charge	10 kWh @ 0.132792 \$1.33
CPA	10 kWh @ -0.016 \$-0.16
Manatee Property Tax	\$0.81
Gross Receipts Tax	\$0.73
Operation Round Up	\$0.79
Current Charges	\$30.00
Total Amount Due	\$30.00

Date Rec'd Rizzetta &amp; Co., Inc. APR 16 2019

D/M approval *Belinda Blandon* Date 4/19/19

Date entered APR 19 2019

Fund 001 GL 53100 OC 4301

Check#

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**Peace River Electric Cooperative, Inc.**P.O. Box 1310  
Wauchula, FL 33873-1310

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WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000

Main Contact #: (239) 936-0913



Member #: 152353

Account: 152609006

**Current Balance due 04/30/2019 \$30.00**PEACE RIVER ELECTRIC COOPERATIVE, INC.  
PO BOX 1547  
WAUCHULA FL 33873-1547☐ Check here to indicate address or phone # change on back.

110260152609006000003000000004000040920192





# Peace River Electric Cooperative, Inc.

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[www.presco.coop](http://www.presco.coop)



WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000



Account # 152609007  
Member # 152353  
Service Address: 4150 MOSSY LIMB CT  
Service Description: IRRIGATION PUMP

## Important Information

Surge Installation Fee Waived: Sign up for a meter-base surge suppressor by May 31, 2019 and the \$24.95 installation fee will be waived. Call 1-800-282-3824 for details or email [EnergyServices@presco.coop](mailto:EnergyServices@presco.coop).

Bill Date: 04/09/2019 Cycle: 3 Board District: 8  
Service Period: 02/26/2019 - 04/04/2019 Rate: GENERAL SERVICE

Meter #	Readings		Meter Multiplier	kWh	kW
	Previous	Present			
35778358	0	23	1	23	
		2.656	1		2.656

Previous Balance	\$0.00
Payment(s) Received	\$-540.00
Deposit Applied	\$500.00
Adjustments	\$0.00
Late Fee	\$0.00
Balance Forward	\$-40.00

Facilities Use Charge	\$32.68
Energy Charge	23 kWh @ 0.132792 \$3.05
CPA	23 kWh @ -0.016 \$-0.37
Manatee Property Tax	\$1.03
Gross Receipts Tax	\$0.93
Florida Sales Tax	\$2.59
Manatee County Tax	\$0.37
Account Establishment Fee	\$40.00
Operation Round Up	\$0.72
Current Charges	\$81.00

Total Amount Due \$41.00

Date Rec'd Rizzetta & Co., Inc. APR 16 2019  
D/M approval *Belinda Blandon* Date 4/19/19  
Date entered APR 19 2019  
Fund 001 GL 53100 OC 4301  
Check#

Please make check payable to PRECO in U.S. funds and return this portion with your payment



# Peace River Electric Cooperative, Inc.

P.O. Box 1310  
Wauchula, FL 33873-1310

A Touchstone Energy® Cooperative



WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000

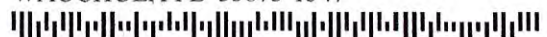


Main Contact #: (239) 936-0913

Member #: 152353 Account: 152609007

Current Balance due 04/30/2019 \$41.00

PEACE RIVER ELECTRIC COOPERATIVE, INC.  
PO BOX 1547  
WAUCHULA FL 33873-1547



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RECEIVED  
APR 19 2019

Invoice#: 62542

BY: .....



WILLOW WALK CDD  
C/O RIZZETTA & COMPANY  
ATTN: DISTRICT MANAGER  
12750 CITRUS PARK LANE, STE 115  
TAMPA, FL 33625

CORPORATE TRUST OPERATIONS  
201 MILAN PARKWAY, 2ND FLOOR  
BIRMINGHAM, AL 35211  
04/19/2019

RE: WILLOW WALK COMMUNITY DEVELOPMENT  
DISTRICT (MANATEE COUNTY, FLORIDA)  
SPECIAL ASSESSMENT BONDS, SERIES  
2015 (SOUTH PARCEL ASSESSMENT AREA  
PROJECT) BI # 7030

Date Rec'd Rizzetta & Co., Inc. \_\_\_\_\_

D/M approval Belinda Blandon Date 4/19/19

Date entered APR 19 2019

Fund 001 GL 51300 OC 3105

Check # \_\_\_\_\_

Please remit the following for Trustee, Paying Agent, Registrar,  
Custodial or Escrow Agent Fees. Payment due by 05/01/2018. Invoices  
past due after 60 days will incur a 1.5% late fee.

Annual Fee	\$	3,500.00
Late Fee 1 applied 06/30/2018	\$	0.00
Late Fee 2 applied 07/30/2018	\$	0.00
Late Fee 3 applied 08/29/2018	\$	0.00
Late Fee 4 applied 09/28/2018	\$	0.00
Late Fee 5 applied 10/28/2018	\$	0.00
Late Fee 6 applied 11/27/2018	\$	0.00
Late Fee 7 applied 12/27/2018	\$	0.00
Late Fee 8 applied 01/26/2019	\$	0.00
Late Fee 9 applied 02/25/2019	\$	0.00
Late Fee 10 applied 03/27/2019	\$	0.00
Total Fees Due:	\$	3,500.00

Please mail payment with a copy of this Invoice to the address above. If  
paying by wire, please remit to the following:

ABA# 121000248

Wells Fargo

DDA# 2020050839788

Account Name: SEI Private TR CO ACF Regions Bank

For Further Credit A/C# G067Z08

Reference Invoice # 62542

Please contact Janet Ricardo at 904-998-4982 with questions or concerns

Invoice#: 69872



WILLOW WALK CDD  
C/O RIZZETTA & COMPANY  
ATTN: DISTRICT MANAGER  
12750 CITRUS PARK LANE, STE 115  
TAMPA, FL 33625

CORPORATE TRUST OPERATIONS  
201 MILAN PARKWAY, 2ND FLOOR  
BIRMINGHAM, AL 35211  
04/01/2019

RECEIVED  
APR 18 2019  
BY: .....

RE: WILLOW WALK COMMUNITY DEVELOPMENT  
DISTRICT (MANATEE COUNTY, FLORIDA)  
SPECIAL ASSESSMENT BONDS, SERIES  
2015 (SOUTH PARCEL ASSESSMENT AREA  
PROJECT) BI # 7030

Please remit the following for Trustee, Paying Agent, Registrar,  
Custodial or Escrow Agent Fees. Payment due by 05/01/2019. Invoices  
past due after 60 days will incur a 1.5% late fee.

Annual Fee	\$	3,500.00
<b>Total Fees Due:</b>	<b>\$</b>	<b>3,500.00</b>

Please mail payment with a copy of this Invoice to the address above. If  
paying by wire, please remit to the following:

ABA# 121000248  
Wells Fargo  
DDA# 2020050839788  
Account Name: SEI Private TR CO ACF **Regions Bank**  
For Further Credit A/C# G067Z08  
Reference Invoice # 69872

Please contact Janet Ricardo at 904-998-4982 with questions or concerns.

Thank you for choosing Regions Bank. We appreciate your business.

Date Rec'd Rizzetta & Co., Inc. \_\_\_\_\_  
D/M approval Belinda Blandon Date 4/19/19  
Date entered APR 19 2019  
Fund 001 GL 51300 OC 3105  
Check # 15500

Rizzetta & Company, Inc.  
3434 Colwell Avenue  
Suite 200  
Tampa FL 33614

## Invoice

Date	Invoice #
4/1/2019	INV0000039674

**Bill To:**

Willow Walk CDD  
3434 Colwell Avenue  
Suite 200  
Tampa FL 33614

**RECEIVED**  
**MAR 26 2019**

Services for the month of		Terms	Client Number
April		Upon Receipt	00167
Description	Qty	Rate	Amount
District Management Services - <b>3101</b>	1.00	\$1,783.33	\$1,783.33
Administrative Services - <b>3101</b>	1.00	\$375.00	\$375.00
Accounting Services - <b>3201</b>	1.00	\$1,500.00	\$1,500.00
Financial & Revenue Collections - <b>3111</b>	1.00	\$300.00	\$300.00
<div>Date Rec'd Rizzetta &amp; Co, Inc. _____ D/M approval <i>Belinda Blandon</i> Date <u>3/29/19</u> Date entered <u>MAR 27 2019</u> Fund <u>001</u> GL <u>51300</u> OC <u>*</u> Check # _____</div>			
Subtotal			\$3,958.33
Total			\$3,958.33

**Rizzetta Technology Services**

3434 Colwell Avenue

Suite 200

Tampa FL 33614

**Invoice**

Date	Invoice #
4/1/2019	INV0000004233

**RECEIVED****MAR 26 2019****Bill To:**

Willow Walk CDD  
3434 Colwell Avenue  
Suite 200  
Tampa FL 33614

Services for the month of		Terms	Client Number
April		Net 20	00167
Description	Qty	Rate	Amount
Email Hosting	0	\$15.00	\$0.00
Website Hosting Services	1	\$100.00	\$100.00
Date Rec'd Rizzetta & Co, Inc _____			
D/M approved <u>Belinda Blandon</u> Date <u>3/29/19</u>			
Date entered <u>MAR 27 2019</u>			
Fund <u>001</u> GL <u>51300</u> OC <u>5103</u>			
Check # _____			
Subtotal			\$100.00
Total			\$100.00



RECEIVED

MAR 26 2019

Invoice

**Simplified AV**

6201 N. Nebraska Ave  
 FL 33604 US  
 (813) 235-8497  
 Sales@SimplifiedAV.com  
 http://www.SimplifiedAV.com



## BILL TO

Willow Walk  
 9530 Marketplace Road  
 Suite 206  
 Fort Meyers, FL 33912

## SHIP TO

Willow Walk  
 9530 Marketplace Road  
 Suite 206  
 Fort Meyers, FL 33912

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
1913	10/02/2018	\$495.00	10/02/2018	Due on receipt	

DATE	ACTIVITY	QTY	RATE	AMOUNT
08/15/2018	<b>Labor</b> Repaired gates that were broken from misuse and replaced bad keypad with new one.	3	90.00	270.00
03/21/2019	<b>Labor</b> Troubleshoot and gate and found the gate itself was broken and not the mag lock system.	2.50	90.00	225.00

BALANCE DUE

**\$495.00**

Date Rec'd Rizzetta &amp; Co, Inc. \_\_\_\_\_

D/M approved Belinda Blandon Date 3/29/19

MAR 26 2019

Date entered \_\_\_\_\_

Fund DDI GL 52900 OC 4612

Check # \_\_\_\_\_

Spearem Enterprises, LLC  
18865 State Rd. 54 Suite122  
Lutz, FL 33558  
(727) 237-2316  
spearem.jmb@gmail.com

RECEIVED

MAR 26 2019



## Invoice

### BILL TO

Rizzetta & Company  
Willow Walk CDD  
9530 Marketplace Road  
Suite 206  
Fort Myers, Florida 33912

INVOICE # 3809

DATE 03/25/2019

DUE DATE 04/09/2019

TERMS Net 15

ACTIVITY	QTY	RATE	AMOUNT
<b>Labor</b> 3-4-2019 Cleaning services for Restrooms (2), lanai, pool deck and Amenity sidewalk two times per week • All paper goods Restocked upon each visit or as needed. Hand soap to be re-filled as needed and will be monitored so that it does not run out. • Scrubbing and disinfecting the toilets, all sinks, all counter top areas, all cabinet areas • Mirrors ,door knobs, handicap bars, light switches, locking mechanisms on doors, paper goods fixtures as well as all other fixtures located in restrooms cleaned/disinfected • Sweep & Mop restroom floors • ALL Trash bins to be emptied upon each visit and new liners in place • Replacement of burned out light bulbs. • Clean/Disinfect drinking fountain • Pick up all trash and debris on grounds • Tables wiped off & straitened • Blow off amenity sidewalks ,pool deck, lanai, Exterior Window Seals, Molding • Dust the ceiling and walls of the restrooms & pool recreational area to remove any bugs, dirt or other debris • Remove wasp/hornets nests as needed	1	140.00	140.00
<b>Labor</b> 3-11-2019 Cleaning services for Restrooms (2), lanai, pool deck and Amenity sidewalk two times per week • All paper goods Restocked upon each visit or as needed. Hand soap to be re-filled as needed and will be monitored so that it does not run out. • Scrubbing and disinfecting the toilets, all sinks, all counter top areas, all cabinet areas • Mirrors ,door knobs, handicap bars, light switches, locking	1	140.00	140.00

Pre Rec'd Rizzetta & Co, Inc \_\_\_\_\_  
D/M approval \_\_\_\_\_ Date \_\_\_\_\_  
Date entered **MAR 26 2019**  
Fund 001 GL 53900 OC 4701  
Check # \_\_\_\_\_

ACTIVITY	QTY	RATE	AMOUNT
mechanisms on doors, paper goods fixtures as well as all other fixtures located in restrooms cleaned/disinfected • Sweep & Mop restroom floors • ALL Trash bins to be emptied upon each visit and new liners in place • Replacement of burned out light bulbs. • Clean/Disinfect drinking fountain • Pick up all trash and debris on grounds • Tables wiped off & straitened  • Blow off amenity sidewalks ,pool deck, lanai, Exterior Window Seals, Molding • Dust the ceiling and walls of the restrooms & pool recreational area to remove any bugs, dirt or other debris • Remove wasp/hornets nests as needed			
<b>Labor</b>	1	140.00	140.00
318-2019 Cleaning services for Restrooms (2), lanai, pool deck and Amenity sidewalk two times per week • All paper goods Restocked upon each visit or as needed. Hand soap to be re-filled as needed and will be monitored so that it does not run out. • Scrubbing and disinfecting the toilets, all sinks, all counter top areas, all cabinet areas • Mirrors ,door knobs, handicap bars, light switches, locking mechanisms on doors, paper goods fixtures as well as all other fixtures located in restrooms cleaned/disinfected • Sweep & Mop restroom floors • ALL Trash bins to be emptied upon each visit and new liners in place • Replacement of burned out light bulbs. • Clean/Disinfect drinking fountain • Pick up all trash and debris on grounds • Tables wiped off & straitened  • Blow off amenity sidewalks ,pool deck, lanai, Exterior Window Seals, Molding • Dust the ceiling and walls of the restrooms & pool recreational area to remove any bugs, dirt or other debris • Remove wasp/hornets nests as needed			
<b>Labor</b>	1	140.00	140.00
3-25-2019 Cleaning services for Restrooms (2), lanai, pool deck and Amenity sidewalk: • All paper goods Restocked upon each visit or as needed. Hand soap to be re-filled as needed and will be monitored so that it does not run out. • Scrubbing and disinfecting the toilets, all sinks, all counter top areas, all cabinet areas • Mirrors ,door knobs, handicap bars, light switches, locking mechanisms on doors, paper goods fixtures as well as all other fixtures located in restrooms cleaned/disinfected • Sweep & Mop restroom floors • ALL Trash bins to be emptied upon each visit and new liners in place			



ACTIVITY	QTY	RATE	AMOUNT
<ul style="list-style-type: none"> <li>• Replacement of burned out light bulbs.</li> <li>• Clean/Disinfect drinking fountain</li> <li>• Pick up all trash and debris on grounds</li> <li>• Tables wiped off &amp; straitened</li> </ul>			
<ul style="list-style-type: none"> <li>• Blow off amenity sidewalks ,pool deck, lanai, Exterior Window Seals, Molding</li> <li>• Dust the ceiling and walls of the restrooms &amp; pool recreational area to remove any bugs, dirt or other debris</li> <li>• Remove wasp/hornets nests as needed</li> </ul>			
<b>Material</b> Restock Paper Goods: Paper Towels, Toilet Paper, Hand Soap	1	35.00	35.00

---

BALANCE DUE

**\$595.00**

Spearem Enterprises, LLC  
18865 State Rd. 54 Suite122  
Lutz, FL 33558  
(727) 237-2316  
spearem.jmb@gmail.com

RECEIVED

MAR 26 2019



# Invoice

## BILL TO

Rizzetta & Company  
Rizzetta & Company  
Willow Walk CDD  
9428 Camden Field Parkway  
Riverview, FL 33578

INVOICE # 3810

DATE 03/25/2019

DUE DATE 04/09/2019

TERMS Net 15

ACTIVITY	QTY	RATE	AMOUNT
Labor 3-7-2019 Pressure Rinse pool area	1	80.00	80.00
Labor 3-21-2019 pressure rinse pool area	1	80.00	80.00

It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site.

Whether actual or consequential, or any claim arising out of or relating to "Acts of God".

Job will Commence within 30 days of receiving signed, approved proposal-weather permitting.

BALANCE DUE

**\$160.00**

Date Rec'd Rizzetta & Co, Inc

D/M approval Belinda Blandon Date 3/29/19

Date entered **MAR 26 2019**

Fund 001 GL 53900 OC 4701

Check #

Spearem Enterprises, LLC  
18865 State Rd. 54 Suite122  
Lutz, FL 33558  
(727) 237-2316  
spearem.jmb@gmail.com

RECEIVED

MAR 29 2019



## Invoice

### BILL TO

Rizzetta & Company  
Rizzetta & Company  
Willow Walk CDD  
9428 Camden Field Parkway  
Riverview, FL 33578

INVOICE # 3829

DATE 03/29/2019

DUE DATE 04/28/2019

TERMS Net 30

ACTIVITY	QTY	RATE	AMOUNT
<b>Labor</b>	1	95.00	95.00
Repaired mens urnial in restroom.			
Taken apart and cleaned			
Urinal was full of debris			

It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site.

Whether actual or consequential, or any claim

arising out of or relating to "Acts of God".

Job will Commence within 30 days of receiving signed, approved proposal-weather permitting.

BALANCE DUE

**\$95.00**

Date Rec'd Rizzetta & Co, Inc

D/M approval Belinda Blandon Date 3/29/19  
**MAR 29 2019**

Date entered

Fund 001 GL 53900 OC 4701

Check #

# WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT

DISTRICT OFFICE · 9530 MARKETPLACE ROAD · SUITE 206 · FT. MYERS, FL 33912

## **Operation and Maintenance Expenditures May 2019 For Board Approval**

Attached please find the check register listing the Operation and Maintenance expenditures paid from May 1, 2019 through May 31, 2019. This does not include expenditures previously approved by the Board.

The total items being presented: **\$55,197.59**

Approval of Expenditures:

\_\_\_\_\_

\_\_\_\_\_ Chairperson

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

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

# Willow Walk Community Development District

## Paid Operation & Maintenance Expenditures

May 1, 2019 Through May 31, 2019

<u>Vendor Name</u>	<u>Check #</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Admiral Outdoor Furniture	000375	ACFQ50117	Umbrella's w/Awnings 05/19	\$ 2,457.00
Business Observer	000376	19-00604M	Legal Ad 19-00604M 05/19	\$ 1,116.94
First Choice Aquatic Weed Management, LLC	000362	35185	Monthly Waterway Service 03/19	\$ 1,490.00
First Choice Aquatic Weed Management, LLC	000371	36042	Monthly Waterway Service 04/19	\$ 1,490.00
Hardscapes 2, Inc.	000372	20-01949	Damage to Soffits @ Clubhouse 04/19	\$ 1,950.00
Hopping Green & Sam P.A.	000367	107050	Legal Services 03/19	\$ 932.00
KBR Pool Service	000363	SCC-7623	Weekly Commercial Pool Service 04/19	\$ 1,040.00
KBR Pool Service	000363	SCC-7730	Commercial Equipment 04/19	\$ 185.00
KBR Pool Service	000380	SCC-7810	Weekly Commercial Pool Service 05/19	\$ 1,040.00
Manatee County Utilities Department	000373	277353-152145 04/19	4220 Lindever LN 04/19	\$ 681.29
Morris Engineering and Consulting, LLC	000377	WWCDD-36	Engineering Service 04/19	\$ 750.00
Newberg Irrigation, Inc.	000374	12142	Repair Well 05/19	\$ 3,840.00

Peace River Electric Cooperative, Inc	000378	152609001 04/19	Irrigation Pump 04/19	\$	57.00
Peace River Electric Cooperative, Inc	000378	152609002 04/19	4220 Lindever LN Amenity Center 04/19	\$	1,393.00
Peace River Electric Cooperative, Inc	000378	152609003 04/19	4110 41ST ST E IRR Pump 04/19	\$	28.00
Peace River Electric Cooperative, Inc	000378	152609004 04/19	3707 Willow Walk Dr Entry Sign 04/19	\$	35.00
Peace River Electric Cooperative, Inc	000378	152609005 04/19	4541 Lindever Ln Pond Aerator 04/19	\$	96.00
Peace River Electric Cooperative, Inc	000378	152609006 04/19	3703 Wayfarer Way 04/19	\$	30.00
Peace River Electric Cooperative, Inc	000378	152609007	4150 Mossy Limb Ct 04/19	\$	75.00
Prime Air Conditioning & Refridgeration Inc.	000379	0000037062	Air Conditioning Repair 10/18	\$	220.00
Prime Air Conditioning & Refridgeration Inc.	000379	0000037134	Air Conditioning Repair 10/18	\$	260.26
Prime Air Conditioning & Refridgeration Inc.	000379	0000037239	Air Conditioning Repair 10/18	\$	230.00
Prime Air Conditioning & Refridgeration Inc.	000379	0000037258	Air Conditioning Repair 10/18	\$	812.37
Rizzetta & Company, Inc.	000364	INV0000040248	District Management Fees 05/19	\$	3,958.33
Rizzetta Technology Services	000368	INV0000004319	Email/Web Hosting Services 05/19	\$	100.00
Solitude Lake Management	000369	PI-A00219391	Lake and Pond Management 10/01/18-12/31/18	\$	100.00
Solitude Lake Management	000365	PI-A00250617	Lake and Pond Management 04/01/19-06/30/19	\$	100.00
Spearem Enterprise LLC	000370	3849	Janitorial Service 04/19	\$	595.00

Spearem Enterprise LLC	000370	3850	Pressure Wash Bi-Weekly Svc 04/19	\$	160.00
Spearem Enterprise LLC	000381	3865	Replaced Child lock at Pool Gate 05/19	\$	170.00
Sun State Landscape Management, Inc.	000366	23865	Monthly Maintenance Phase 1 C NE Wall 04/19	\$	620.14
Sun State Landscape Management, Inc.	000366	23866	Landscape Maintenance 04/19	\$	11,010.96
Sun State Landscape Management, Inc.	000366	23867	Landscape Maintenance 04/19	\$	3,271.60
Sun State Landscape Management, Inc.	000382	24414	Monthly Maintenance Phase 1 C NE Wall 05/19	\$	620.14
Sun State Landscape Management, Inc.	000382	24415	Landscape Maintenance 05/19	\$	11,010.96
Sun State Landscape Management, Inc.	000382	24416	Monthly Maintenance PH2 Buffer A&D 05/19	\$	<u>3,271.60</u>
Report Total				\$	<u>55,197.59</u>





MADE WITH PRIDE IN THE U.S.A

[www.admiralfurniture.com](http://www.admiralfurniture.com)

707 S W 20th St  
Ocala, FL 34471  
800-999-2589  
Fax: 352-629-2860  
Alt. Fax: 352-732-6318

RECEIVED  
MAY 10 2019

INVOICE

Quote # ACFQ50117  
Date 05/10/19  
Cust. PO#

**Sold To:**

Willow Walk CDD C/O Spearum Enterprises  
Belinda Blandon  
18865 State Road 54  
Suite 122  
Lutz FL 33557  
Phone: (239)989-0303 ext. Fax:  
bblandon@rizzetta.com

**Ship To:**

Willow Walk CDD C/O Spearem Enterprises  
Belinda Blandon  
18865 State Road 54  
Suite 122  
Lutz FL 33557  
Phone: (239)989-0303 ext. Fax:

FOB	Sales Rep	Ship Via	Proposed Shipping Time	Terms
Factory	Ralph	Best Way	4-6 weeks after receipt of order or sooner.	Net 30 Days

Qty	Model #	Description	Unit Price	Ext. Price
7	750FMA - MV	7.5' Fiberlite Market Style Umbrella With Awning Grade Sunbrella Fabric - Middle Vent	\$326.00	\$2,282.00
Frame: TBD			SubTotal	\$2,282.00
Vinyl or Sling: TBD			Sales Tax	\$0.00
Accent:			Shipping	\$175.00
Umbrella: 4622 Terra Cotta			Total	\$2,457.00
			Deposit Required	\$0.00

Please contact me if I can be of further assistance.

Approved By: \_\_\_\_\_

Date: \_\_\_\_\_

Signing quotation will authorize Admiral Furniture to proceed with this order. Please verify shipping address, quantities, model number and colors for accuracy.

A/P Contact \_\_\_\_\_

A/P Telephone \_\_\_\_\_

**TERMS AND CONDITIONS:**

Terms: Unless otherwise stated above. Check in full with order or 50% deposit balance due before shipping. (Fla Residents must include sales tax). We also accept most major credit cards.  
Returns: No returns accepted without written authorization in advance by Admiral and return freight prepaid. All furniture remains the property of Admiral until invoice is paid in full.  
Restocking charges may apply.  
Freight: All products are shipped F.O.B. Factory via Common Carrier. Please obtain shipping charges from your sales rep. Freight rates quoted are for curbside delivery only. Inside delivery and lift gate charges are additional. Customer must note any damage to cartons on the freight bill upon delivery.

Date Rec'd Rizzetta & Co., Inc. \_\_\_\_\_

D/M approval Belinda Blandon Date 5/17/19

Date entered MAY 15 2019

Fund 001 GL 53900 OC 6402

Check # \_\_\_\_\_



# Business Observer

1970 Main Street  
3rd Floor  
Sarasota, FL 34236  
941-906-9386 x323

## INVOICE

Legal Advertising

Invoice # 19-00604M

RECEIVED  
MAY 03 2019

BY: .....

Date 04/26/2019

**Attn:**

Willow Walk Community Development District  
9530 MARKETPLACE RD., STE. 206  
FORT MYERS FL 33912

Please make checks payable to:  
(Please note Invoice # on check)  
Business Observer  
1970 Main Street  
3rd Floor  
Sarasota, FL 34236

### Description

### Amount

Serial # 19-00604M

\$1,116.94

**Notice of Public Hearings to Consider the Imposition of Debt Assessments Pursuant to Sections 170.07 and 197.3632, Florida Statutes and Notice of Special Meeting**

**RE:** The Willow Walk Community Development District Public Hearings and Meeting on May 21, 2019 at 9:45 a.m.

**Published:** 4/26/2019, 5/3/2019

#### Important Message

Government Agency, 15% Discount Applied to  
Second Insertion

Paid

()

**Total**

**\$1,116.94**

**Payment is expected within 30 days of the first publication date of your notice.**

Date Rec'd Rizzetta & Co., Inc. \_\_\_\_\_

D/M approval Belinda Blandon Date 5/17/19

Date entered MAY 15 2019

Fund 001 GL 51300 OC 4801

Check # \_\_\_\_\_

**Attention:** If you are a government agency and you believe that you qualify for a 15% discount to the second insertion of your notice per F.S. revision 50.061, please inform Kristen Boothroyd directly at 941-906-9386 x323.

#### NOTICE

The Business Observer makes every effort to ensure that its public notice advertising is accurate and in full compliance with all applicable statutes and ordinances and that its information is correct. Nevertheless, we ask that our advertisers scrutinize published ads carefully and alert us immediately to any errors so that we may correct them as soon as possible. We cannot accept responsibility for mistakes beyond bearing the cost of republishing advertisements that contain errors.

Serial Number  
19-00604M

# Business Observer

Published Weekly  
Manatee, Manatee County, Florida

COUNTY OF MANATEE

STATE OF FLORIDA

Before the undersigned authority personally appeared Karen Ovadia who on oath says that he/she is Publisher's Representative of the Business Observer a weekly newspaper published at Manatee, Manatee County, Florida; that the attached copy of advertisement,

being a Notice of Public Hearings to Consider the Imposition of Debt Assessments Pursuant to Sections 170.07 and 197.3632, Florida Statutes and Notice of Special Meeting

in the matter of The Willow Walk Community Development District Public Hearings and Meetings on May 21, 2019 at 9:45 a.m.

in the Court, was published in said newspaper in the

**See Attached**

issues of 4/26/2019

Affiant further says that the said Business Observer is a newspaper published at Manatee, Manatee County, Florida, and that said newspaper has heretofore been continuously published and has been entered as periodicals matter at the Post Office in Manatee in said Manatee County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he/she has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in said newspaper.

\*This Notice was placed on the newspaper's website and floridapublicnotices.com on the same day the notice appeared in the newspaper.

\_\_\_\_\_  
Karen Ovadia

Sworn to and subscribed before me this

26th day of April, 2019 A.D.

by Karen Ovadia who is personally known to me.

\_\_\_\_\_  
Notary Public, State of Florida  
(SEAL)

Willow Walk Community Development District  
9530 Marketplace Rd., Ste. 206  
Fort Myers, FL 33912

**FILE COPY**



## FIRST INSERTION

# THE WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT NOTICE OF PUBLIC HEARINGS TO CONSIDER THE DISPOSITION OF DEBT ASSESSMENTS PURSUANT TO SECTIONS 170.07 AND 170.08, FLORIDA STATUTES

## NOTICE OF SPECIAL MEETING

In accordance with Chapters 170, 190 and 197, Florida Statutes, The Willow Walk Community Development District ("District") Board of Supervisors ("Board") hereby provides notice of the following public hearings and public meeting:

## PUBLIC HEARINGS AND MEETING

DATE: May 21, 2019  
TIME: 9:45 a.m.  
LOCATION: Trevoita Clubhouse  
6210 Trevoita Place  
Palmetto, Florida 34221

The purpose of the public hearings announced above is to consider the imposition of special assessments ("Debt Assessments") and adoption of assessment rolls to secure proposed bonds on bonded lands within North Parcel Assessment Area of the District, and, to provide for the levy, collection and enforcement of the assessments. The proposed bonds to be secured by the Debt Assessments are intended to finance certain public infrastructure improvements, including, but not limited to, stormwater management, water and sewer utilities, and other infrastructure projects, all for the 2019 Project, and as described in more detail in the Supplemental District Engineer's Report (2019 Project), dated April 12, 2019. The special assessments are proposed to be allocated as set forth in the Preliminary Special Assessment Allocation Report, dated April 12, 2019 ("Assessment Report"). At the conclusion of the public hearings, the Board will, by resolution, levy and impose assessments as finally approved by the Board. A special meeting of the District will also be held where the Board may consider any other business that may properly come before it.

The District is located entirely within Manatee County, Florida and consists of approximately 272.55 acres. The District is located in the northeast quadrant of the intersection of Highway 68 and Manatee Road. A graphic depiction of the District, which includes certain of the lands within the District subject to the proposed Debt Assessments, is shown below. Generally speaking, certain of the lands within the North Parcel Assessment Area of the District are subject to the proposed Debt Assessments, and as more specifically described in the Assessment Report, the Debt Assessments will initially be allocated on an equal, per-acre basis, and, then, as lands are sold and/or developed, the proposed Debt Assessments will be assigned to planned units as follows:

Land Use	Total # of Planned Units	EAU Factor**	Proposed Debt Assessment (Total Per EAU, Excludes Interest)	Proposed Debt Assessment (Annual)
Single Family 40'	106	1.0	\$16,797	\$1,358
Single Family 50'	72	1.25	\$16,797	\$1,358
Single Family 50'	31	1.35	\$16,797	\$1,358
Garage				

\*The annual amounts stated herein include estimated collection costs and early payment discounts.

\*\*The total debt and interest amounts are not consistent with the EAU factor because the debt assessments for SF 40' and SF 50' gated lots are being "bought down" with a contribution of infrastructure and to reduce these assessments to the levels set forth in the table above. See the Assessment Report for further information.

The assessments may be prepaid in whole at any time, or in some instances in part, or may be paid in not more than twenty (20) annual installments subsequent to the issuance of debt to finance the improvements. These annual assessments will be collected on the County tax roll by the Tax Collector. Alternatively, the District may choose to directly collect and enforce these assessments.

The public hearings and meeting are open to the public and will be conducted in accordance with Florida law. The public hearings and meeting may be continued to a date, time, and place to be specified on the record. There may be occasions when staff or board members may participate by speaker telephone. Any person requesting special accommodations because of a disability or physical impairment should request the District Office at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 711, or 1-800-955-8777 (TDD) / 1-800-955-8777 (Voice). For all in contacting the District Office.

Please note that all affected property owners have the right to appear and comment at the public hearings and meeting, and may also file written objections with the District Office within twenty (20) days of issuance of this notice. Each person who decides to appear at a public hearing or meeting is advised that person will need a record of proceedings and that accordingly, the person may need to ensure that a certain record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

Relinda Blandon  
District Manager  
Run Dates: 4/26/2019 & 5/3/2019

## RESOLUTION 2019-01

**DECLARATION RESOLUTION 2019-01**  
**DECLARATION OF THE BOARD OF SUPERVISORS OF THE WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT**  
**DECLARING SPECIAL ASSESSMENTS FOR THE NORTH PARCEL ASSESSMENT AREA; DESIGNATING THE NATURE AND LOCATION OF THE PROPOSED IMPROVEMENTS; DECLARING THE TOTAL ESTIMATED COST OF THE IMPROVEMENTS; THE PORTION TO BE PAID BY ASSESSMENTS; AND THE MANNER AND TIMING IN WHICH THE ASSESSMENTS ARE TO BE PAID;**

# DESIGNATING THE LANDS UPON WHICH THE ASSESSMENTS SHALL BE LEVIED; PROVIDING FOR AN ASSESSMENT ROLL; ADDRESSING THE SETTING OF PUBLIC HEARINGS; PROVIDING FOR COLLECTION OF THE RESOLUTION OF THIS RESOLUTION; AND ADDRESSING CONFLICTS, SEVERABILITY AND AN EFFECTIVE DATE.

**WHEREAS**, the Willow Walk Community Development District ("District") is a local unit of special-purpose government established and existing under the provisions of Chapter 190, Florida Statutes; and

**WHEREAS**, the District is authorized by Chapter 190, Florida Statutes, to finance, fund, plan, establish, acquire, install, equip, operate, extend, construct, reconstruct, maintain, improve, and water distribution system, sewerage management, stormwater management, landscape, irrigation and entry features, construction and mitigation, street lighting and other infrastructure projects, and services necessitated by the development of, and serving lands within, the District; and

**WHEREAS**, on April 12, 2019, the District's Board of Supervisors, after duly noticed public hearings, adopted Resolution 2019-01 and 2019-02, pursuant to which the District: (i) adopted an Engineer's Report dated March 5, 2019; (ii) divided the District's overall capital improvement plan into a "North Parcel Assessment Area" and a "North Parcel Assessment Area," and (iii) levied master special assessments on each of the two assessment areas; and

**WHEREAS**, after the South Parcel Assessment Area had been developed, the District revised its capital improvement plan for the North Parcel Assessment Area, and after another duly noticed public hearing, adopted Resolution 2019-03, pursuant to which the District: (i) authorized a "2019 Project" that would provide public infrastructure for the first phase of development within the North Parcel Assessment Area, as described in a Supplemental District Engineer's Report (2019 Project) dated July 28, 2017; and (ii) levied debt service special assessments ("2019 Assessments") to secure the issuance of tax-exempt bonds that would finance all or a portion of the 2019 Project, as described in the final Supplemental District Engineer's Report (North Parcel Assessment Area), dated September 29, 2017; and

**WHEREAS**, on October 16, 2017, the District issued its \$3,000,000 Special Assessment Bonds, Series 2017 (North Parcel Assessment Area Project) ("2017 Bonds") and proceeded to fund the construction and/or acquisition of the 2017 Project; and

**WHEREAS**, at the time of the issuance of the 2017 Bonds, the District contemplated that a second series of bonds would be issued later to fund the construction and/or acquisition of the second phase of the public infrastructure for the North Parcel Assessment Area; and

**WHEREAS**, the District now determines to undertake, install, plan, establish, construct or reconstruct, enlarge or extend, equip, acquire, operate, and/or maintain the second phase of public improvements for the North Parcel Assessment Area. I.e., the "2019 Project," as described in the Supplemental District Engineer's Report (2019 Project), dated April 12, 2019, which is attached hereto as Exhibit A and incorporated herein by reference; and

**WHEREAS**, it is in the best interest of the District to pay for all or a portion of the cost of the 2019 Project by the levy of special assessments ("2019 Assessments") on the remaining unsold lands within the North Parcel Assessment Area, using the methodology set forth in that Preliminary Special Assessment Allocation Report, dated April 12, 2019, which is attached hereto as Exhibit B, incorporated herein by reference, and on file with the District Manager at c/o Ritzma & Company, Inc., 5530 Marketplace Road, Suite 206, Fort Myers, Florida 33922, Phone 239-336-0913, E-Mail: Mblanck@ritzma.com.

**WHEREAS**, the District is empowered by Chapter 190, the Uniform Community Development District Act, Chapter 190, Supplemental and Alternative Method of Local Governmental Improvements, and Chapter 197, the Uniform Method for the Levy Collection and Enforcement of Non-Ad Valorem Assessments, Florida Statutes, to finance, fund, plan, establish, acquire, construct or reconstruct, enlarge or extend, equip, operate, and maintain the 2019 Project and to impose, levy and collect the 2019 Assessments.

# NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT:

1. **AUTHORITY FOR THIS RESOLUTION; INCORPORATION OF RESOLUTIONS.** This Resolution is adopted pursuant to the provisions of Florida law, including without limitation Chapters 190, 199 and 197, Florida Statutes. The recitals stated above are incorporated herein and are adopted by the Board as true and correct statements.

2. **DECLARATION OF ASSESSMENTS.** The Board hereby declares that it has determined to make the 2019 Project and to defray all or a portion of the cost thereof by the 2019 Assessments.

3. **DESIGNATING THE NATURE AND LOCATION OF IMPROVEMENTS.** The nature and general location of, and plans and specifications for the 2019 Project are described in Exhibit A, which is on file at the District Office. Exhibit B is also on file and available for public inspection at the same location.

4. **DECLARING THE TOTAL ESTIMATED COST OF THE IMPROVEMENTS, THE PORTION TO BE PAID BY ASSESSMENTS, AND THE MANNER AND TIMING IN WHICH THE ASSESSMENTS ARE TO BE PAID.**

A. The total estimated cost of the 2019 Project is \$6,620,322 ("Estimated Cost").

B. The 2019 Assessments will defray approximately \$3,000,000, which is the anticipated maximum par value of any bonds and which includes all or a portion of the Estimated Cost, as well as other financing-related costs, as set forth in Exhibit B, and which is in addition to interest and collection costs. On an annual basis, the 2019 Assessments will defray no more than \$262,390.22 per year, as set forth in Exhibit B.

C. The manner in which the 2019 Assessments shall be apportioned and paid as set forth in Exhibit B, as may be modified by supplemental assessment resolutions. The special assessments shall be paid in not more than (20) thirty yearly installments. The special assessments may be payable at the same time and in the same manner as an ad valorem tax and collected pursuant to Chapter 197, Florida Statutes, provided, however, that in the event the uniform non-ad valorem assessment method of collecting the 2019 Assessments is not available to the District in any year, or if determined by the District to be in its best interest, the 2019 Assessments may be collected as is otherwise permitted by law, including but not limited to by direct bill. 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.

5. **DESIGNATING THE LANDS UPON WHICH THE SPECIAL ASSESSMENTS SHALL BE LEVIED.** The 2019 Assessments securing the 2019 Project shall be levied on the unsold lands within the North Parcel Assessment Area, as described in Exhibit B, and as further designated by the assessment plat herewith provided for.

6. **ASSESSMENT PLAT.** Pursuant to Section 170.04, Florida Statutes, there is no fee, at the District Office, an assessment plat showing the area to be assessed, with certain plans and specifications describing the 2019 Project and the estimated cost of the 2019 Project, all of which shall be open to inspection by the public.

7. **PRELIMINARY ASSESSMENT ROLL.** Pursuant to Section 170.06, Florida Statutes, the District Manager has caused to be made a preliminary assessment roll, in accordance with the method of assessment described in Exhibit B hereto, which shows lots and lands assessed, the amount of benefits to and the assessments against each lot or parcel of land and the number of annual installments into which the assessment may be divided, which assessment roll is hereby adopted and approved as the District's preliminary assessment roll.

8. **PUBLIC HEARINGS DECLARED; DIRECTION TO PROVIDE NOTICE OF THE HEARINGS.** Pursuant to Sections 170.07 and 170.08(2)(b), Florida Statutes, among other provisions of Florida law, there are hereby declared two public hearings to be held as follows:

## NOTICE OF PUBLIC HEARINGS

DATE: May 21, 2019  
TIME: 9:45 a.m.  
LOCATION: Trevoita Clubhouse  
6210 Trevoita Place  
Palmetto, Florida 34221

The purpose of the public hearings is to hear comment and objections to the proposed special assessment program for District improvements as identified in the preliminary assessment roll, a copy of which is on file and as set forth in Exhibit B. Interested parties may appear at that hearing or submit their comments in writing prior to the hearings at the District Office.

Notice of said hearings shall be advertised in accordance with Chapters 170, 190 and 197, Florida Statutes, and the District Manager is hereby authorized and directed to place said notice in a newspaper of general circulation within Manatee County (by two publications one week apart with the first publication at least twenty (20) days prior to the date of the hearing established herein). The District Manager shall file a publisher's affidavit with the District Secretary verifying such publication of notice. The District Manager is further authorized and directed to give thirty (30) days written notice by mail of the time and place of this hearing to the owners of all property to be assessed and include in such notice the amount of the assessment for such property owner, a description of the area to be improved and notice that information concerning all assessments may be ascertained at the District Office. The District Manager shall file proof of such mailing by affidavit with the District Secretary.

9. **PUBLICATION OF RESOLUTION.** Pursuant to Section 170.05, Florida Statutes, the District Manager is hereby directed to cause this Resolution to be published twice (once a week for two (2) weeks) in a newspaper of general circulation within Manatee County and to provide such notice as may be required by law or deemed in the best interest of the District.

10. **CONFLICTS.** All resolutions or parts thereof in conflict herewith are, to the extent of such conflict, superseded and repealed.

11. **SEVERABILITY.** If any section or part of a section of this resolution be declared invalid or unconstitutional, the validity, force, and effect of any other section or part of a section of this resolution shall not thereby be affected or impaired unless it clearly appears that such other section or part of a section of this resolution is wholly or necessarily dependent upon the section or part of a section in held to be invalid or unconstitutional.

12. **EFFECTIVE DATE.** This Resolution shall become effective upon its adoption.

PASSED AND ADOPTED this 17th day of April, 2019.

WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT

Gray Muth, District Manager

Relinda Blandon, Asst. Secretary

Exhibit A: Supplemental District Engineer's Report (2019 Project), dated April 12, 2019

Exhibit B: Preliminary Special Assessment Allocation Report, dated April 12, 2019



April 26, May 3, 2019

19-00504M

First Choice Aquatic Weed Management, LLC

P.O. Box 593258  
Orlando, FL 32859

Phone: 407-859-2020  
Fax: 407-859-3275

RECEIVED

APR 03 2019

# Invoice

Date	Invoice #
3/31/2019	35185

Bill To

Willow Walk CDD  
C/o Rizzetta & Company  
9530 Marketplace Road  
Suite 206  
Ft. Myers, FL 33912

Customer P.O. No.	Payment Terms	Due Date
	Net 30	4/30/2019

Description	Amount
Monthly waterway service for the month this invoice is dated - 16 waterways Light debris included. Two times a month service.	1,490.00
Date Rec'd Rizzetta & Co, Inc _____	
D/M approval <u>Belinda Blandon</u> Date <u>4/5/19</u>	
APR 05 2019	
Date entered _____	
Fund <u>001</u> GL <u>53800</u> OC <u>4614</u>	
Check # _____	

Thank you for your business.

Total	\$1,490.00
Payments/Credits	\$0.00
Balance Due	\$1,490.00



# Service Report

Customer: Willow Walk

Date: 3/21/19

Technician: Jason Marles

- ☐ New
- ☒ Scheduled Service
- ☒ Trash Pick Up
- ☐ Work Order
- ☐ Removal
- ☐ Follow-up Service

Site / Lake Number	Inspection	Treatment	Boat	ATV	Truck	Backpack	Algae	Grasses	Submersed	Floating	Chemistry	Water Level	# Day Restriction	Water Conditions
1		✓		✓			✓				N/A	Normal	N/A	Good
2		✓		✓			✓							
3		✓		✓			✓							
4		✓		✓			✓							
5		✓		✓			✓							
6		✓		✓			✓							
7		✓		✓			✓							
8		✓		✓			✓							
9		✓		✓			✓							

Comments: Please allow 14 days for best results. Will be back to treat phase 2.

Thank You!

## First Choice

Aquatic Weed Management, LLC

6536 Pinecastle Blvd. Ste. A

Orlando, FL 32809

800-543-6694

- Algae and Aquatic Weed Control
- Wetland Restoration and Management
- Native Plantings
- Physical Weed Removals
- Fish Stocking & Custom Barriers



Creating a balance  
with nature

First Choice is a division of Aquatic Weed Control, Inc  
www.aquaticweedcontrol.net



## Service Report

Customer: Willow Walk

Date: 3/29/18

Technician: Jason Markes

- ☐ New  
☒ Scheduled Service  
☒ Trash Pick Up  
☐ Work Order  
☐ Removal  
☐ Follow-up Service

[illegible]

# First Choice

Aquatic Weed Management, LLC

6536 Pinecastle Blvd. Ste. A

Orlando, FL 32809

800-543-6694

- Algae and Aquatic Weed Control
- Wetland Restoration and Management
- Native Plantings
- Physical Weed Removals
- Fish Stocking & Custom Barriers



Creating a balance  
with nature

First Choice is a division of Aquatic Weed Control, Inc  
www.aquaticweedcontrol.net

# Invoice

First Choice Aquatic Weed Management, LLC

P.O. Box 593258  
Orlando, FL 32859

Phone: 407-859-2020  
Fax: 407-859-3275

Date	Invoice #
4/30/2019	36042

Bill To

Willow Walk CDD  
C/o Rizzetta & Company  
9530 Marketplace Road  
Suite 206  
Ft. Myers, FL 33912

RECEIVED  
APR 30 2019

BY: .....

Customer P.O. No.	Payment Terms	Due Date
	Net 30	5/30/2019

Description	Amount
Monthly waterway service for the month this invoice is dated - 16 waterways Light debris included. Two times a month service.	1,490.00
Date Rec'd Rizzetta & Co., Inc. _____ D/M approval <u>Belinda Blandon</u> Date <u>5/6/19</u> Date entered <u>MAY 01 2019</u> Fund <u>001</u> GL <u>53800</u> OC <u>4614</u> Check # _____	

Thank you for your business.

Total	\$1,490.00
Payments/Credits	\$0.00
Balance Due	\$1,490.00



## Service Report

Customer: Willow Walk

Date: 4/10/19

Technician: Jason Marks

- ☐ New
- ☒ Scheduled Service
- ☒ Trash Pick Up
- ☐ Work Order
- ☐ Removal
- ☐ Follow-up Service

Site / Lake Number	Inspection	Treatment	Boat	ATV	Truck	Backpack	Algae	Grasses	Submersed	Floating	Chemistry	Water Level	# Day Restriction	Water Conditions
All Ponds		✓	✓				✓	✓			N/A	low	N/A	Good

Comments

*Thank You!*

# First Choice

Aquatic Weed Management, LLC

6536 Pinecastle Blvd. Ste. A  
Orlando, FL 32809  
800-543-6694

- Algae and Aquatic Weed Control
- Wetland Restoration and Management
- Native Plantings
- Physical Weed Removals
- Fish Stocking & Custom Barriers



Creating a balance  
with nature

## Service Report

Customer: Willow Walk

Date: 4/30/14

Technician: Jason / Todd

- ☐ New
- ☒ Scheduled Service
- ☒ Trash Pick Up
- ☐ Work Order
- ☐ Removal
- ☐ Follow-up Service

Site / Lake Number	Inspection	Treatment	Boat	ATV	Truck	Backpack	Algae	Grasses	Submersed	Floating	Chemistry	Water Level	# Day Restriction	Water Conditions
All Ponds		✓		✓			✓				N/A	Low	N/A	Good

Comments: Please allow 14 days for best results!  
Picked up a ton of construction trash.

*Thank You!*

# First Choice

Aquatic Weed Management, LLC

6536 Pinecastle Blvd. Ste. A  
 Orlando, FL 32809  
 800-543-6694

- Algae and Aquatic Weed Control
- Wetland Restoration and Management
- Native Plantings
- Physical Weed Removals
- Fish Stocking & Custom Barriers



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with nature



# Progress Invoice



Date 4/30/2019

Invoice # 20-01949

Due Date 4/30/2019

RECEIVED  
MAY 03 2019

## Cornerstone

### Bill To

Willow Walk CDD  
c/o Rizzetta  
attn Belinda Blandon

BY: .....

Account #

P.O. No.

W.O. No.

Project OKW3046 - Willow Walk Soffit

Bill Through Date: 4/30/2019

### Contact Information

For Billing or Service Inquiries: 866.617.2235

Mailing Address:  
14620 Bellamy Brothers Blvd  
Dade City, FL 33525

AR@CornerstoneSolutionsGroup.com

### Job Site Address:

Description	Contract Price	Prior %	Prior Amt	Curr %	Amount	Total %
replace damaged soffits at clubhouse					1,950.00	

Date Rec'd Rizzetta & Co., Inc. \_\_\_\_\_

D/M approval Belinda Blandon Date 5/6/19

Date entered MAY 03 2019

Fund 001 GL 53900 OC 4705

Check # \_\_\_\_\_

# Cornerstone

Any dispute of charges must be made in writing within 30 days of the invoice date. After that period, all charges will be considered valid and due in full. There will be a \$20 charge for all returned checks. 10% interest will be assessed on all unpaid balances after 60 days.

CGC1515492 • LC26000316

Total \$1,950.00

Payments/Credits \$0.00

Balance Due \$1,950.00

Job Total Balance \$1,950.00

Please make checks payable to: Hardscapes 2, Inc. Tax ID: 46-1645334



# Hopping Green & Sams

Attorneys and Counselors

119 S. Monroe Street, Ste. 300  
P.O. Box 6526  
Tallahassee, FL 32314  
850.222.7500

RECEIVED  
MAY 03 2019

BY: .....

## STATEMENT

April 29, 2019

Willow Walk Community Development District  
c/o Rizzetta & Company, Inc  
9530 Marketplace Road Suite # 206  
Ft. Myers, FL 33912

Bill Number 107050  
Billed through 03/31/2019

### General Counsel

WWKCDD 00001 JLE

### FOR PROFESSIONAL SERVICES RENDERED

03/04/19	KEM	Review status of bill of sale to county.	0.10 hrs
03/06/19	LMG	Review landscape addendum and conference with Ibarra and Earlywine regarding same.	0.80 hrs
03/06/19	KEM	Prepare landscape maintenance services agreement.	0.40 hrs
03/07/19	JLE	Prepare for, travel to and from, and attend Board meeting.	1.50 hrs
03/11/19	JLE	Review pool contract; follow-up regarding the same.	0.20 hrs
03/11/19	KEM	Prepare pool maintenance services agreement.	0.80 hrs
03/20/19	JLE	Confer with Rizzetta regarding Board meeting; follow-up email.	0.20 hrs
Total fees for this matter			\$857.00

### DISBURSEMENTS

Travel	68.38
Travel - Meals	6.62
Total disbursements for this matter	\$75.00

### MATTER SUMMARY

Earlywine, Jere L.	1.90 hrs	275 /hr	\$522.50
Ibarra, Katherine E. - Paralegal	1.30 hrs	125 /hr	\$162.50
Gentry, Lauren M.	0.80 hrs	215 /hr	\$172.00

TOTAL FEES	\$857.00
TOTAL DISBURSEMENTS	\$75.00

**TOTAL CHARGES FOR THIS MATTER** **\$932.00**

### BILLING SUMMARY

Earlywine, Jere L.	1.90 hrs	275 /hr	\$522.50
Ibarra, Katherine E. - Paralegal	1.30 hrs	125 /hr	\$162.50
Gentry, Lauren M.	0.80 hrs	215 /hr	\$172.00

TOTAL FEES	\$857.00
TOTAL DISBURSEMENTS	\$75.00

<b>TOTAL CHARGES FOR THIS BILL</b>	<b>\$932.00</b>
------------------------------------	-----------------

**Please include the bill number on your check.**

Date Rec'd Rizzetta & Co., Inc. \_\_\_\_\_

D/M approval Belinda Blandon Date 5/6/19

Date entered MAY 03 2019

Fund 001 GL 51400 OC 3107

Check # \_\_\_\_\_

KBR Pool Services  
PO BOX 3358  
Apollo Beach, FL 33572 US  
(813) 666-9314  
kbroftampa@yahoo.com  
www.euphoriapoolsandspas.com

RECEIVED

APR 01 2019

Invoice

BILL TO  
Willow Walk

SHIP TO  
Willow Walk

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
SCC-7623	04/01/2019	\$1,040.00	04/01/2019	Due on receipt	

ACTIVITY	QTY	RATE	AMOUNT
Commercial Pool Service Weekly Commercial Pool Services M-F	1	1,040.00	1,040.00

BALANCE DUE

\$1,040.00

Date Rec'd Rizzetta & Co, Inc \_\_\_\_\_

D/M approval Belinda Blandon Date 4/5/19

Date entered APR 05 2019

Fund 001 GL 53900 OC 4600

Check # \_\_\_\_\_

KBR Pool Services  
PO BOX 3358  
Apollo Beach, FL 33572 US  
(813) 666-9314  
kbrotampa@yahoo.com  
www.euphoriapoolsandspas.com

# Invoice

RECEIVED

APR 10 2019

BILL TO  
Willow Walk

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
SCC-7730	04/09/2019	\$185.00	04/09/2019	Due on receipt	

ACTIVITY	QTY	RATE	AMOUNT
Commercial Equipment willow walk for a safety life ring and two throw ropes	1	185.00	185.00

BALANCE DUE

**\$185.00**

Date Rec'd Rizzetta & Co, Inc \_\_\_\_\_

D/M approval Belinda Blandon Date 4/12/19

Date entered APR 11 2019

Fund 001 GL 53900 OC 4600

Check # \_\_\_\_\_

KBR Pool Services  
PO BOX 3358  
Apollo Beach, FL 33572 US  
(813) 666-9314  
kbrotampa@yahoo.com  
www.euphoriapoolsandspas.com

RECEIVED  
MAY 02 2019

# Invoice

BY: .....

BILL TO

Willow Walk

SHIP TO

Willow Walk

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
SCC-7810	05/01/2019	\$1,040.00	05/01/2019	Due on receipt	

ACTIVITY	QTY	RATE	AMOUNT
Commercial Pool Service Weekly Commercial Pool Services M-F	1	1,040.00	1,040.00

BALANCE DUE

**\$1,040.00**

Date Rec'd Rizzetta & Co., Inc. \_\_\_\_\_

D/M approval Belinda Blandon Date 5/6/19

Date entered MAY 02 2019

Fund 001 GL 53900 OC 4600

Check # \_\_\_\_\_



MANATEE COUNTY UTILITIES DEPARTMENT  
P. O. BOX 25010  
BRADENTON, FL 34206-5010  
PHONE: (941) 792-8811  
www.myanatee.org/utilities

ACCOUNT NUMBER: 277353-152145  
OK WILLOW WALK LLC  
4220 LINDEVER LN

BILLING DATE: 29-APR-2019  
DUE DATE: 20-MAY-2019

A LATE PAYMENT FEE WILL BE ASSESSED IF FULL PAYMENT IS NOT RECEIVED BY THE DUE DATE.

FROM DATE	TO DATE	DAYS		PREVIOUS READING	PRESENT READING	USAGE X 100 = GAL.	AMOUNT
			Previous Balance:				440.79
			Payments Received:				440.79
			Balance Forward:				0.00
03/22	04/22	31	Wtr Com. Master Mtr	5036	5485	449	
			Water Usage				102.37
			Cost Of Basic Service				36.14
			Swr Com. Master Mtr			449	
			Sewer Usage				225.85
			Cost Of Basic Service				100.40
			F2_Com. Solid Waste				
			4Yd Rented Dumpster 1X Wk				197.39
			F2_Com. Solid Waste				
			Gate Service				19.14
			Total New Charges				681.29
			<b>Total Amount Due:</b>				<b>\$681.29</b>

RECEIVED  
MAY 07 2019

BY: .....

COMM. MM WATER HISTORY  
Hundreds of Gallons



The 2018 Drinking Water Quality Summary is available at [www.myanatee.org/waterquality](http://www.myanatee.org/waterquality). In 2018 all EPA and State drinking water health standards were met. Please call 941.746.3020 EX.5021 if you would like a paper copy mailed to you.

Date Rec'd Rizzetta & Co., Inc. MAY 02 2019  
D/M approval Belinda Blandon 5/14/19  
Date entered MAY 10 2019  
Fund 001 GL 53600 OC 4302  
Check#

SEE REVERSE SIDE FOR ADDITIONAL INFORMATION

MC-1250-19



MANATEE COUNTY UTILITIES DEPARTMENT  
P.O. BOX 25010  
BRADENTON, FLORIDA 34206-5010

☐ CHANGE OF MAILING ADDRESS  
(Check Box And See Reverse Side)

SERVICE ADDRESS	4220 LINDEVER LN
ACCOUNT NUMBER	277353-152145
BILLING DATE	29-APR-2019
DUE DATE	20-MAY-2019
TOTAL AMOUNT NOW DUE:	\$681.29

AMOUNT PAID

ADDRESSEE:

MAKE CHECKS PAYABLE TO MCUD

1942 1 MB 0.425 12-9



OK WILLOW WALK LLC  
FRANCIS GARCIA  
9428 CAMDEN FIELD PKWY  
RIVERVIEW, FL 33578-0519



MANATEE COUNTY UTILITIES DEPARTMENT  
PO BOX 25350  
BRADENTON FL 34206-5350

000277353Z00000681290152145



6997 Professional Parkway East  
Suite B  
Sarasota, Florida 34240

RECEIVED  
MAY 14 2019

BY: .....

Invoice

Date 5/1/2019  
Invoice # WWCDD-36

Bill To

Willow Walk CDD  
C/O Meritus Districts  
2005 Pan Am Circle, Suite 120  
Tampa, FL 33607

Due Date 5/31/2019

Project

Description	Qty	Rate	Amount
Willow Walk CDD - District Engineering Services 4/1/19 - 4/30/19			
Prepare construction requisitions and Supplemental Engineers Report; review Contractor pay applications and direct purchase items	6	150.00	900.00
<p>Date Rec'd Rizzetta &amp; Co., Inc. _____</p> <p>D/M approval <u>Belinda Blandon</u> Date <u>5/17/19</u></p> <p>Date entered <u>MAY 14 2019</u></p> <p>Fund <u>001</u> GL <u>51300</u> OC <u>3103</u></p> <p>Check # _____</p>			

Please Remit Payment to: 15608 29th Street East  
Parrish, Florida 34219

Total	\$900.00
Payments/Credits	-\$150.00
Balance Due	\$750.00



Newberg Irrigation, Inc.  
3336 36th Avenue North  
St. Petersburg FL 33713  
727-521-6620

RECEIVED  
MAY 02 2019

## Contract Invoice

Invoice#: 12142

Date: 05/02/2019

License:

BY: .....

**Billed To:** Willow Walk CDD  
C/O Rizzetta And Company  
9530 Marketplace Road Suite #206  
Fort Myers FL 33912

**Project:** Willow Walk Well Repair  
C/O Rizzetta And Company

Due Date: 05/02/2019

Terms: 1DY

Order#

Description	Amount
Repair well @ Willow Walk	3,840.00

Notes:

Date Rec'd Rizzetta & Co., Inc. \_\_\_\_\_

D/M approval Balinda Blandon Date 5/6/19

Date entered MAY 02 2019

Fund 001 GL 53900 OC 4616

Check # \_\_\_\_\_

A service charge of 0.00 % per annum will be charged on all amounts  
overdue on regular statement dates.

Thank you for your prompt payment!

Non-Taxable Amount:	3,840.00
Taxable Amount:	0.00
Sales Tax:	0.00
<b>Amount Due</b>	<b>3,840.00</b>





## WELL REPAIR INVOICE

To: Belinda Blandon  
Rizzetta & Company  
9530 Marketplace Road  
Suite 206  
Fort Myers, Florida 33912  
Office 239-936-0913  
Cell 786-487-8400

Date 5/1/2019

Attn: Belinda Blandon

Re: Willow Walk Amenity Well Repair

Newberg irrigation hereby submits a cost for repairing the well via installing a New Goulds SPD400-50F control box @ Willow Walk.

Cost.....\$ 3,840.00

Feel free to call me with any questions.

Sincerely

Paul Swanman  
Operations Manager

**irrigationnet.com**

3336 36<sup>th</sup> Avenue North \* St. Petersburg, FL 33713-1537  
St. Petersburg (727) 521-6620 \* Fax (727) 521-0230

\* 9880 Sidney Hayes Road \* Orlando, FL 32824-8127  
\* Orlando (407) 816-6393 \* Fax (407) 816-6391



# Peace River Electric Cooperative, Inc.

P.O. Box 1310  
Wauchula, FL 33873-1310

A Touchstone Energy® Cooperative

Account # 152609001  
Member # 152353  
Service Address: IRRIGATION PUMP  
Service Description: PUMP

Contact Us: 800-282-3824  
[www.preco.coop](http://www.preco.coop)



2520 2 MB 0.425  
WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0519

5 2520  
C-9 P-19

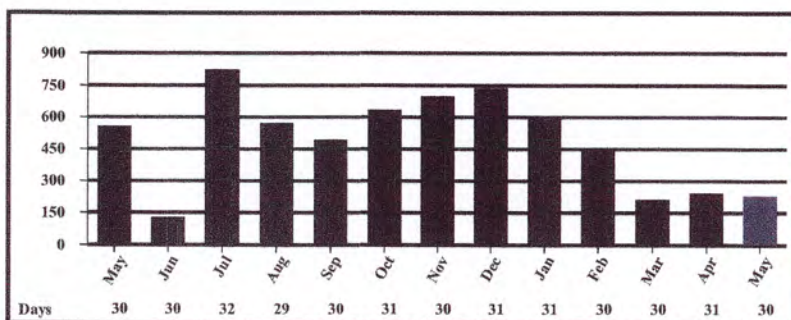


## Important Information

RECEIVED  
MAY 15 2019  
BY: .....

Bill Date: 05/09/2019 Cycle: 3 Board District: 8  
Service Period: 04/04/2019 - 05/04/2019 Rate: GENERAL SERVICE

Meter #	Readings		Meter Multiplier	kWh	kW
	Previous	Present			
32804344	18628	18856	1	228	
		5.428	1		5.428



Previous Balance	\$59.00
Payment(s) Received	\$-59.00
Adjustments	\$0.00
Late Fee	\$0.00
Balance Forward	\$0.00
Facilities Use Charge	\$26.50
Energy Charge	228 kWh @ 0.132792 \$30.28
CPA	228 kWh @ -0.016 \$-3.65
Manatee Property Tax	\$1.55
Gross Receipts Tax	\$1.40
Operation Round Up	\$0.92
Current Charges	\$57.00
Total Amount Due	\$57.00

Date Rec'd Rizzetta & Co., Inc. MAY 14 2019  
D/M approval Belinda Blandon Date 5/17/19  
Date entered MAY 16 2019  
Fund 001 GL 53100 OC 4301  
Check#

Please make check payable to PRECO in U.S. funds and return this portion with your payment



# Peace River Electric Cooperative, Inc.

P.O. Box 1310  
Wauchula, FL 33873-1310

A Touchstone Energy® Cooperative



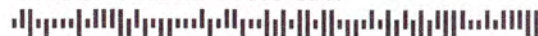
WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000

Main Contact #: (239) 936-0913

Member #: 152353 Account: 152609001

Current Balance due 05/30/2019 \$57.00

PEACE RIVER ELECTRIC COOPERATIVE, INC.  
PO BOX 1547  
WAUCHULA FL 33873-1547



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**Peace River Electric Cooperative, Inc.**P.O. Box 1310  
Wauchula, FL 33873-1310

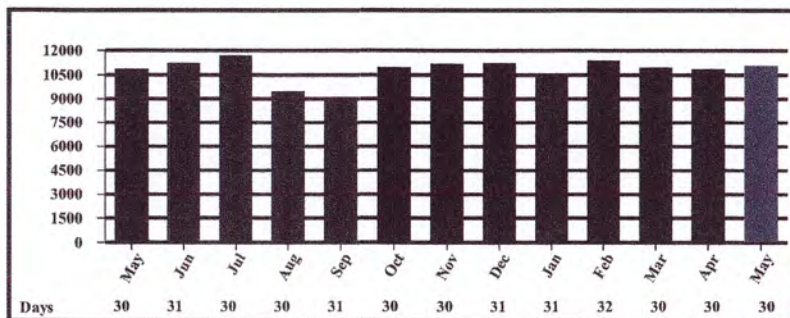
A Touchstone Energy® Cooperative

Account # 152609002  
Member # 152353  
Service Address: 4220 LINDEVER LN  
Service Description: AMENITY CENTERContact Us: 800-282-3824  
[www.precio.coop](http://www.precio.coop)3948 1 MB 0.425 5 3948  
WILLOW WALK COMM DEV DIST C-12 P-20  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0519**Important Information**

**Capital Credit Allocation:** The amount of capital you provided PRECO for 2018 was \$1,094.02. Margins are allocated to each member in proportion to the amount of electricity purchased during the year. The Capital Credits are maintained until the Board of Directors determines it is financially feasible to disburse them through the retirement process. The total amount of unretired capital you have provided PRECO is \$2,327.43.

Bill Date: 05/02/2019 Cycle: 1 Board District: 8  
Service Period: 03/29/2019 - 04/28/2019 Rate: GENERAL SERVICE

Meter #	Readings		Meter Multiplier	kWh	kW
	Previous	Present			
918572612	312409	323479	1	11070	
		23,574	1		23,574



Previous Balance	\$1,368.00
Payment(s) Received	\$-1,368.00
Adjustments	\$0.00
Late Fee	\$0.00
Balance Forward	\$0.00

Facilities Use Charge	\$26.50
Energy Charge	11,070 kWh @ 0.132792 \$1,470.01
CPA	11,070 kWh @ -0.016 \$-177.12
Manatee Property Tax	\$38.53
Gross Receipts Tax	\$34.82
Operation Round Up	\$0.26
Current Charges	\$1,393.00

Total Amount Due \$1,393.00

Date Rec'd Rizzetta &amp; Co., Inc. MAY 08 2019

D/M approval Belinda Blandon Date 5/17/19

Date entered MAY 14 2019

Fund 001 GL 53100 OC 4302

Check#

Please make check payable to PRECO in U.S. funds and return this portion with your payment

**Peace River Electric Cooperative, Inc.**P.O. Box 1310  
Wauchula, FL 33873-1310

A Touchstone Energy® Cooperative

WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000

Main Contact #: (239) 936-0913

Member #: 152353

Account: 152609002

Current Balance due 05/23/2019 \$1,393.00

PEACE RIVER ELECTRIC COOPERATIVE, INC.  
PO BOX 1547  
WAUCHULA FL 33873-1547☐ Check here to indicate address or phone # change on back.

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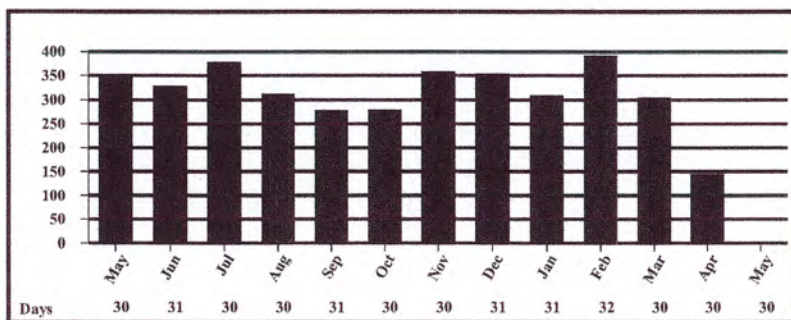


**Peace River Electric Cooperative, Inc.**P.O. Box 1310  
Wauchula, FL 33873-1310

A Touchstone Energy® Cooperative

Account # 152609003  
Member # 152353  
Service Address: 4110 41ST ST E  
Service Description: IRRIGATION PUMPContact Us: 800-282-3824  
[www.precio.coop](http://www.precio.coop)WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000**Important Information**Bill Date: 05/02/2019 Cycle: 1 Board District: 8  
Service Period: 03/29/2019 - 04/28/2019 Rate: GENERAL SERVICE

Meter #	Readings		Meter Multiplier	kWh	kW
	Previous	Present			
918572591	8198	8198	1	0	



Previous Balance	\$46.00
Payment(s) Received	\$-46.00
Adjustments	\$0.00
Late Fee	\$0.00
Balance Forward	\$0.00
Facilities Use Charge	\$26.50
Manatee Property Tax	\$0.77
Gross Receipts Tax	\$0.70
Operation Round Up	\$0.03
Current Charges	\$28.00
Total Amount Due	\$28.00

Date Rec'd Rizzetta & Co., Inc. MAY 08 2019D/M approval Belinda Blandon Date 5/17/19Date entered MAY 14 2019Fund 001 GL 53100 OC 4301

Check# \_\_\_\_\_

Please make check payable to PRECO in U.S. funds and return this portion with your payment

**Peace River Electric Cooperative, Inc.**P.O. Box 1310  
Wauchula, FL 33873-1310

A Touchstone Energy® Cooperative

WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000

Main Contact #: (239) 936-0913

Member #: 152353

Account: 152609003

**Current Balance due 05/23/2019 \$28.00**PEACE RIVER ELECTRIC COOPERATIVE, INC.  
PO BOX 1547  
WAUCHULA FL 33873-1547☐ Check here to indicate address or phone # change on back.

11026015260900300000028000000002800050220193





# Peace River Electric Cooperative, Inc.

P.O. Box 1310  
Wauchula, FL 33873-1310

A Touchstone Energy® Cooperative

Account # 152609004  
Member # 152353  
Service Address: 3707 WILLOW WALK DR  
Service Description: SIGN LIGHTING

Contact Us: 800-282-3824  
[www.preco.coop](http://www.preco.coop)



WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000



## Important Information

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MAY 15 2019  
BY: .....

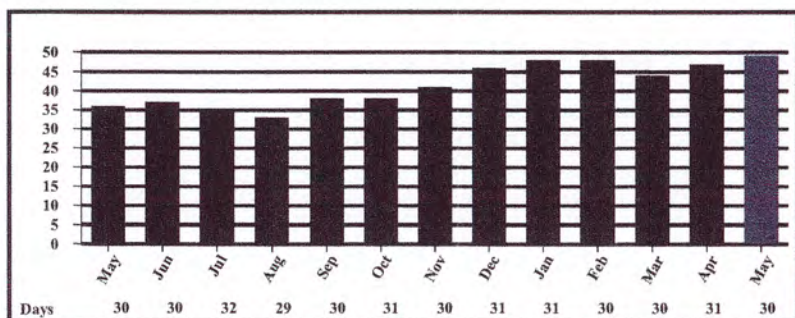
Bill Date: 05/09/2019 Cycle: 3 Board District: 8  
Service Period: 04/04/2019 - 05/04/2019 Rate: GENERAL SERVICE

Meter #	Readings		Meter Multiplier	kWh	kW
	Previous	Present			
33848765	1052	1101	1	49	
		0.106	1		0.106

Previous Balance	\$34.00
Payment(s) Received	\$-34.00
Adjustments	\$0.00
Late Fee	\$0.00
Balance Forward	\$0.00

Facilities Use Charge	\$26.50
Energy Charge	49 kWh @ 0.132792 \$6.51
CPA	49 kWh @ -0.016 \$-0.78
Manatee Property Tax	\$0.94
Gross Receipts Tax	\$0.85
Operation Round Up	\$0.98
Current Charges	\$35.00

Total Amount Due \$35.00



Date Rec'd Rizzetta & Co., Inc. MAY 14 2019  
D/M approval Belinda Blandon Date 5/17/19  
Date entered MAY 16 2019  
Fund 001 GL 53100 OC 4301  
Check# \_\_\_\_\_

Please make check payable to PRECO in U.S. funds and return this portion with your payment



# Peace River Electric Cooperative, Inc.

P.O. Box 1310  
Wauchula, FL 33873-1310

A Touchstone Energy® Cooperative



WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000

Main Contact #: (239) 936-0913

Member #: 152353 Account: 152609004

Current Balance due 05/30/2019 \$35.00

PEACE RIVER ELECTRIC COOPERATIVE, INC.  
PO BOX 1547  
WAUCHULA FL 33873-1547



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110260152609004000003500000004500050920190





# Peace River Electric Cooperative, Inc.

P.O. Box 1310  
Wauchula, FL 33873-1310

A Touchstone Energy® Cooperative

Account # 152609005  
Member # 152353  
Service Address: 4541 LINDEVER LN  
Service Description: POND AERATOR

Contact Us: 800-282-3824  
[www.preco.coop](http://www.preco.coop)



WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000

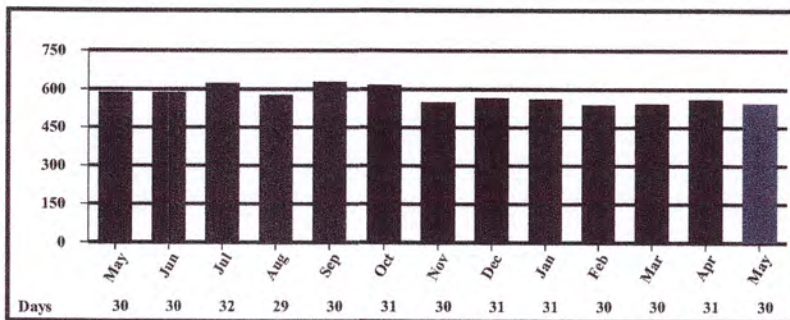


## Important Information

RECEIVED  
MAY 15 2019  
BY: .....

Bill Date: 05/09/2019 Cycle: 3 Board District: 8  
Service Period: 04/04/2019 - 05/04/2019 Rate: GENERAL SERVICE

Meter #	Readings		Meter Multiplier	kWh	kW
	Previous	Present			
34710836	9956	10500	1	544	
		0.770	1		0.770



Previous Balance	\$98.00
Payment(s) Received	\$-98.00
Adjustments	\$0.00
Late Fee	\$0.00
Balance Forward	\$0.00
Facilities Use Charge	\$26.50
Energy Charge	544 kWh @ 0.132792 \$72.24
CPA	544 kWh @ -0.016 \$-8.70
Manatee Property Tax	\$2.63
Gross Receipts Tax	\$2.38
Operation Round Up	\$0.95
Current Charges	\$96.00
Total Amount Due	\$96.00

Date Rec'd Rizzetta & Co., Inc. MAY 14 2019  
D/M approve Belinda Blandon Date 5/17/19  
Date entered MAY 16 2019  
Fund 001 GL 53100 OC 4301  
Check# \_\_\_\_\_

Please make check payable to PRECO in U.S. funds and return this portion with your payment



# Peace River Electric Cooperative, Inc.

P.O. Box 1310  
Wauchula, FL 33873-1310

A Touchstone Energy® Cooperative



WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000

Main Contact #: (239) 936-0913

Member #: 152353 Account: 152609005

Current Balance due 05/30/2019 \$96.00

PEACE RIVER ELECTRIC COOPERATIVE, INC.  
PO BOX 1547  
WAUCHULA FL 33873-1547



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# Peace River Electric Cooperative, Inc.

P.O. Box 1310  
Wauchula, FL 33873-1310

A Touchstone Energy® Cooperative

Account # 152609006  
Member # 152353  
Service Address: 3703 WAYFARER WAY  
Service Description: SIGN LIGHTING

Contact Us: 800-282-3824  
[www.precop.coop](http://www.precop.coop)



WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000

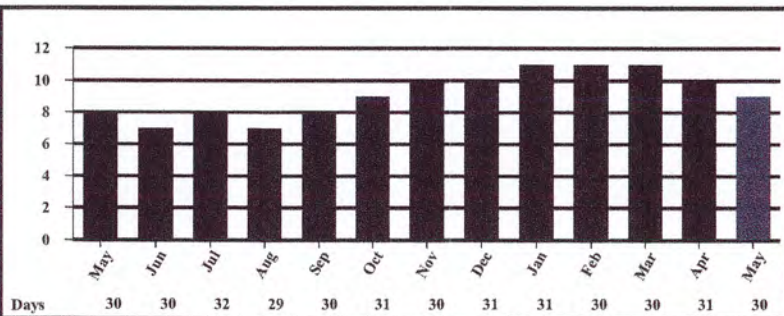


## Important Information

RECEIVED  
MAY 15 2019  
BY: .....

Bill Date: 05/09/2019 Cycle: 3 Board District: 8  
Service Period: 04/04/2019 - 05/04/2019 Rate: GENERAL SERVICE

Meter #	Readings		Meter Multiplier	kWh	kW
	Previous	Present			
34330437	154	163	1	9	
		0.024	1		0.024



Previous Balance	\$30.00
Payment(s) Received	\$-30.00
Adjustments	\$0.00
Late Fee	\$0.00
Balance Forward	\$0.00
Facilities Use Charge	\$26.50
Energy Charge	9 kWh @ 0.132792 \$1.20
CPA	9 kWh @ -0.016 \$-0.14
Manatee Property Tax	\$0.80
Gross Receipts Tax	\$0.73
Operation Round Up	\$0.91
Current Charges	\$30.00
Total Amount Due	\$30.00

Date Rec'd Rizzetta & Co., Inc. MAY 14 2019  
D/M approval \_\_\_\_\_ Date \_\_\_\_\_  
Date entered MAY 16 2019  
Fund 001 GL 53100 OC 4301  
Check# \_\_\_\_\_

Please make check payable to PRECO in U.S. funds and return this portion with your payment



# Peace River Electric Cooperative, Inc.

P.O. Box 1310  
Wauchula, FL 33873-1310

A Touchstone Energy® Cooperative



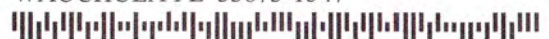
WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000

Main Contact #: (239) 936-0913

Member #: 152353 Account: 152609006

Current Balance due 05/30/2019 \$30.00

PEACE RIVER ELECTRIC COOPERATIVE, INC.  
PO BOX 1547  
WAUCHULA FL 33873-1547



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110260152609006000003000000004000050920190





# Peace River Electric Cooperative, Inc.

P.O. Box 1310  
Wauchula, FL 33873-1310

A Touchstone Energy® Cooperative

Account # 152609007  
Member # 152353  
Service Address: 4150 MOSSY LIMB CT  
Service Description: IRRIGATION PUMP

Contact Us: 800-282-3824  
[www.presco.coop](http://www.presco.coop)



WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000

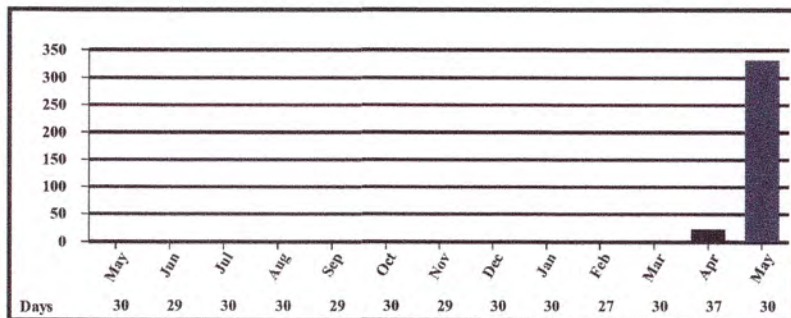
## Important Information

RECEIVED  
MAY 15 2019  
BY: .....



Bill Date: 05/09/2019 Cycle: 3 Board District: 8  
Service Period: 04/04/2019 - 05/04/2019 Rate: GENERAL SERVICE

Meter #	Readings		Meter Multiplier	kWh	kW
	Previous	Present			
35778358	23	354	1	331	
		5,282	1		5.282



Previous Balance	\$41.00
Payment(s) Received	\$-41.00
Adjustments	\$0.00
Late Fee	\$0.00
Balance Forward	\$0.00
Facilities Use Charge	\$26.50
Energy Charge	331 kWh @ 0.132792 \$43.95
CPA	331 kWh @ -0.016 \$-5.30
Manatee Property Tax	\$1.90
Gross Receipts Tax	\$1.72
Florida Sales Tax	\$4.78
Manatee County Tax	\$0.69
Operation Round Up	\$0.76
Current Charges	\$75.00
Total Amount Due	\$75.00

Date Rec'd Rizzetta & Co., Inc. MAY 14 2019

D/M approval \_\_\_\_\_ Date \_\_\_\_\_

Date entered MAY 16 2019

Fund 001 GL 53100 OC 4301

Check# \_\_\_\_\_

Please make check payable to PRECO in U.S. funds and return this portion with your payment



# Peace River Electric Cooperative, Inc.

P.O. Box 1310  
Wauchula, FL 33873-1310

A Touchstone Energy® Cooperative



WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000

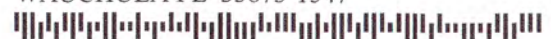
Main Contact #: (239) 936-0913

Member #: 152353

Account: 152609007

Current Balance due 05/30/2019 \$75.00

PEACE RIVER ELECTRIC COOPERATIVE, INC.  
PO BOX 1547  
WAUCHULA FL 33873-1547



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110260152609007000007500000008500050920191





4595 118th Avenue North  
Clearwater, FL 33762  
727-527-7864

## INVOICE

DATE

10/3/2018

10/3/2018

INVOICE #

0000037062

CUST #

0006771

### BILL TO:

Willow Walk Community Development  
4220 Lindever Lane  
Willow Walk  
Palmetto FL 34221  
239-989-0303

RECEIVED  
MAY 20 2019

BY: .....

### SHIP TO:

Community Development District  
4220 Lindever Lane  
Willow Walk  
Palmetto FL 34221  
239-989-0303  
Home

P.O. NUMBER		TERMS	SALES PERSON	
		COD	Tim Dembek	
QUAN	Part #	DESCRIPTION	PRICE EACH	AMOUNT
1.00		Trip Charge Commercial Standard	95.00	95.00
1.00		Service Description - I found system in the men's room off on float switch. I needed to clean out pump and all small tuning. I rest system and it is cooling well. The unit screws are missing. We will need to get the proper one for it in order to put the grill up properly.		
1.00		Commercial Miscellaneous Materials	125.00	125.00
<p>Thank you for your business!</p> <p>All repairs are warrantied for 30 days. Please call our office at 727-527-7864 if you have any questions about the invoice. We are happy to assist you.</p> <p>Date Rec'd Rizzetta &amp; Co., Inc. _____</p> <p>D/M approval <u>Belinda Blandon</u> Date <u>5/20/19</u></p> <p>Date entered <u>MAY 20 2019</u></p> <p>Fund <u>001</u> GL <u>53900</u> OC <u>4701</u></p> <p>Check # _____</p>				
Signature here _____		Thank You!		
I agree with the services performed and technician recommendations				
Dispatch Number :	92144	\$220.00		
Maintenance Agreement				
Dispatch Technician	Tim Dembek	TOTAL AMOUNT DUE TODAY		
Recieved By	JCASANTO	Date Dispatch Recieved	10/2/2018	
Equipment:				
Filter Size(s)		RA/SA Delta T		
A Company Where Honesty and Quality Work Hand in Hand				





4595 118th Avenue North  
Clearwater, FL 33762  
727-527-7864

# INVOICE

DATE	INVOICE #	CUST #
10/15/2018	0000037134	0006771
10/15/2018		

## BILL TO:

Willow Walk Community Development  
4220 Lindever Lane  
Willow Walk  
Palmetto FL 34221  
239-989-0303

RECEIVED  
MAY 20 2019

BY: .....

## SHIP TO:

Community Development District  
4220 Lindever Lane  
Willow Walk  
Palmetto FL 34221  
239-989-0303  
Home

P.O. NUMBER		TERMS	SALES PERSON	
		COD	Tim Dembek	
QUAN	Part #	DESCRIPTION	PRICE EACH	AMOUNT
1.00		Service Description - I removed all failed condensate pumps in the attic space. I also rerouted PVC drain to get better slope. Insulated PVC piping and supported with hanging strap. System is running and Cooling and also properly draining.		
1.00		Commercial Miscellaneous Materials	260.26	260.26
<p>Thank you for your business!</p> <p>All repairs are warrantied for 30 days. Please call our office at 727-527-7864 if you have any questions about the invoice. We are happy to assist you.</p> <p>Date Rec'd Rizzetta &amp; Co., Inc. _____</p> <p>D/M approval <u>Belinda Blandon</u> Date <u>5/20/19</u></p> <p>Date entered <u>MAY 20 2019</u></p> <p>Fund <u>001</u> GL <u>53900</u> OC <u>4701</u></p> <p>Check # _____</p>				

Signature here

I agree with the services performed and technician recommendations

Thank You!

Dispatch Number :	92231	\$260.26		
Maintenance Agreement				
Dispatch Technician	Tim Dembek	TOTAL AMOUNT DUE TODAY		
Recieved By	JCASANTO	Date Dispatch Recieved	10/8/2018	
Equipment:				
Filter Size(s)		RA/SA Delta T		
A Company Where Honesty and Quality Work Hand in Hand				



4595 118th Avenue North  
Clearwater, FL 33762  
727-527-7864

## INVOICE

DATE	INVOICE #	CUST #
10/19/2018	0000037239	0006771
10/19/2018		

### BILL TO:

Willow Walk Community Development  
4220 Lindever Lane  
Willow Walk  
Palmetto FL 34221  
239-989-0303

RECEIVED  
MAY 20 2019

BY: .....

### SHIP TO:

Community Development District  
4220 Lindever Lane  
Willow Walk  
Palmetto FL 34221  
239-989-0303  
Home

P.O. NUMBER		TERMS	SALES PERSON	
		COD	Tim Dembek	
QUAN	Part #	DESCRIPTION	PRICE EACH	AMOUNT
1.00		Trip Charge Commercial Standard	95.00	95.00
1.00		Commercial Miscellaneous Materials and labor	135.00	135.00
1.00		Service Description - When I arrived the ladies room has two cassettes in the ceiling one of them was in the off position at the thermostat. The other one had a blank thermostat. The one with the blank there was ruined by battery acid it ate out the terminals and there's no way to clean it. That thermostat will need to be replaced. The second cassette when running is dripping water below. The condensate pumps in the Attic need to be replaced and drain needs to be repaired. Parts to properly fix the units will be in in a few days. At this time I was able to disconnect one thermostat and reconnect it to the opposite unit. This will allow some Cooling in the ladies room until we can properly return repair and test cooling functions.		
<p>Thank you for your business!</p> <p>All repairs are warrantied for 30 days. Please call our office at 727-527-7864 if you have any questions about the invoice. We are happy to assist you.</p>				

Date Rec'd Rizzetta & Co., Inc. \_\_\_\_\_  
 D/M approval Belinda Blandon Date 5/20/19  
 Date entered MAY 20 2019  
 Fund 001 GL 53900 OC 4701  
 Check # \_\_\_\_\_

Signature here \_\_\_\_\_

Thank You!

I agree with the services performed and technician recommendations

Dispatch Number :	92352	\$230.00		
Maintenance Agreement				
Dispatch Technician	Tim Dembek	TOTAL AMOUNT DUE TODAY		
Recieved By	JCASANTO	Date Dispatch Recieved	10/19/2018	
Equipment:				
Filter Size(s)		RA/SA Delta T		
A Company Where Honesty and Quality Work Hand in Hand				





4595 118th Avenue North  
Clearwater, FL 33762  
727-527-7864

# INVOICE

DATE	INVOICE #	CUST #
10/23/2018	0000037258	0006771
10/23/2018		

## BILL TO:

Willow Walk Community Development  
4220 Lindever Lane  
Willow Walk  
Palmetto FL 34221  
239-989-0303

RECEIVED  
MAY 20 2019

BY: .....

## SHIP TO:

Community Development District  
4220 Lindever Lane  
Willow Walk  
Palmetto FL 34221  
239-989-0303  
Home

P.O. NUMBER		TERMS	SALES PERSON	
		COD	Tim Dembek	
QUAN	Part #	DESCRIPTION	PRICE EACH	AMOUNT
1.00		New wireless communicating thermostat.	457.37	457.37
1.00		Commercial Miscellaneous Materials and labor	355.00	355.00
1.00		Service Description - I needed to make repairs to PVC drain lines for both ladies rooms split systems. I also needed to install a new wireless communicating thermostat for Mini Split number one. Reprogram both thermostats and tested functions. Systems are responding properly at this time.		
<p>Thank you for your business!</p> <p>All repairs are warrantied for 30 days. Please call our office at 727-527-7864 if you have any questions about the invoice. We are happy to assist you.</p> <p>Date Rec'd Rizzetta &amp; Co., Inc. _____</p> <p>D/M approval <u>Belinda Blandon</u> Date <u>5/20/19</u></p> <p>Date entered <u>MAY 20 2019</u></p> <p>Fund <u>001</u> GL <u>53900</u> OC <u>4701</u></p> <p>Check # _____</p> <p>Signature here _____ Thank You!</p> <p>I agree with the services performed and technician recommendations</p>				
Dispatch Number :		92368	\$812.37	
Maintenance Agreement				
Dispatch Technician		Tim Dembek	TOTAL AMOUNT DUE TODAY	
Recieved By		JJANNARONE	Date Dispatch Recieved	10/22/2018
Equipment:				
Filter Size(s)		RA/SA Delta T		
A Company Where Honesty and Quality Work Hand in Hand				



**Rizzetta & Company, Inc.**  
 3434 Colwell Avenue  
 Suite 200  
 Tampa FL 33614

**Invoice**

Date	Invoice #
5/1/2019	INV0000040248

**Bill To:**

Willow Walk CDD  
 3434 Colwell Avenue  
 Suite 200  
 Tampa FL 33614

**RECEIVED**  
 APR 24 2019

BY: .....

Services for the month of		Terms	Client Number
May		Upon Receipt	00167
Description	Qty	Rate	Amount
District Management Services	1.00	\$1,783.33	\$1,783.33
Administrative Services	1.00	\$375.00	\$375.00
Accounting Services	1.00	\$1,500.00	\$1,500.00
Financial & Revenue Collections	1.00	\$300.00	\$300.00
Date Rec'd Rizzetta & Co., Inc. _____			
D/M approval <i>Belinda Blandon</i> Date <u>4/29/19</u>			
Date entered <u>APR 26 2019</u>			
Fund <u>001</u> GL <u>51300</u> OC <u>3101</u>			
Check # _____ <u>3100</u>			
			<u>3201</u>
			<u>3111</u>
Subtotal			\$3,958.33
Total			\$3,958.33

Rizzetta Technology Services  
3434 Colwell Avenue  
Suite 200  
Tampa FL 33614

# Invoice

Date	Invoice #
5/1/2019	INV0000004319

**Bill To:**

Willow Walk CDD  
3434 Colwell Avenue  
Suite 200  
Tampa FL 33614

RECEIVED  
APR 29 2019  
BY: .....

Services for the month of		Terms	Client Number
May		Net 20	00167
Description	Qty	Rate	Amount
Email Hosting	0	\$15.00	\$0.00
Website Hosting Services	1	\$100.00	\$100.00
Date Rec'd Rizzetta & Co., Inc. _____			
D/M approval <u>Belinda Blandon</u> Date <u>5/6/19</u>			
Date entered <u>APR 29 2019</u>			
Fund <u>001</u> GL <u>51300</u> OC <u>5103</u>			
Check # _____			
Subtotal			\$100.00
Total			\$100.00

SOLITUDE  
LAKE MANAGEMENT

RECEIVED  
APR 29 2019

BY: .....

INVOICE

Invoice Number: PI-A00219391

Invoice Date: 11/09/18

PROPERTY: Willow Walk  
CDD

Voice: (888) 480-5253 Fax: (888) 358-0088

SOLD TO: Willow Walk CDD  
Rizzetta & Company  
9530 Marketplace Road  
Suite 206  
Ft Myers, FL 33912

CUSTOMER ID  
4952

CUSTOMER PO

Payment Terms

Sales Rep ID  
Andy Nott

Shipment Method

Ship Date

Due Date  
11/09/18

Qty	Item / Description	Unit Price	Extension
1	Lake & Pond Management Services SVR12440 10/01/18 - 12/31/18 Aerator Maintenance Services	100.00	100.00

Date Rec'd Rizzetta & Co., Inc. \_\_\_\_\_

D/M approval Belinda Blandon Date 5/6/19

Date entered APR 29 2019

Fund 001 GL 53800 OC 4602

Check # \_\_\_\_\_

PLEASE REMIT PAYMENT TO:

1320 Brookwood Drive, Suite H  
Little Rock AR 72202

Subtotal	100.00
Sales Tax	0.00
Total Invoice	100.00
Payment Received	0.00
TOTAL	100.00





Voice: (888) 480-5253 Fax: (888) 358-0088

## INVOICE

Invoice Number: PI-A00250617

Invoice Date: 04/01/19

PROPERTY: Willow Walk  
CDD

**RECEIVED**

**APR 05 2019**

SOLD TO: Willow Walk CDD  
Rizzetta & Company  
9530 Marketplace Road  
Suite 206  
Ft Myers, FL 33912

**CUSTOMER ID**

4952

**CUSTOMER PO**

**Payment Terms**

**Sales Rep ID**

Andy Nott

**Shipment Method**

**Ship Date**

**Due Date**

04/01/19

Qty	Item / Description	Unit Price	Extension
1	Lake & Pond Management Services SVR12440 04/01/19 - 06/30/19 Aerator Maintenance Services	100.00	100.00

Date Rec'd Rizzetta & Co, Inc. \_\_\_\_\_

D/M approval Belinda Blandon Date 4/5/19

Date entered APR 05 2019

Fund 001 GL 53800 OC 4602

Check # \_\_\_\_\_

**PLEASE REMIT PAYMENT TO:**

1320 Brookwood Drive, Suite H  
Little Rock, AR 72202

Subtotal	100.00
Sales Tax	0.00
Total Invoice	100.00
Payment Received	0.00
<b>TOTAL</b>	<b>100.00</b>

Spearem Enterprises, LLC  
18865 State Rd. 54 Suite122  
Lutz, FL 33558  
(727) 237-2316  
spearem.jmb@gmail.com

RECEIVED  
APR 29 2019



## Invoice

BY: .....

### BILL TO

Rizzetta & Company  
Willow Walk CDD  
9530 Marketplace Road  
Suite 206  
Fort Myers, Florida 33912

INVOICE # 3849  
DATE 04/25/2019  
DUE DATE 05/10/2019  
TERMS Net 15

ACTIVITY	QTY	RATE	AMOUNT
<b>Labor</b> 4-1-2019 Cleaning services for Restrooms (2), lanai, pool deck and Amenity sidewalk two times per week • All paper goods Restocked upon each visit or as needed. Hand soap to be re-filled as needed and will be monitored so that it does not run out. • Scrubbing and disinfecting the toilets, all sinks, all counter top areas, all cabinet areas • Mirrors ,door knobs, handicap bars, light switches, locking mechanisms on doors, paper goods fixtures as well as all other fixtures located in restrooms cleaned/disinfected • Sweep & Mop restroom floors • ALL Trash bins to be emptied upon each visit and new liners in place • Replacement of burned out light bulbs. • Clean/Disinfect drinking fountain • Pick up all trash and debris on grounds • Tables wiped off & straitened • Blow off amenity sidewalks ,pool deck, lanai, Exterior Window Seals, Molding • Dust the ceiling and walls of the restrooms & pool recreational area to remove any bugs, dirt or other debris • Remove wasp/hornets nests as needed	1	140.00	140.00
<b>Labor</b> 4-8-2019 Cleaning services for Restrooms (2), lanai, pool deck and Amenity sidewalk two times per week • All paper goods Restocked upon each visit or as needed. Hand soap to be re-filled as needed and will be monitored so that it does not run out. • Scrubbing and disinfecting the toilets, all sinks, all counter top areas, all cabinet areas • Mirrors ,door knobs, handicap bars, light switches, locking	1	140.00	140.00

ACTIVITY	QTY	RATE	AMOUNT
mechanisms on doors, paper goods fixtures as well as all other fixtures located in restrooms cleaned/disinfected • Sweep & Mop restroom floors • ALL Trash bins to be emptied upon each visit and new liners in place • Replacement of burned out light bulbs. • Clean/Disinfect drinking fountain • Pick up all trash and debris on grounds • Tables wiped off & straitened  • Blow off amenity sidewalks ,pool deck, lanai, Exterior Window Seals, Molding • Dust the ceiling and walls of the restrooms & pool recreational area to remove any bugs, dirt or other debris • Remove wasp/hornets nests as needed			
<b>Labor</b> 4-15-2019 Cleaning services for Restrooms (2), lanai, pool deck and Amenity sidewalk two times per week • All paper goods Restocked upon each visit or as needed. Hand soap to be re-filled as needed and will be monitored so that it does not run out. • Scrubbing and disinfecting the toilets, all sinks, all counter top areas, all cabinet areas • Mirrors ,door knobs, handicap bars, light switches, locking mechanisms on doors, paper goods fixtures as well as all other fixtures located in restrooms cleaned/disinfected • Sweep & Mop restroom floors • ALL Trash bins to be emptied upon each visit and new liners in place • Replacement of burned out light bulbs. • Clean/Disinfect drinking fountain • Pick up all trash and debris on grounds • Tables wiped off & straitened  • Blow off amenity sidewalks ,pool deck, lanai, Exterior Window Seals, Molding • Dust the ceiling and walls of the restrooms & pool recreational area to remove any bugs, dirt or other debris • Remove wasp/hornets nests as needed	1	140.00	140.00
<b>Labor</b> 4-22-2019 Cleaning services for Restrooms (2), lanai, pool deck and Amenity sidewalk: • All paper goods Restocked upon each visit or as needed. Hand soap to be re-filled as needed and will be monitored so that it does not run out. • Scrubbing and disinfecting the toilets, all sinks, all counter top areas, all cabinet areas • Mirrors ,door knobs, handicap bars, light switches, locking mechanisms on doors, paper goods fixtures as well as all other fixtures located in restrooms cleaned/disinfected • Sweep & Mop restroom floors • ALL Trash bins to be emptied upon each visit and new liners in place	1	140.00	140.00



ACTIVITY	QTY	RATE	AMOUNT
<ul style="list-style-type: none"> <li>• Replacement of burned out light bulbs.</li> <li>• Clean/Disinfect drinking fountain</li> <li>• Pick up all trash and debris on grounds</li> <li>• Tables wiped off &amp; straitened</li> </ul>			
<ul style="list-style-type: none"> <li>• Blow off amenity sidewalks ,pool deck, lanai, Exterior Window Seals, Molding</li> <li>• Dust the ceiling and walls of the restrooms &amp; pool recreational area to remove any bugs, dirt or other debris</li> <li>• Remove wasp/hornets nests as needed</li> </ul>			
<b>Material</b>	1	35.00	35.00
Restock Paper Goods:			
Paper Towels, Toilet Paper, Hand Soap			

BALANCE DUE

**\$595.00**

Date Rec'd Rizzetta & Co., Inc. \_\_\_\_\_

D/M approved Belinda Blandon Date 5/6/19

Date entered APR 29 2019

Fund 001 GL 53900 OC 4701

Check # \_\_\_\_\_

Spearem Enterprises, LLC  
18865 State Rd. 54 Suite122  
Lutz, FL 33558  
(727) 237-2316  
spearem.jmb@gmail.com

RECEIVED  
APR 29 2019



## Invoice

BY: .....

### BILL TO

Rizzetta & Company  
Rizzetta & Company  
Willow Walk CDD  
9428 Camden Field Parkway  
Riverview, FL 33578

INVOICE # 3850  
DATE 04/25/2019  
DUE DATE 05/10/2019  
TERMS Net 15

ACTIVITY	QTY	RATE	AMOUNT
Labor 4-1-2019 Pressure Rinse pool area	1	80.00	80.00
Labor 4-15-2019 pressure rinse pool area	1	80.00	80.00

It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site.

Whether actual or consequential, or any claim arising out of or relating to "Acts of God".

Job will Commence within 30 days of receiving signed, approved proposal-weather permitting.

BALANCE DUE

**\$160.00**

Date Rec'd Rizzetta & Co., Inc. \_\_\_\_\_

D/M approval Belinda Blandon Date 5/6/19

Date entered APR 29 2019

Fund 001 GL 57200 OC 4701

Check # \_\_\_\_\_

Spearem Enterprises, LLC  
18865 State Rd. 54 Suite122  
Lutz, FL 33558  
(727) 237-2316  
spearem.jmb@gmail.com

RECEIVED  
MAY 23 2019  
BY: .....



## Invoice

### BILL TO

Rizzetta & Company  
Rizzetta & Company  
Willow Walk CDD  
9428 Camden Field Parkway  
Riverview, FL 33578

INVOICE # 3865  
DATE 05/23/2019  
DUE DATE 06/22/2019  
TERMS Net 30

ACTIVITY	QTY	RATE	AMOUNT
<b>Labor</b> Replaced child safety lock at pool gate, reattached mag lock located at both gates. Cost includes labor and material.	1	170.00	170.00

It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site.  
Whether actual or consequential, or any claim arising out of or relating to "Acts of God".  
Job will Commence within 30 days of receiving signed, approved proposal-weather permitting.

BALANCE DUE **\$170.00**

Date Rec'd Rizzetta & Co., Inc. \_\_\_\_\_

D/M approval Belinda Blandon Date 5/24/19

Date entered MAY 23 2019

Fund 001 GL 53900 oc 4701

Check # \_\_\_\_\_



8920 ERIE LANE  
PARRISH, FL 34219

APR 03 2019

Invoice Number: 23865  
Invoice Date: Apr 1, 2019  
Page: 1

<b>Bill To:</b>
WILLOW WALK CDD C/O Rizzetta & Company 9428 Camden Field Pkwy Riverview, FL 33578

WILLOW WALK  
Phase 1 C - North East Wall  
Monthly Maintenance

Customer ID	Customer PO	Payment Terms	
WILLOW WALK CDD		Net 30 Days	
Sales Rep ID	Shipping Method	Ship Date	Due Date
	N/A		5/1/19

Quantity	Item	Description	Unit Price	Amount
		Monthly Maintenance Phase 1 C - North East Wall:		
1.00	TURF MGMT	Turf Management	285.00	285.00
1.00	BED MGMT	Bed Management	240.10	240.10
1.00	FERT/PEST	Fertilization & Pest Control - Beds	90.04	90.04
1.00	IRR MGMT	Irrigation Management	5.00	5.00

Date Rec'd Rizzetta & Co, Inc \_\_\_\_\_

D/M approval Belinda Blandon Date 4/5/19

Date entered APR 05 2019

Fund 001 GL 53900 OC 4604

Check # \_\_\_\_\_

Date Rec'd Rizzetta & Co, Inc. \_\_\_\_\_

D/M approval Belinda Blandon Date 4/5/19

Date entered APR 05 2019

Fund 001 GL 53900 OC 4604

Check # \_\_\_\_\_

Check/Credit Memo No:

Subtotal	620.14
Sales Tax	
Total Invoice Amount	620.14
Payment/Credit Applied	
<b>TOTAL</b>	<b>620.14</b>

**SUN STATE LANDSCAPE  
MANAGEMENT, INC.**

8920 ERIE LANE  
PARRISH, FL 34219

Voice: 941-776-2897  
Fax: 941-776-0857

Date Rec'd Rizzetta & Co, Inc. \_\_\_\_\_

D/M approval Belinda Blandon Date 4/5/19

Date entered APR 05 2019

Fund 001 GL 53900 OC 4604

Check # \_\_\_\_\_

# INVOICE

Invoice Number: 23866

Invoice Date: Apr 1, 2019

Page: 1

**RECEIVED**

**APR 03 2019**

**Bill To:**

WILLOW WALK CDD  
C/O Rizzetta & Company  
9428 Camden Field Pkwy  
Riverview, FL 33578

**Ship to:**

WILLOW WALK - MENDOZA RD  
Monthly Maintenance

Customer ID	Customer PO	Payment Terms	
WILLOW WALK CDD		Net 30 Days	
Sales Rep ID	Shipping Method	Ship Date	Due Date
	N/A		5/1/19

Quantity	Item	Description	Unit Price	Amount
1.00	TURF MGMT	Turf Management - Pond A, B, C & G	1,629.66	1,629.66
1.00	TURF MGMT	Turf Management - Pond D	687.50	687.50
1.00	TURF MGMT	Turf Management - Pond E	512.50	512.50
1.00	TURF MGMT	Turf Management - Pond F	316.26	316.26
1.00	TURF MGMT	Turf Management - Lift Station	47.51	47.51
1.00	TURF MGMT	Turf Management - Floratam sod at Entrance and A, B & 105 ft of C Buffer	1,447.81	1,447.81
1.00	TURF MGMT	Turf Management - Bahia sod at Entrance and A, B and 105 ft of C Buffer	535.51	535.51
1.00	BED MGMT	Bed Management - Lift Station	44.80	44.80
1.00	BED MGMT	Bed Management - Entrance and A, B & 105 ft. of C Buffer	505.72	505.72
1.00	FERT/PEST	Fertilization & Pest Control of Turf - Lift Station	47.51	47.51
1.00	FERT/PEST	Fertilization & Pest Control of Beds - Lift Station	16.80	16.80
1.00	FERT/PEST	Fertilization & Pest Control - Floratam sod at Entrance and A, B & 105 ft of C buffer	1,447.81	1,447.81
1.00	FERT/PEST	Fertilization & Pest Control - Bahia Sod at Entrance and A, B and 105 ft of C Buffer	189.65	189.65
1.00	TURF MGMT	Amenity Center Turf Management -	773.88	773.88

Subtotal	Continued
Sales Tax	Continued
Total Invoice Amount	Continued
Payment/Credit Applied	
<b>TOTAL</b>	<b>Continued</b>

Check/Credit Memo No:



**SUN STATE LANDSCAPE  
MANAGEMENT, INC.**

8920 ERIE LANE  
PARRISH, FL 34219

**INVOICE**

Invoice Number: 23866  
Invoice Date: Apr 1, 2019  
Page: 2

Voice: 941-776-2897

Fax: 941-776-0857

**Bill To:**

WILLOW WALK CDD  
C/O Rizzetta & Company  
9428 Camden Field Pkwy  
Riverview, FL 33578

**Ship to:**

WILLOW WALK - MENDOZA RD  
Monthly Maintenance

Customer ID	Customer PO	Payment Terms	
WILLOW WALK CDD		Net 30 Days	
Sales Rep ID	Shipping Method	Ship Date	Due Date
	N/A		5/1/19

Quantity	Item	Description	Unit Price	Amount
		Clubhouse		
1.00	TURF MGMT	Amenity Center Turf Management - Bahia sod at Soccer Field	875.00	875.00
1.00	BED MGMT	Amenity Center Bed Management	572.92	572.92
1.00	FERT/PEST	Amenity Center Turf Fertilization & Pest Control	773.88	773.88
1.00	FERT/PEST	Amenity Center Bed Fertilization & Pest Control	206.25	206.25
1.00	FERT/PEST	Amenity Center Pest Control - Bahia sod	291.66	291.66
1.00	FERT/PEST	TPPD Injections	43.33	43.33
1.00	IRR MGMT	Irrigation Inspection - Monthly	45.00	45.00
Subtotal				11,010.96
Sales Tax				
Total Invoice Amount				11,010.96
Payment/Credit Applied				
<b>TOTAL</b>				<b>11,010.96</b>

Check/Credit Memo No:



**SUN STATE LANDSCAPE  
MANAGEMENT, INC.**

8920 ERIE LANE  
PARRISH, FL 34219

RECEIVED

APR 03 2019

**INVOICE**

Invoice Number: 23867  
Invoice Date: Apr 1, 2019  
Page: 1

Voice: 941-776-2897

Fax: 941-776-0857

**Bill To:**

WILLOW WALK CDD  
C/O Rizzetta & Company  
9428 Camden Field Pkwy  
Riverview, FL 33578

**Ship to:**

WILLOW WALK  
Phase 2 Buffer A&D, 2nd Entry  
Monthly Maintenance

Customer ID	Customer PO	Payment Terms	
WILLOW WALK CDD		Net 30 Days	
Sales Rep ID	Shipping Method	Ship Date	Due Date
	N/A		5/1/19

Quantity	Item	Description	Unit Price	Amount
		Monthly Maintenance Phase 2 Buffer A&D, 2nd Entry (no ponds):		
1.00	TURF MGMT	Turf Management	1,834.75	1,834.75
1.00	BED MGMT	Bed Management	964.37	964.37
1.00	FERT/PEST	Fertilization & Pest Control - Turf	208.00	208.00
1.00	FERT/PEST	Fertilization & Pest Control - Beds	216.98	216.98
1.00	IRR MGMT	Irrigation Management	47.50	47.50

Date Rec'd Rizzetta & Co, Inc

D/M approval Belinda Blandon Date 4/5/19

Date entered APR 05 2019

Fund 001 GL 53900 OC 4604

Check #

Subtotal	3,271.60
Sales Tax	
Total Invoice Amount	3,271.60
Payment/Credit Applied	
<b>TOTAL</b>	<b>3,271.60</b>

Check/Credit Memo No:

**SUN STATE LANDSCAPE  
MANAGEMENT, INC.**

8920 ERIE LANE  
PARRISH, FL 34219

**RECEIVED**  
MAY 03 2019

**INVOICE**

Invoice Number: 24414  
Invoice Date: May 1, 2019  
Page: 1

Voice: 941-776-2897  
Fax: 941-776-0857

BY: .....

**Bill To:**

WILLOW WALK CDD  
C/O Rizzetta & Company  
9428 Camden Field Pkwy  
Riverview, FL 33578

**Ship to:**

WILLOW WALK  
Phase 1 C - North East Wall  
Monthly Maintenance

Customer ID	Customer PO	Payment Terms	
WILLOW WALK CDD		Net 30 Days	
Sales Rep ID	Shipping Method	Ship Date	Due Date
	N/A		5/31/19

Quantity	Item	Description	Unit Price	Amount
		Monthly Maintenance Phase 1 C - North East Wall:		
1.00	TURF MGMT	Turf Management	285.00	285.00
1.00	BED MGMT	Bed Management	240.10	240.10
1.00	FERT/PEST	Fertilization & Pest Control - Beds	90.04	90.04
1.00	IRR MGMT	Irrigation Management	5.00	5.00

Date Rec'd Rizzetta & Co., Inc. \_\_\_\_\_  
D/M approval Belinda Blandon Date 5/6/19  
Date entered MAY 03 2019  
Fund 001 GL 53900 OC 4604  
Check # \_\_\_\_\_

Subtotal	620.14
Sales Tax	
Total Invoice Amount	620.14
Payment/Credit Applied	
<b>TOTAL</b>	<b>620.14</b>

Check/Credit Memo No:

# SUN STATE LANDSCAPE MANAGEMENT, INC.

8920 ERIE LANE  
PARRISH, FL 34219

# INVOICE

Invoice Number: 24415  
Invoice Date: May 1, 2019  
Page: 1

Voice: 941-776-2897  
Fax: 941-776-0857

<b>Bill To:</b>
WILLOW WALK CDD C/O Rizzetta & Company 9428 Camden Field Pkwy Riverview, FL 33578

<b>Ship to:</b>
WILLOW WALK - MENDOZA RD Monthly Maintenance

Customer ID	Customer PO	Payment Terms	
WILLOW WALK CDD		Net 30 Days	
Sales Rep ID	Shipping Method	Ship Date	Due Date
	N/A		5/31/19

Quantity	Item	Description	Unit Price	Amount
1.00	TURF MGMT	Turf Management - Pond A, B, C & G	1,629.66	1,629.66
1.00	TURF MGMT	Turf Management - Pond D	687.50	687.50
1.00	TURF MGMT	Turf Management - Pond E	512.50	512.50
1.00	TURF MGMT	Turf Management - Pond F	316.26	316.26
1.00	TURF MGMT	Turf Management - Lift Station	47.51	47.51
1.00	TURF MGMT	Turf Management - Floratam sod at Entrance and A, B & 105 ft of C Buffer	1,447.81	1,447.81
1.00	TURF MGMT	Turf Management - Bahia sod at Entrance and A, B and 105 ft of C Buffer	535.51	535.51
1.00	BED MGMT	Bed Management - Lift Station	44.80	44.80
1.00	BED MGMT	Bed Management - Entrance and A, B & 105 ft. of C Buffer	505.72	505.72
1.00	FERT/PEST	Fertilization & Pest Control of Turf - Lift Station	47.51	47.51
1.00	FERT/PEST	Fertilization & Pest Control of Beds - Lift Station	16.80	16.80
1.00	FERT/PEST	Fertilization & Pest Control - Floratam sod at Entrance and A, B & 105 ft of C buffer	1,447.81	1,447.81
1.00	FERT/PEST	Fertilization & Pest Control - Bahia Sod at Entrance and A, B and 105 ft of C Buffer	189.65	189.65
1.00	TURF MGMT	Amenity Center Turf Management -	773.88	773.88
Subtotal				Continued
Sales Tax				Continued
Total Invoice Amount				Continued
Payment/Credit Applied				
<b>TOTAL</b>				<b>Continued</b>

Check/Credit Memo No:



**SUN STATE LANDSCAPE  
MANAGEMENT, INC.**

8920 ERIE LANE  
PARRISH, FL 34219

**RECEIVED**  
MAY 03 2019

**INVOICE**

Invoice Number: 24415  
Invoice Date: May 1, 2019  
Page: 2

Voice: 941-776-2897

Fax: 941-776-0857

BY: .....

**Bill To:**

WILLOW WALK CDD  
C/O Rizzetta & Company  
9428 Camden Field Pkwy  
Riverview, FL 33578

**Ship to:**

WILLOW WALK - MENDOZA RD  
Monthly Maintenance

Customer ID	Customer PO	Payment Terms	
WILLOW WALK CDD		Net 30 Days	
Sales Rep ID	Shipping Method	Ship Date	Due Date
	N/A		5/31/19

Quantity	Item	Description	Unit Price	Amount
1.00	TURF MGMT	Clubhouse		
		Amenity Center Turf Management - Bahia sod at Soccer Field	875.00	875.00
1.00	BED MGMT	Amenity Center Bed Management	572.92	572.92
1.00	FERT/PEST	Amenity Center Turf Fertilization & Pest Control	773.88	773.88
1.00	FERT/PEST	Amenity Center Bed Fertilization & Pest Control	206.25	206.25
1.00	FERT/PEST	Amenity Center Pest Control - Bahia sod	291.66	291.66
1.00	FERT/PEST	TPPD Injections	43.33	43.33
1.00	IRR MGMT	Irrigation Inspection - Monthly	45.00	45.00

Date Rec'd Rizzetta & Co., Inc. \_\_\_\_\_  
D/M approved Belinda Blandon Date 5/6/19  
Date entered MAY 03 2019  
Fund 001 GL 53900 OC 4604  
Check # \_\_\_\_\_

Subtotal	11,010.96
Sales Tax	
Total Invoice Amount	11,010.96
Payment/Credit Applied	
<b>TOTAL</b>	<b>11,010.96</b>

Check/Credit Memo No:

**SUN STATE LANDSCAPE  
MANAGEMENT, INC.**

8920 ERIE LANE  
PARRISH, FL 34219

**RECEIVED**  
MAY 03 2019

**INVOICE**

Invoice Number: 24416  
Invoice Date: May 1, 2019  
Page: 1

BY: .....

Voice: 941-776-2897  
Fax: 941-776-0857

**Bill To:**

WILLOW WALK CDD  
C/O Rizzetta & Company  
9428 Camden Field Pkwy  
Riverview, FL 33578

**Ship to:**

WILLOW WALK  
Phase 2 Buffer A&D, 2nd Entry  
Monthly Maintenance

Customer ID	Customer PO	Payment Terms	
WILLOW WALK CDD		Net 30 Days	
Sales Rep ID	Shipping Method	Ship Date	Due Date
	N/A		5/31/19

Quantity	Item	Description	Unit Price	Amount
		Monthly Maintenance Phase 2 Buffer A&D, 2nd Entry (no ponds):		
1.00	TURF MGMT	Turf Management	1,834.75	1,834.75
1.00	BED MGMT	Bed Management	964.37	964.37
1.00	FERT/PEST	Fertilization & Pest Control - Turf	208.00	208.00
1.00	FERT/PEST	Fertilization & Pest Control - Beds	216.98	216.98
1.00	IRR MGMT	Irrigation Management	47.50	47.50
Subtotal				3,271.60
Sales Tax				
Total Invoice Amount				3,271.60
Payment/Credit Applied				
<b>TOTAL</b>				<b>3,271.60</b>

Date Rec'd Rizzetta & Co., Inc. \_\_\_\_\_

D/M approved Belinda Blandon Date 5/6/19

Date entered MAY 03 2019

Fund 001 GL 53900 OC 4604

Check # \_\_\_\_\_

Check/Credit Memo No:

# WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT

---

DISTRICT OFFICE · 9530 MARKETPLACE ROAD · SUITE 206 · FT. MYERS, FL 33912

## Operation and Maintenance Expenditures June 2019 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from June 1, 2019 through June 30, 2019. This does not include expenditures previously approved by the Board.

The total items being presented: **\$30,042.31**

Approval of Expenditures:

\_\_\_\_\_

\_\_\_\_\_ Chairperson

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

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



# Willow Walk Community Development District

## Paid Operation & Maintenance Expenditures

June 1, 2019 Through June 30, 2019

Vendor Name	Check #	Invoice Number	Invoice Description	Invoice Amount
Cardno, Inc.	000393	274160	Quarterly Preserve Maintenance Through 04/26/19	\$ 1,325.00
First Choice Aquatic Weed Management, LLC	000388	36949	Monthly Waterway Service 05/19	\$ 1,490.00
Florida Department of Health in Manatee	000383	41-BID-4180310	Pool Permit 05/19	\$ 250.00
Hopping Green & Sam P.A.	000384	107604	Legal Services 04/19	\$ 1,770.50
KBR Pool Service	000396	SCC-8011	Weekly Commercial Pool Service 06/19	\$ 1,140.00
KBR Pool Service	000396	SCC-8098	Fecal Matter Clean Up 06/19	\$ 189.00
Manatee County Utilities Department	000389	277353-152145 05/19	4220 Lindever LN 05/19	\$ 486.12
Peace River Electric Cooperative, Inc	000394	152609001 05/19	Irrigation Pump 05/19	\$ 64.00
Peace River Electric Cooperative, Inc	000394	152609002 05/19	4220 Lindever LN Amenity Center 05/19	\$ 1,457.00
Peace River Electric Cooperative, Inc	000394	152609003 05/19	4110 41ST ST E IRR Pump 05/19	\$ 102.00
Peace River Electric Cooperative, Inc	000394	152609004 05/19	3707 Willow Walk Dr Entry Sign 05/19	\$ 37.00
Peace River Electric Cooperative, Inc	000394	152609005 05/19	4541 Lindever Ln Pond Aerator 05/19	\$ 74.00

# Willow Walk Community Development District

## Paid Operation & Maintenance Expenditures

June 1, 2019 Through June 30, 2019

<u>Vendor Name</u>	<u>Check #</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Peace River Electric Cooperative, Inc	000394	152609006 05/19	3703 Wayfarer Way 05/19	\$ 30.00
Peace River Electric Cooperative, Inc	000394	152609007 05/19	4150 Mossy Limb Ct 05/19	\$ 91.00
Prime Air Conditioning & Refridgeration Inc.	000385	0000039447	Air Conditioning Repair 05/19	\$ 231.25
Prime Air Conditioning & Refridgeration Inc.	000395	0000039612	Air Conditioning Repair 06/05/19	\$ 1,276.00
Rizzetta & Company, Inc.	000390	INV0000040991	District Management Fees 06/19	\$ 3,958.33
Rizzetta Technology Services	000391	INV0000004404	Email/Web Hosting Services 06/19	\$ 100.00
Spearem Enterprise LLC	000386	3877	Restroom Cleaning Svc 05/19	\$ 595.00
Spearem Enterprise LLC	000386	3878	Pressure Wash Bi-Weekly Svc 05/19	\$ 160.00
Sun State Landscape Management, Inc.	000387	24747	Irrigation Repairs 05/19	\$ 313.41
Sun State Landscape Management, Inc.	000397	24908	Monthly Maintenance Phase 1 C NE Wall 06/19	\$ 620.14
Sun State Landscape Management, Inc.	000397	24909	Landscape Maintenance 06/19	\$ 11,010.96

# Willow Walk Community Development District

## Paid Operation & Maintenance Expenditures

June 1, 2019 Through June 30, 2019

<u>Vendor Name</u>	<u>Check #</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Sun State Landscape Management, Inc.	000397	24910	Monthly Maintenance PH2 Buffer A&D 06/19	\$ <u>3,271.60</u>
Report Total				\$ <u><u>30,042.31</u></u>





**RECEIVED**  
JUN 10 2019

**Check Remittance:**

Cardno, Inc.  
P.O. Box 123422  
Dallas, TX 75312-3422

BY: .....

**INVOICE**

**EFT Remittance:**

Account Name: Cardno, Inc.  
Bank Name: HSBC Bank USA, NA  
ABA Number: 123006389  
Account Number: 447006894  
Email Notification: CBS.EFT@cardno.com  
Taxpayer ID No. 45-2663666

Corporate Headquarters: 10004 Park Meadows Drive Suite 300, Lone Tree, CO 80124

Phone: 720 257 5800 Fax: 720 257 5801

www.cardno.com

Please include an invoice copy with payment or reference the invoice number on your remittance.

Willow Walk CDD  
Belinda Blandon  
5680 W. Cypress Street  
Ste A  
Tampa FL 33607

Invoice # : 274160  
Invoice Date : 05/30/2019  
Terms : 30 Days  
Project : R195193500  
Project Manager : Boser, Patrick G.

**Project Name : Willow Walk CDD: Willow Walk LM**

Email invoices to: bblandon@rizzetta.com

**For Professional Services Rendered through: 4/26/2019**

**Phase: 58\*19 - Lake Management**

	Amount
Quarterly Fee	1,325.00
-April Event	
<b>Subtotal</b>	<b>1,325.00</b>
<b>Total This Phase</b>	<b>\$1,325.00</b>
<b>Total Fee Type CPM:</b>	<b>1,325.00</b>

**Amount Due this Invoice** \$1,325.00

**Outstanding Invoices**

Number	Date	Balance
274160	05/30/2019	1,325.00
<b>Total Now Due</b>		<b>1,325.00</b>

**Aging Balances**

Under 30	31 - 60	61 - 90	Over 90
1,325.00	0.00	0.00	0.00

Date Rec'd Rizzetta & Co., Inc. \_\_\_\_\_

D/M approval Belinda Blandon Date 6/14/19

Date entered JUN 14 2019

Fund 001 GL 53800 OC 4602

Check # \_\_\_\_\_

# Invoice

First Choice Aquatic Weed Management, LLC

P.O. Box 593258  
Orlando, FL 32859

Phone: 407-859-2020  
Fax: 407-859-3275

Date	Invoice #
5/31/2019	36949

**Bill To**

Willow Walk CDD  
C/o Rizzetta & Company  
9530 Marketplace Road  
Suite 206  
Ft. Myers, FL 33912

RECEIVED  
JUN 05 2019

BY: .....

Customer P.O. No.	Payment Terms	Due Date
	Net 30	6/30/2019

Description	Amount
Monthly waterway service for the month this invoice is dated - 16 waterways Light debris included. Two times a month service.	1,490.00
<p>Date Rec'd Rizzetta &amp; Co., Inc. _____</p> <p>D/M approval <u>Belinda Blandon</u> Date <u>6/7/19</u></p> <p>Date entered <u>JUN 07 2019</u></p> <p>Fund <u>001</u> GL <u>53800</u> OC <u>4614</u></p> <p>Check # _____</p>	

Thank you for your business.

Total	\$1,490.00
Payments/Credits	\$0.00
Balance Due	\$1,490.00

## Service Report

Customer: Willow Walk

Date: 5/10/18

Technician: Jason / Todd

- ☐ New
- ☒ Scheduled Service
- ☒ Trash Pick Up
- ☐ Work Order
- ☐ Removal
- ☐ Follow-up Service

Site / Lake Number	Inspection	Treatment	Boat	ATV	Truck	Backpack	Algae	Grasses	Submersed	Floating	Chemistry	Water Level	# Day Restriction	Water Conditions
1		✓	✓				✓				N/A	low	N/A	Good
2		✓	✓				✓							
3		✓	✓				✓							
4		✓	✓				✓							
5		✓	✓				✓							
6		✓	✓				✓							
7		✓	✓				✓							
8		✓	✓				✓	✓						
9		✓	✓				✓	✓						

Comments: Thank You!

# First Choice

Aquatic Weed Management, LLC

6536 Pinecastle Blvd. Ste. A

Orlando, FL 32809

800-543-6694

- Algae and Aquatic Weed Control
- Wetland Restoration and Management
- Native Plantings
- Physical Weed Removals
- Fish Stocking & Custom Barriers



Creating a balance  
with nature



# Service Report

Customer: Willow Walk

Date: 5/31/19

Technician: Jason / Todd

- ☐ New
- ☒ Scheduled Service
- ☒ Trash Pick Up
- ☐ Work Order
- ☐ Removal
- ☐ Follow-up Service

Site / Lake Number	Inspection	Treatment	Boat	ATV	Truck	Backpack	Algae	Grasses	Submersed	Floating	Chemistry	Water Level	# Day Restriction	Water Conditions
All Ponds		✓	✓			✓	✓				N/A	low	N/A	Good

Comments Thank You!

## First Choice

Aquatic Weed Management, LLC

6536 Pinecastle Blvd. Ste. A

Orlando, FL 32809

800-543-6694

- Algae and Aquatic Weed Control
- Wetland Restoration and Management
- Native Plantings
- Physical Weed Removals
- Fish Stocking & Custom Barriers



Creating a balance  
with nature





Florida Department of Health  
in Manatee County  
Notification of Fees Due



41-BID-4180310

Permit Number

**41-60-1609700**

**For: Swimming Pools - Public Pool > 25000 Gallons**

**Notice:** This bill is due and payable in full upon receipt and must be received by the local office by the payment due date (06/30/2019).

Fee Amount: \$250.00

Previous Balance: \$0.00

**Total Amount Due: \$250.00**

Payment Due Date: 06/30/2019 or Upon Receipt

Mail To: Willow Walk Community Development District  
9530 Marketplace Road, Suite 206  
Fort Myers, FL 33912

RECEIVED  
MAY 29 2019

BY: \_\_\_\_\_  
Date Rec'd Rizzetta & Co., Inc. \_\_\_\_\_

D/M approval Belinda Blandon Date 5/31/19

Date entered MAY 31 2019

Fund 001 GL 51300 OC 4902

Check # \_\_\_\_\_

**Account Information:**

Name: Willow Walk Pool  
Location: 4110 Lindever Lane E  
Palmetto, FL 34221

Pool Volume: 100,041 gallons  
Bathing Load: 108  
Flow Rate: 540

**Owner Information:**

Name: Willow Walk Community Development District  
Address: 9530 Marketplace Road, Suite 206  
(Mailing) Fort Myers, FL 33912 *Belinda Blandon*  
Home Phone: (239) 936-0913 Work Phone: ( ) District Manager

Circle One: Visa MC

Name on Card: \_\_\_\_\_

Account #: \_\_\_\_\_

Exp Date: \_\_\_\_/\_\_\_\_ Security Code (CVV): \_\_\_\_\_

Card's Billing Address: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_ Zip: \_\_\_\_\_

**I Authorize Florida Department of Health in  
Manatee County to charge my credit card account  
for the following:**

Payment Amount: \$ \_\_\_\_\_ For: \_\_\_\_\_

Signature \_\_\_\_\_ Date \_\_\_\_\_

**Please go online to pay fee at:**

**[www.MyFloridaEHPermit.com](http://www.MyFloridaEHPermit.com)**

Permit Number: 41-60-1609700 Bill ID: 41-BID-4180310

Billing Questions call DOH-Manatee at: (941) 748-0747

If you do not pay online, make checks payable to and mail invoice WITH payment to:  
Florida Department of Health in Manatee County  
410 6th Avenue E  
Bradenton, FL 34208

[Please RETURN invoice with your payment]

Batch Billing ID:18543

PERMIT HOLDERS CAN NOW

**pay invoices online!**

The Florida Department of Health now offers a secure system for permit holders to pay invoices and print permits online!

- No sign-up cost.
- Save time. Paying a bill online is faster than mailing a check or hand delivering payment.
- Our safe and secure system will keep your information protected.
- Pay at your convenience. With our online system, you can pay with your credit card or e-check and don't have to worry about envelopes or stamps.

**Pay this invoice online at [www.myfloridaehpermit.com](http://www.myfloridaehpermit.com)**

NOTE: Payments made online will be assessed a small convenience fee. Visit the site for more information





**Mission:**

To protect, promote & improve the health of all people in Florida through integrated state, county & community efforts.



**Ron DeSantis**  
Governor

**Vision:** To be the Healthiest State in the Nation

---

## **NOTIFICATION OF APPLICATION REQUIREMENT**

May 20, 2019

Dear Public Swimming Pool/Spa Owner or Operator:

Due to recent changes to Chapter 64E-9, Florida Administrative Code ("FAC"), pool owners and operators are now required to submit a renewal application annually using form DH 4159 (State of Florida Department of Health Application for Swimming Pool Operating Permit) along with the required permit application fee. ***Please note, a signed and dated copy of the Department's invoice indicating no changes have been made to your pool may also be used to satisfy the permit application requirement.*** Contact Environmental Health Services at #(941) 714-7593 if you need an application to make any changes to the pool permit information (name, owner, etc.).

The Department will be unable to process your permit application unless either a completed DH4159 form or a signed invoice is remitted with your application. Please complete a DH4159 form or sign and complete your invoice and mail to the Department at **410 6<sup>th</sup> Avenue E, Bradenton, FL 34208**. If the DH 4159 or signed invoice is not received within fifteen (15) days, your application for renewal of swimming pool operating permit may be denied for failure to submit a complete application.

Additionally, please note that per Rule 64E-9.001(4), FAC, approval of the application for renewal of swimming pool operating permit is dependent upon your pool or spa's compliance with this chapter, with the previous operating permit, and the maintenance of the pool in the same functional, safety, and sanitation conditions as approved by the jurisdictional building department or the Department of Health. For the purposes of this determination, Department staff must refer to and use the Florida Building Code, Building Chapter 4, Section 454.1, or its predecessor, as applicable.

Therefore, owners or operators of pools or spas with outstanding Florida Building Code violations may have their application for renewal of swimming pool operating permit denied until those violations have been corrected and those corrections have been verified by the Department.

Thank you for your prompt attention to this important matter.

Sincerely,

*Thomas B. Larkin*

Environmental Manager

Enclosures



# Hopping Green & Sams

Attorneys and Counselors

119 S. Monroe Street, Ste. 300  
P.O. Box 6526  
Tallahassee, FL 32314  
850.222.7500

RECEIVED  
MAY 29 2019

BY: .....

## STATEMENT

May 28, 2019

Willow Walk Community Development District  
c/o Rizzetta & Company, Inc  
9530 Marketplace Road Suite # 206  
Ft. Myers, FL 33912

Bill Number 107604  
Billed through 04/30/2019

### General Counsel

WWKCDD 00001 JLE

### FOR PROFESSIONAL SERVICES RENDERED

04/02/19	KEM	Review website for statutory compliance.	0.30 hrs
04/09/19	JLE	Prepare email correspondence to District Staff regarding agenda; conference call regarding acquisitions.	0.80 hrs
04/09/19	KEM	Attend conference call regarding acquisitions.	0.50 hrs
04/17/19	JLE	Prepare for, travel to and from, and attend Board meeting; follow-up regarding the same.	2.10 hrs
04/19/19	JLE	Email correspondence regarding construction funding.	0.20 hrs
04/19/19	KEM	Attend conference call regarding acquisitions.	0.20 hrs
04/22/19	JLE	Email correspondence regarding acquisitions.	0.40 hrs
04/23/19	KEM	Review proof of publication and affidavit of mailing; research newspaper alternatives.	1.20 hrs
04/30/19	LMF	Prepare continuing disclosure chart.	2.70 hrs
Total fees for this matter			\$1,575.00

### DISBURSEMENTS

Document Reproduction	0.50
Travel	195.00
Total disbursements for this matter	\$195.50

### MATTER SUMMARY

Earlywine, Jere L.	3.50 hrs	275 /hr	\$962.50
Ibarra, Katherine E. - Paralegal	2.20 hrs	125 /hr	\$275.00
Fiore, Lydia M. - Paralegal	2.70 hrs	125 /hr	\$337.50

TOTAL FEES

\$1,575.00

=====

TOTAL DISBURSEMENTS \$195.50

**TOTAL CHARGES FOR THIS MATTER****\$1,770.50****BILLING SUMMARY**

Earlywine, Jere L.	3.50 hrs	275 /hr	\$962.50
Ibarra, Katherine E. - Paralegal	2.20 hrs	125 /hr	\$275.00
Fiore, Lydia M. - Paralegal	2.70 hrs	125 /hr	\$337.50

TOTAL FEES

\$1,575.00

TOTAL DISBURSEMENTS

\$195.50

**TOTAL CHARGES FOR THIS BILL****\$1,770.50****Please include the bill number on your check.**

Date Rec'd Rizzetta &amp; Co., Inc. \_\_\_\_\_

D/M approval Belinda Blandon Date 5/31/19Date entered MAY 31 2019Fund 001 GL 51400 OC 3107

Check # \_\_\_\_\_

RECEIVED  
JUN 07 2019

BY: .....

KBR Pool Services  
PO BOX 3358  
Apollo Beach, FL 33572 US  
(813) 666-9314  
kbroftampa@yahoo.com  
www.euphoriapoolsandspas.com

# Invoice

**BILL TO**

Willow Walk

**SHIP TO**

Willow Walk

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
SCC-8011	06/01/2019	\$1,140.00	06/01/2019	Due on receipt	

ACTIVITY	QTY	RATE	AMOUNT
Commercial Pool Service Weekly Commercial Pool Services M-F	1	1,140.00	1,140.00

BALANCE DUE

**\$1,140.00**

Date Rec'd Rizzetta & Co., Inc. \_\_\_\_\_

D/M approval Belinda Blandon Date 6/7/19

Date entered JUN 07 2019

Fund 001 GL 53900 OC 4600

Check # \_\_\_\_\_



**KBR Pool Services**  
 PO BOX 3358  
 Apollo Beach, FL 33572 US  
 (813) 666-9314  
 kbroftampa@yahoo.com  
 www.euphoriapoolsandspas.com

# Invoice

<b>BILL TO</b>
Willow Walk

**PAID**  
 JUN 11 2019  
 BY: .....

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
SCC-8098	06/01/2019	\$189.00	06/01/2019	Due on receipt	

ACTIVITY	QTY	RATE	AMOUNT
<b>Fecal Matter</b> Commercial fecal matter clean up axnd treatment	1	189.00	189.00

**BALANCE DUE**

**\$189.00**

Date Rec'd Rizzetta & Co., Inc. \_\_\_\_\_

O/M approval Belinda Blandon Date 6/14/19

Date entered JUN 14 2019

Fund 001 GL 53900 OC 4600

Check # \_\_\_\_\_

MANATEE COUNTY UTILITIES DEPARTMENT  
P. O. BOX 25010  
BRADENTON, FL 34206-5010  
PHONE: (941) 792-8811  
www.mymanatee.org/utilities

ACCOUNT NUMBER: 277353-152145  
OK WILLOW WALK LLC  
4220 LINDEVER LN

BILLING DATE: 30-MAY-2019  
DUE DATE: 20-JUN-2019

A LATE PAYMENT FEE WILL BE ASSESSED IF FULL PAYMENT IS NOT RECEIVED BY THE DUE DATE.

FROM DATE	TO DATE	DAYS		PREVIOUS READING	PRESENT READING	USAGE X 100 = GAL.	AMOUNT
			Previous Balance:				681.29
			Payments Received:				681.29
			Balance Forward:				0.00
04/22	05/22	30	Wtr Com. Master Mtr	5485	5667	182	
			Water Usage				41.50
			Cost Of Basic Service				36.14
			Swr Com. Master Mtr			182	
			Sewer Usage				91.55
			Cost Of Basic Service				100.40
			F2_Com. Solid Waste				
			4Yd Rented Dumpster 1X Wk				197.39
			F2_Com. Solid Waste				
			Gate Service				19.14
			Total New Charges				486.12
			<b>Total Amount Due:</b>				<b>\$486.12</b>

COMM. MM WATER HISTORY  
Hundreds of Gallons



In 2018, your drinking water was tested for unregulated contaminants as required by the EPA. The results of this testing is accessible at [www.mymanatee.org/waterquality](http://www.mymanatee.org/waterquality). Please call 941-746-3020 EX.5021 if you would like a paper copy mailed to you.

JUN 05 2019

Date Rec'd Rizzetta & Co., Inc. \_\_\_\_\_  
D/M approval Belinda Blandon Date 6/7/19  
Date entered JUN 07 2019  
Fund 001 GL 53600 OC 4302  
Check# \_\_\_\_\_

SEE REVERSE SIDE FOR ADDITIONAL INFORMATION

MC-1250-19



MANATEE COUNTY UTILITIES DEPARTMENT  
P.O. BOX 25010  
BRADENTON, FLORIDA 34206-5010

☐ CHANGE OF MAILING ADDRESS  
(Check Box And See Reverse Side)

SERVICE ADDRESS	4220 LINDEVER LN
ACCOUNT NUMBER	277353-152145
BILLING DATE	30-MAY-2019
DUE DATE	20-JUN-2019
TOTAL AMOUNT NOW DUE:	\$486.12

AMOUNT PAID

ADDRESSEE:

MAKE CHECKS PAYABLE TO MCUD

1928 1 MB 0.425 9-7



OK WILLOW WALK LLC  
FRANCIS GARCIA  
9428 CAMDEN FIELD PKWY  
RIVERVIEW, FL 33578-0519



MANATEE COUNTY UTILITIES DEPARTMENT  
PO BOX 25350  
BRADENTON FL 34206-5350

000277353Z00000486120152145



# Peace River Electric Cooperative, Inc.

P.O. Box 1310  
Wauchula, FL 33873-1310

A Touchstone Energy® Cooperative

Account # 152609001  
Member # 152353  
Service Address: IRRIGATION PUMP  
Service Description: PUMP

Contact Us: 800-282-3824  
[www.preco.coop](http://www.preco.coop)



2485 2 MB 0.425  
WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0519

5 2485  
C-9 P-19



## Important Information

Hurricane season starts June 1 and runs through November 30. This year the experts are predicting an approximately normal season. Read the June issue of the Florida Currents Magazine and learn how you can be prepared before a hurricane strikes.

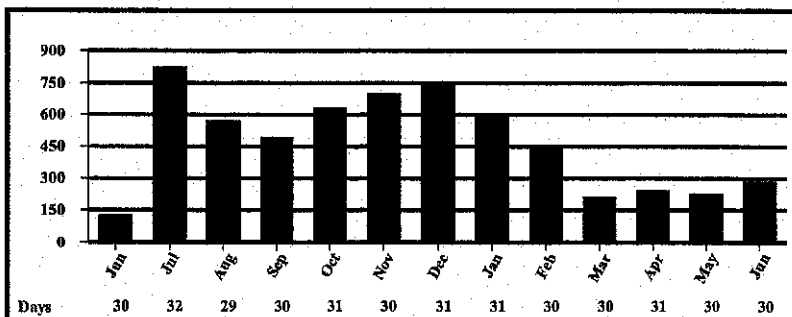
Bill Date: 06/06/2019 Cycle: 3 Board District: 8  
Service Period: 05/04/2019 - 06/03/2019 Rate: GENERAL SERVICE

Meter #	Readings		Meter Multiplier	kWh	kW
	Previous	Present			
32804344	18856	19142	1	286	
		5.828	1		5.828

Previous Balance \$57.00  
Payment(s) Received \$-57.00  
Adjustments \$0.00  
Late Fee \$0.00  
Balance Forward \$0.00

Facilities Use Charge \$26.50  
Energy Charge 286 kWh @ 0.132792 \$37.98  
CPA 286 kWh @ -0.016 \$-4.58  
Manatee Property Tax \$1.75  
Gross Receipts Tax \$1.58  
Operation Round Up \$0.77  
Current Charges \$64.00

Total Amount Due \$64.00



Date Rec'd Rizzetta & Co., Inc. JUN 11 2019  
D/M approval *Brenda Blandon* Date 6/14/19  
Date entered JUN 14 2019  
Fund 001 GL 53100 OC 4301  
Check#

Please make check payable to PRECO in U.S. funds and return this portion with your payment



# Peace River Electric Cooperative, Inc.

P.O. Box 1310  
Wauchula, FL 33873-1310

A Touchstone Energy® Cooperative

WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000

Main Contact #: (239) 936-0913



Member #: 152353 Account: 152609001

Current Balance due 06/27/2019 \$64.00

PEACE RIVER ELECTRIC COOPERATIVE, INC.  
PO BOX 1547  
WAUCHULA FL 33873-1547



☐ Check here to indicate address or phone # change on back.

1102601526090010000006400000007400060620195





# Peace River Electric Cooperative, Inc.

P.O. Box 1310  
Wauchula, FL 33873-1310

A Touchstone Energy® Cooperative

Account # 152609002  
Member # 152353  
Service Address: 4220 LINDEVER LN  
Service Description: AMENITY CENTER

Contact Us: 800-282-3824  
[www.preco.coop](http://www.preco.coop)



3990 1 MB 0.425 5 3990  
WILLOW WALK COMM DEV DIST C-12 P-21  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0519

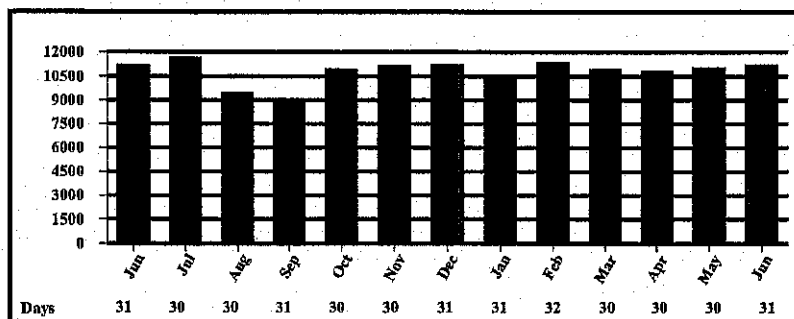


## Important Information

Hurricane season starts June 1 and runs through November 30. This year the experts are predicting an approximately normal season. Read the June issue of the Florida Currents Magazine and learn how you can be prepared before a hurricane strikes.

Bill Date: 06/04/2019 Cycle: 1 Board District: 8  
Service Period: 04/28/2019 - 05/29/2019 Rate: GENERAL SERVICE

Meter #	Readings		Meter Multiplier	kWh	kW
	Previous	Present			
918572612	323479	334726	1	11247	
		17.724	1		17.724



Previous Balance	\$1,393.00
Payment(s) Received	\$-1,393.00
Adjustments	\$0.00
Late Fee	\$41.79
<b>Delinquent Balance</b>	<b>\$41.79</b>
Facilities Use Charge	\$26.50
Energy Charge	11,247 kWh @ 0.132792 \$1,493.51
CPA	11,247 kWh @ -0.016 \$-179.95
Manatee Property Tax	\$39.13
Gross Receipts Tax	\$35.36
Operation Round Up	\$0.66
<b>Current Charges</b>	<b>\$1,415.21</b>
<b>Total Amount Due</b>	<b>\$1,457.00</b>

Date Rec'd Rizzetta & Co., Inc. JUN 11 2019

D/M approval Delinda Blandon Date 6/14/19

Date entered JUN 14 2019

Fund 001 GL 53100 OC 4302

Check#

Please make check payable to PRECO in U.S. funds and return this portion with your payment



# Peace River Electric Cooperative, Inc.

P.O. Box 1310  
Wauchula, FL 33873-1310

A Touchstone Energy® Cooperative



WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000

Main Contact #: (239) 936-0913

Member #: 152353 Account: 152609002

Delinquent Balance due 06/05/2019	\$41.79
Current Balance due 06/25/2019	\$1,415.21
<b>Total Amount due</b>	<b>\$1,457.00</b>

PEACE RIVER ELECTRIC COOPERATIVE, INC.  
PO BOX 1547  
WAUCHULA FL 33873-1547



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110260152609002000145700000149946060420199



# Peace River Electric Cooperative, Inc.

P.O. Box 1310  
Wauchula, FL 33873-1310

A Touchstone Energy® Cooperative

Account # 152609003  
Member # 152353  
Service Address: 4110 41ST ST E  
Service Description: IRRIGATION PUMP

Contact Us: 800-282-3824  
[www.preco.coop](http://www.preco.coop)



WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000

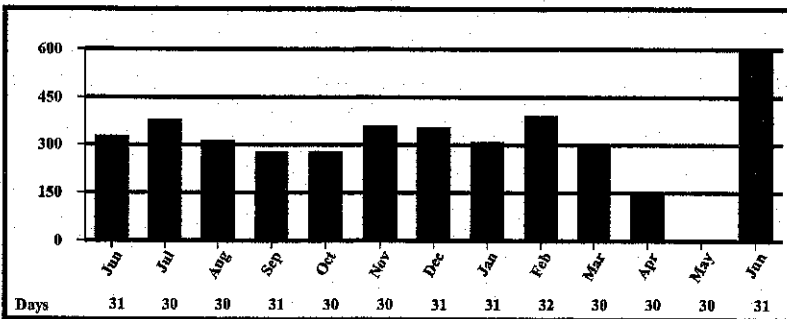


## Important Information

Hurricane season starts June 1 and runs through November 30. This year the experts are predicting an approximately normal season. Read the June issue of the Florida Currents Magazine and learn how you can be prepared before a hurricane strikes.

Bill Date: 06/04/2019 Cycle: 1 Board District: 8  
Service Period: 04/28/2019 - 05/29/2019 Rate: GENERAL SERVICE

Meter #	Readings		Meter Multiplier	kWh	kW
	Previous	Present			
918572591	8198	8798	1	600	
		5.532	1		5.532



Previous Balance	\$28.00
Payment(s) Received	\$-28.00
Adjustments	\$0.00
Late Fee	\$0.00
Balance Forward	\$0.00
Facilities Use Charge	\$26.50
Energy Charge	600 kWh @ 0.132792 \$79.68
CPA	600 kWh @ -0.016 \$-9.60
Manatee Property Tax	\$2.82
Gross Receipts Tax	\$2.55
Operation Round Up	\$0.05
Current Charges	\$102.00
Total Amount Due	\$102.00

Date Rec'd Rizzetta & Co., Inc. \_\_\_\_\_

D/M approval Belinda Blandon Date 6/14/19

Date entered JUN 14 2019

Fund 001 GL 53100 OC 4301

Check # \_\_\_\_\_

Please make check payable to PRECO in U.S. funds and return this portion with your payment



# Peace River Electric Cooperative, Inc.

P.O. Box 1310  
Wauchula, FL 33873-1310

A Touchstone Energy® Cooperative



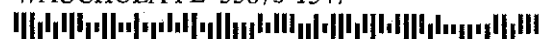
WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000

Main Contact #: (239) 936-0913

Member #: 152353 Account: 152609003

Current Balance due 06/25/2019 \$102.00

PEACE RIVER ELECTRIC COOPERATIVE, INC.  
PO BOX 1547  
WAUCHULA FL 33873-1547



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110260152609003000010200000011200060420199



# Peace River Electric Cooperative, Inc.

P.O. Box 1310  
Wauchula, FL 33873-1310

A Touchstone Energy® Cooperative

Contact Us: 800-282-3824  
[www.preco.coop](http://www.preco.coop)



WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000

Account # 152609004  
Member # 152353  
Service Address: 3707 WILLOW WALK DR  
Service Description: SIGN LIGHTING

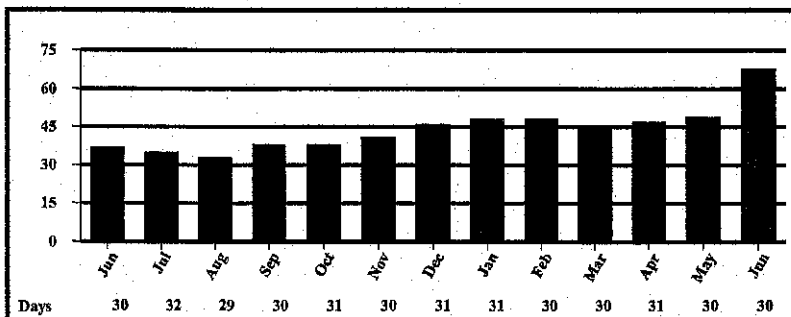
## Important Information

Hurricane season starts June 1 and runs through November 30. This year the experts are predicting an approximately normal season. Read the June issue of the Florida Currents Magazine and learn how you can be prepared before a hurricane strikes.



Bill Date: 06/06/2019 Cycle: 3 Board District: 8  
Service Period: 05/04/2019 - 06/03/2019 Rate: GENERAL SERVICE

Meter #	Readings		Meter Multiplier	kWh	kW
	Previous	Present			
33848765	1101	1169	1	68	
		0.106	1		0.106



Previous Balance	\$35.00
Payment(s) Received	\$-35.00
Adjustments	\$0.00
Late Fee	\$0.00
Balance Forward	\$0.00

Facilities Use Charge	\$26.50
Energy Charge	68 kWh @ 0.132792 \$9.03
CPA	68 kWh @ -0.016 \$-1.09
Manatee Property Tax	\$1.01
Gross Receipts Tax	\$0.91
Operation Round Up	\$0.64
Current Charges	\$37.00

Total Amount Due \$37.00

Date Rec'd Rizzetta & Co., Inc. \_\_\_\_\_

D/M approval Belinda Blandon Date 6/14/19

Date entered JUN 14 2019

Fund 001 GL 53100 OC 4301

Check # \_\_\_\_\_

Please make check payable to PRECO in U.S. funds and return this portion with your payment



# Peace River Electric Cooperative, Inc.

P.O. Box 1310  
Wauchula, FL 33873-1310

A Touchstone Energy® Cooperative



WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000

Main Contact #: (239) 936-0913

Member #: 152353

Account: 152609004

Current Balance due 06/27/2019 \$37.00

PEACE RIVER ELECTRIC COOPERATIVE, INC.  
PO BOX 1547  
WAUCHULA FL 33873-1547



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# Peace River Electric Cooperative, Inc.

P.O. Box 1310  
Wauchula, FL 33873-1310

A Touchstone Energy® Cooperative

Account # 152609005  
Member # 152353  
Service Address: 4541 LINDEVER LN  
Service Description: POND AERATOR

Contact Us: 800-282-3824  
[www.preco.coop](http://www.preco.coop)



WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000



## Important Information

Hurricane season starts June 1 and runs through November 30. This year the experts are predicting an approximately normal season. Read the June issue of the Florida Currents Magazine and learn how you can be prepared before a hurricane strikes.

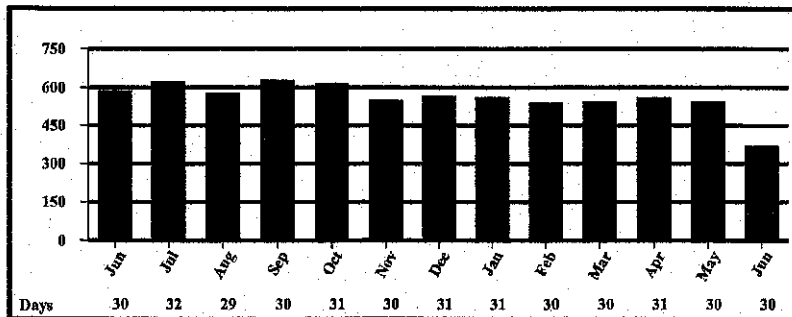
Bill Date: 06/06/2019 Cycle: 3 Board District: 8  
Service Period: 05/04/2019 - 06/03/2019 Rate: GENERAL SERVICE

Meter #	Readings		Meter Multiplier	kWh	kW
	Previous	Present			
34710836	10500	10869	1	369	
		0.770	1		0.770

Previous Balance	\$96.00
Payment(s) Received	\$-96.00
Adjustments	\$0.00
Late Fee	\$0.00
Balance Forward	\$0.00

Facilities Use Charge	\$26.50
Energy Charge	369 kWh @ 0.132792 \$49.00
CPA	369 kWh @ -0.016 \$-5.90
Manatee Property Tax	\$2.03
Gross Receipts Tax	\$1.84
Operation Round Up	\$0.53
Current Charges	\$74.00

Total Amount Due \$74.00



Date Rec'd Rizzetta & Co., Inc. \_\_\_\_\_

D/M approval Belinda Blandon Date 6/14/19

Date entered JUN 14 2019

Fund 001 GL 53100 OC 4301

Check # \_\_\_\_\_

Please make check payable to PRECO in U.S. funds and return this portion with your payment



# Peace River Electric Cooperative, Inc.

P.O. Box 1310  
Wauchula, FL 33873-1310

A Touchstone Energy® Cooperative



WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000

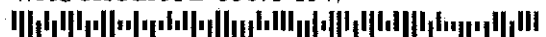
Main Contact #: (239) 936-0913

Member #: 152353

Account: 152609005

Current Balance due 06/27/2019 \$74.00

PEACE RIVER ELECTRIC COOPERATIVE, INC.  
PO BOX 1547  
WAUCHULA FL 33873-1547



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# Peace River Electric Cooperative, Inc.

P.O. Box 1310  
Wauchula, FL 33873-1310

A Touchstone Energy® Cooperative

Account # 152609006  
Member # 152353  
Service Address: 3703 WAYFARER WAY  
Service Description: SIGN LIGHTING

Contact Us: 800-282-3824  
[www.presco.coop](http://www.presco.coop)



WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000



## Important Information

Hurricane season starts June 1 and runs through November 30. This year the experts are predicting an approximately normal season. Read the June issue of the Florida Currents Magazine and learn how you can be prepared before a hurricane strikes.

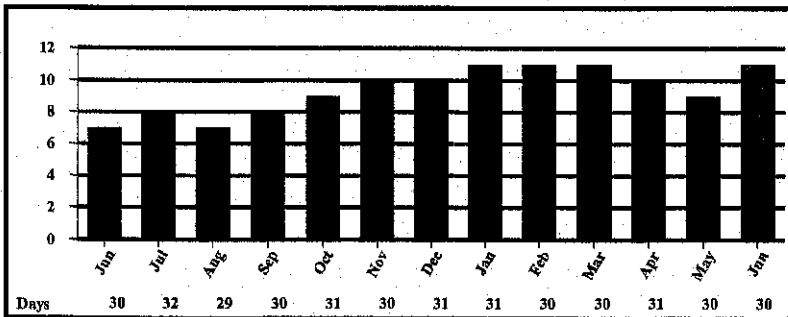
Bill Date: 06/06/2019 Cycle: 3 Board District: 8  
Service Period: 05/04/2019 - 06/03/2019 Rate: GENERAL SERVICE

Meter #	Readings		Meter Multiplier	kWh	kW
	Previous	Present			
34330437	163	174	1	11	
		0.022	1		0.022

Previous Balance	\$30.00
Payment(s) Received	\$-30.00
Adjustments	\$0.00
Late Fee	\$0.00
Balance Forward	\$0.00

Facilities Use Charge	\$26.50
Energy Charge	11 kWh @ 0.132792 \$1.46
CPA	11 kWh @ -0.016 \$-0.18
Manatee Property Tax	\$0.81
Gross Receipts Tax	\$0.73
Operation Round Up	\$0.68
Current Charges	\$30.00

Total Amount Due \$30.00



Date Rec'd Rizzetta & Co., Inc. JUN 11 2019

D/M approved Belinda Blandon Date 6/14/19

Date entered JUN 14 2019

Fund 001 GL 53100 OC 4301

Check# \_\_\_\_\_

Please make check payable to PRECO in U.S. funds and return this portion with your payment



# Peace River Electric Cooperative, Inc.

P.O. Box 1310  
Wauchula, FL 33873-1310

A Touchstone Energy® Cooperative

Member #: 152353

Account: 152609006

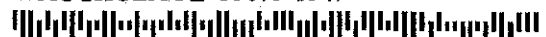
WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000



Current Balance due 06/27/2019 \$30.00

Main Contact #: (239) 936-0913

PEACE RIVER ELECTRIC COOPERATIVE, INC.  
PO BOX 1547  
WAUCHULA FL 33873-1547



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# Peace River Electric Cooperative, Inc.

P.O. Box 1310  
Wauchula, FL 33873-1310

A Touchstone Energy® Cooperative

Account # 152609007  
Member # 152353  
Service Address: 4150 MOSSY LIMB CT  
Service Description: IRRIGATION PUMP

Contact Us: 800-282-3824  
[www.preco.coop](http://www.preco.coop)



WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000



## Important Information

Hurricane season starts June 1 and runs through November 30. This year the experts are predicting an approximately normal season. Read the June issue of the Florida Currents Magazine and learn how you can be prepared before a hurricane strikes.

Bill Date: 06/06/2019 Cycle: 3 Board District: 8  
Service Period: 05/04/2019 - 06/03/2019 Rate: GENERAL SERVICE

Meter #	Readings		Meter Multiplier	kWh	kW
	Previous	Present			
35778358	354	807	1	453	
		5.126	1		5.126

Previous Balance	\$75.00
Payment(s) Received	\$-75.00
Adjustments	\$0.00
Late Fee	\$0.00
Balance Forward	\$0.00

Facilities Use Charge	\$26.50
Energy Charge	453 kWh @ 0.132792 \$60.15
CPA	453 kWh @ -0.016 \$-7.25
Manatee Property Tax	\$2.32
Gross Receipts Tax	\$2.10
Florida Sales Tax	\$5.83
Manatee County Tax	\$0.84
Operation Round Up	\$0.51
Current Charges	\$91.00

Total Amount Due \$91.00

Date Rec'd Rizzetta & Co., Inc. \_\_\_\_\_

D/M approval Belinda Blandon Date 6/14/19

Date entered JUN 14 2019

Fund 001 GL 53100 OC 4301

Check # \_\_\_\_\_

Please make check payable to PRECO in U.S. funds and return this portion with your payment



# Peace River Electric Cooperative, Inc.

P.O. Box 1310  
Wauchula, FL 33873-1310

A Touchstone Energy® Cooperative



WILLOW WALK COMM DEV DIST  
RIZZETTA & COMPANY  
9428 CAMDEN FIELD PKWY  
RIVERVIEW FL 33578-0000

Main Contact #: (239) 936-0913

Member #: 152353 Account: 152609007

Current Balance due 06/27/2019 \$91.00

PEACE RIVER ELECTRIC COOPERATIVE, INC.  
PO BOX 1547  
WAUCHULA FL 33873-1547



☐ Check here to indicate address or phone # change on back.

110260152609007000009100000010100060620194





4595 118th Avenue North  
Clearwater, FL 33762  
727-527-7864

## INVOICE

DATE	INVOICE #	CUST #
5/24/2019	0000039447	0006771
5/24/2019		

### BILL TO:

Willow Walk Community Development  
4220 Lindever Lane  
Willow Walk  
Palmetto FL 34221  
239-989-0303

RECEIVED  
MAY 27 2019

BY: .....

### SHIP TO:

Willow Walk Community Development District  
4220 Lindever Lane  
Palmetto FL 34221  
239-989-0303  
Home

P.O. NUMBER	TERMS	SALES PERSON
	COD	

QUAN	Part #	DESCRIPTION	PRICE EACH	AMOUNT
1.00		Trip Charge Commercial Standard	75.00	75.00
1.25		Labor	125.00	156.25
1.00		Service Description - Ammenities/Pool Bathrooms air conditioning systems not working/cooling - Found main condenser control circuit board shorted. Found mouse and lizard shorted against circuit board. *Need to replace main circuit board first to continue with repair/diagnostic. *Additional issues may be present not foreseen at this time.		
1.00		Service Description - ***Need estimate to replace condenser main circuit board. Also need to perform full system maintenance. Air filters very dirty.		

Thank you for your business!

All repairs are warrantied for 30 days. Please call our office at 727-527-7864 if you have any questions about the invoice. We are happy to assist you.

Date Rec'd Rizzetta & Co., Inc. \_\_\_\_\_

D/M approval Belinda Blandon Date 5/31/19

Date entered MAY 27 2019

Fund 001 GL 53900 OC 4701

Signature here \_\_\_\_\_

Check # \_\_\_\_\_ Thank You!

I agree with the services performed and technician recommendations

Dispatch Number :	95016	\$231.25	
Maintenance Agreement			
Dispatch Technician	Richard Heniger	TOTAL AMOUNT DUE TODAY	
Recieved By	ABRUNER	Date Dispatch Recieved	5/24/2019
Equipment:			
Filter Size(s)		RA/SA Delta T	

A Company Where Honesty and Quality Work Hand in Hand



4595 118th Avenue North  
Clearwater, FL 33762  
727-527-7864

# INVOICE

DATE	INVOICE #	CUST #
6/5/2019	0000039612	0006771
6/5/2019		

## BILL TO:

Willow Walk Community Development  
4220 Lindever Lane  
Willow Walk  
Palmetto FL 34221  
239-989-0303

RECEIVED  
JUN 11 2019

## SHIP TO:

Willow Walk Community Development District  
4220 Lindever Lane  
Palmetto FL 34221

BY: .....

239-989-0303  
Home

P.O. NUMBER		TERMS	SALES PERSON	
		COD	Richard Heniger	
QUAN	Part #	DESCRIPTION	PRICE EACH	AMOUNT
1.00		Mitsubishi Power Board MXZ	911.00	911.00
1.00		Service Description - Removal of defective control/power board. Install Mitsubishi OEM replacement board. Damages occurred from rodents.		
1.00		Service Description - MITSUBISHI #439520		
1.00		Service Description - Replaced condenser control board with new. Disassembly and reassembly required. Started system and checked operation. Removed and cleaned all 3 cassette air filters and grills. Rinsed condenser coil. Inspected operating pressures and temperatures.		
		Cassette#1 -		
		Return air temperature 82 degrees		
		Supply air temperature 61 degrees		
		Cassette#2 -		
		Return air temperature 82 degrees		
		Supply air temperature 61 degrees		
		Cassette#3 -		
		Return air temperature 83 degrees		
		Supply air temperature 64 degrees.		
1.00	CCLC0900030	Normal Difficulty Non-Listed Component Cleaning -Cassette Air Filters and Return Grills	80.00	80.00
3.00		Labor	95.00	285.00

Signature here

Thank You!

I agree with the services performed and technician recommendations

Dispatch Number :	95247	\$1,276.00	
Maintenance Agreement			
Dispatch Technician	Richard Heniger	TOTAL AMOUNT DUE TODAY	
Recieved By	AEASLEY	Date Dispatch Recieved	6/4/2019

## Equipment:


Filter Size(s)

RA/SA Delta T

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RECEIVED  
MAY 23 2019

BY: .....

Date	Invoice #
6/1/2019	INV0000040991

Willow Walk CDD  
3434 Colwell Avenue  
Suite 200  
Tampa FL 33614

Services for the month of		Terms	Client Number
June		Upon Receipt	00167
Description	Qty	Rate	Amount
District Management Services	1.00	\$1,783.33	\$1,783.33
Administrative Services	1.00	\$375.00	\$375.00
Accounting Services	1.00	\$1,500.00	\$1,500.00
Financial & Revenue Collections	1.00	\$300.00	\$300.00
<p>Date Rec'd Rizzetta &amp; Co., Inc. _____</p> <p>D/M approval <u>Belinda Blandon</u> Date <u>6/7/19</u></p> <p>Date entered <u>JUN 07 2019</u></p> <p>Fund <u>001</u> GL <u>51300</u> OC <u>3101</u></p> <p>Check # _____ <u>3100</u></p> <p><u>3201</u></p> <p><u>3111</u></p>			
		<b>Subtotal</b>	\$3,958.33
		<b>Total</b>	\$3,958.33



Rizzetta Technology Services  
3434 Colwell Avenue  
Suite 200  
Tampa FL 33614

RECEIVED  
MAY 23 2019

# Invoice

Date	Invoice #
6/1/2019	INV0000004404

BY: .....

## Bill To:

Willow Walk CDD  
3434 Colwell Avenue  
Suite 200  
Tampa FL 33614

Services for the month of		Terms	Client Number
June		Net 20	00167
Description	Qty	Rate	Amount
Email Accounts, Admin & Maintenance	0	\$15.00	\$0.00
Website Hosting, Backup and Content Updating	1	\$100.00	\$100.00
<p>Date Rec'd Rizzetta &amp; Co., Inc. _____</p> <p>D/M approval <u>Belinda Blandon</u> Date <u>6/7/19</u></p> <p>Date entered <u>JUN 07 2019</u></p> <p>Fund <u>001</u> GL <u>51300</u> OC <u>5103</u></p> <p>Check # _____</p>			
Subtotal			\$100.00
Total			\$100.00

Spearem Enterprises, LLC  
18865 State Rd. 54 Suite122  
Lutz, FL 33558  
(727) 237-2316  
spearem.jmb@gmail.com

RECEIVED  
MAY 27 2019  
BY: .....



## Invoice

### BILL TO

Rizzetta & Company  
Willow Walk CDD  
9530 Marketplace Road  
Suite 206  
Fort Myers, Florida 33912

INVOICE # 3877  
DATE 05/27/2019  
DUE DATE 06/11/2019  
TERMS Net 15

ACTIVITY	QTY	RATE	AMOUNT
<b>Labor</b> 4-29-2019 Cleaning services for Restrooms (2), lanai, pool deck and Amenity sidewalk two times per week • All paper goods Restocked upon each visit or as needed. Hand soap to be re-filled as needed and will be monitored so that it does not run out. • Scrubbing and disinfecting the toilets, all sinks, all counter top areas, all cabinet areas • Mirrors ,door knobs, handicap bars, light switches, locking mechanisms on doors, paper goods fixtures as well as all other fixtures located in restrooms cleaned/disinfected • Sweep & Mop restroom floors • ALL Trash bins to be emptied upon each visit and new liners in place • Replacement of burned out light bulbs. • Clean/Disinfect drinking fountain • Pick up all trash and debris on grounds • Tables wiped off & straitened • Blow off amenity sidewalks ,pool deck, lanai, Exterior Window Seals, Molding • Dust the ceiling and walls of the restrooms & pool recreational area to remove any bugs, dirt or other debris • Remove wasp/hornets nests as needed	1	140.00	140.00
<b>Labor</b> 5-6-2019 Cleaning services for Restrooms (2), lanai, pool deck and Amenity sidewalk two times per week • All paper goods Restocked upon each visit or as needed. Hand soap to be re-filled as needed and will be monitored so that it does not run out. • Scrubbing and disinfecting the toilets, all sinks, all counter top areas, all cabinet areas • Mirrors ,door knobs, handicap bars, light switches, locking	1	140.00	140.00

ACTIVITY	QTY	RATE	AMOUNT
mechanisms on doors, paper goods fixtures as well as all other fixtures located in restrooms cleaned/disinfected • Sweep & Mop restroom floors • ALL Trash bins to be emptied upon each visit and new liners in place • Replacement of burned out light bulbs. • Clean/Disinfect drinking fountain • Pick up all trash and debris on grounds • Tables wiped off & straitened  • Blow off amenity sidewalks ,pool deck, lanai, Exterior Window Seals, Molding • Dust the ceiling and walls of the restrooms & pool recreational area to remove any bugs, dirt or other debris • Remove wasp/hornets nests as needed			
<b>Labor</b> 5-132019 Cleaning services for Restrooms (2), lanai, pool deck and Amenity sidewalk two times per week • All paper goods Restocked upon each visit or as needed. Hand soap to be re-filled as needed and will be monitored so that it does not run out. • Scrubbing and disinfecting the toilets, all sinks, all counter top areas, all cabinet areas • Mirrors ,door knobs, handicap bars, light switches, locking mechanisms on doors, paper goods fixtures as well as all other fixtures located in restrooms cleaned/disinfected • Sweep & Mop restroom floors • ALL Trash bins to be emptied upon each visit and new liners in place • Replacement of burned out light bulbs. • Clean/Disinfect drinking fountain • Pick up all trash and debris on grounds • Tables wiped off & straitened  • Blow off amenity sidewalks ,pool deck, lanai, Exterior Window Seals, Molding • Dust the ceiling and walls of the restrooms & pool recreational area to remove any bugs, dirt or other debris • Remove wasp/hornets nests as needed	1	140.00	140.00
<b>Labor</b> 5-20-2019 Cleaning services for Restrooms (2), lanai, pool deck and Amenity sidewalk: • All paper goods Restocked upon each visit or as needed. Hand soap to be re-filled as needed and will be monitored so that it does not run out. • Scrubbing and disinfecting the toilets, all sinks, all counter top areas, all cabinet areas • Mirrors ,door knobs, handicap bars, light switches, locking mechanisms on doors, paper goods fixtures as well as all other fixtures located in restrooms cleaned/disinfected • Sweep & Mop restroom floors • ALL Trash bins to be emptied upon each visit and new liners in place	1	140.00	140.00



## ACTIVITY

QTY

RATE

AMOUNT

- Replacement of burned out light bulbs.
- Clean/Disinfect drinking fountain
- Pick up all trash and debris on grounds
- Tables wiped off & straitened

- Blow off amenity sidewalks ,pool deck, lanai, Exterior Window  
Seals, Molding
- Dust the ceiling and walls of the restrooms & pool recreational  
area to remove any bugs, dirt or other debris
- Remove wasp/hornets nests as needed

**Material**

1

35.00

35.00

Restock Paper Goods:

Paper Towels, Toilet Paper, Hand Soap

BALANCE DUE

**\$595.00**

Date Rec'd Rizzetta &amp; Co., Inc. \_\_\_\_\_

D/M approval Belinda Blandon Date 5/31/19Date entered MAY 27 2019Fund 001 GL 53900 OC 4701

Check # \_\_\_\_\_

Spearem Enterprises, LLC  
18865 State Rd. 54 Suite122  
Lutz, FL 33558  
(727) 237-2316  
spearem.jmb@gmail.com

RECEIVED  
MAY 27 2019

BY: .....



## Invoice

### BILL TO

Rizzetta & Company  
Rizzetta & Company  
Willow Walk CDD  
9428 Camden Field Parkway  
Riverview, FL 33578

INVOICE # 3878  
DATE 05/27/2019  
DUE DATE 06/11/2019  
TERMS Net 15

ACTIVITY	QTY	RATE	AMOUNT
Labor 5-1-2019 Pressure Rinse pool area	1	80.00	80.00
Labor 5-15-2019 pressure rinse pool area	1	80.00	80.00

It is anticipated that permits will not be required for the above work, and if required, the associated

costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site.

Whether actual or consequential, or any claim arising out of or relating to "Acts of God".

Job will Commence within 30 days of receiving signed, approved proposal-weather permitting.

BALANCE DUE

**\$160.00**

Date Rec'd Rizzetta & Co., Inc. \_\_\_\_\_

D/M approval Belinda Blandon Date 5/31/19

Date entered MAY 27 2019

Fund 001 GL 57200 OC 4701

Check # \_\_\_\_\_

**SUN STATE LANDSCAPE  
MANAGEMENT, INC.**

8920 ERIE LANE  
PARRISH, FL 34219

RECEIVED  
MAY 27 2019

**INVOICE**

Invoice Number: 24747  
Invoice Date: May 23, 2019  
Page: 1

BY: .....

Voice: 941-776-2897  
Fax: 941-776-0857

**Bill To:**

WILLOW WALK CDD  
C/O Rizzetta & Company  
9428 Camden Field Pkwy  
Riverview, FL 33578

**Ship to:**

WILLOW WALK  
Irrigation Inspection Repairs  
work completed 5/2/19

Customer ID	Customer PO	Payment Terms	
WILLOW WALK CDD	Belinda Blandon	Net 30 Days	
Sales Rep ID	Shipping Method	Ship Date	Due Date
	N/A		6/22/19

Quantity	Item	Description	Unit Price	Amount
		Amenity Center		
2.00	spray	Zone 8 - Replaced broken spray heads	9.75	19.50
2.00	nozzle	Nozzle	1.20	2.40
1.00	rotor	Zone 11 - Replaced broken Rotor Head	21.95	21.95
1.00	nipple - 3/4"	nipple - 3/4"	0.20	0.20
1.00	rotor	Zone 16 - Replaced broken Rotor Head	21.95	21.95
		Clock for Entries & Wall		
1.00	Decoder - 1 Station	Zone 13 - Replaced 1 Station Decoder - No charge warranty		
1.00	Connector	Connector - DBR Connector Kit	6.95	6.95
1.00	connector-b	Connector - Dryconn black	0.72	0.72
1.00	Decoder - 1 Station	Zone 22 - Replaced 1 Station Decoder - No charge warranty		
1.00	Connector	Connector - DBR Connector Kit	6.95	6.95
1.00	connector-b	Connector - Dryconn black	0.72	0.72
		Clock (New Section Icore)		
1.00	coup drip	Zone 4 - Repair drip - Coupling	0.52	0.52
1.00	tube-drip	Zone 6 - Repair Drip Tubing - LF	0.97	0.97
2.00	coup drip	Coupling - Drip	0.52	1.04
1.00	tee - 3/4"	Zone 10 - Repaired 3/4 break - tee - 3/4"	0.92	0.92
2.00	bush3/4x1/2	Bushing 3/4" X 1/2"	0.67	1.34

Subtotal	Continued
Sales Tax	Continued
Total Invoice Amount	Continued
Payment/Credit Applied	
<b>TOTAL</b>	<b>Continued</b>

Check/Credit Memo No:



**SUN STATE LANDSCAPE  
MANAGEMENT, INC.**

8920 ERIE LANE  
PARRISH, FL 34219

# INVOICE

Invoice Number: 24747  
Invoice Date: May 23, 2019  
Page: 2

Voice: 941-776-2897

Fax: 941-776-0857

**Bill To:**

WILLOW WALK CDD  
C/O Rizzetta & Company  
9428 Camden Field Pkwy  
Riverview, FL 33578

**Ship to:**

WILLOW WALK  
Irrigation Inspection Repairs  
work completed 5/2/19

Customer ID	Customer PO	Payment Terms	
WILLOW WALK CDD	Belinda Blandon	Net 30 Days	
Sales Rep ID	Shipping Method	Ship Date	Due Date
	N/A		6/22/19

Quantity	Item	Description	Unit Price	Amount
2.00	coup-1/2	Coupling - 1/2"	0.42	0.84
2.00	tube-flex	Flex Tubing LF	0.72	1.44
4.50	Labor	Labor	50.00	225.00

Date Rec'd Rizzetta & Co., Inc. \_\_\_\_\_

D/M approval Belinda Blandon Date 5/31/19

Date entered MAY 27 2019

Fund 001 GL 53900 OC 4609

Check # \_\_\_\_\_

Subtotal	313.41
Sales Tax	
Total Invoice Amount	313.41
Payment/Credit Applied	
<b>TOTAL</b>	<b>313.41</b>

Check/Credit Memo No:

**SUN STATE LANDSCAPE  
MANAGEMENT, INC.**

8920 ERIE LANE  
PARRISH, FL 34219

RECEIVED  
JUN 05 2019  
BY: .....

**INVOICE**

Invoice Number: 24908  
Invoice Date: Jun 1, 2019  
Page: 1

Voice: 941-776-2897  
Fax: 941-776-0857

<b>Bill To:</b>
WILLOW WALK CDD C/O Rizzetta & Company 9428 Camden Field Pkwy Riverview, FL 33578

<b>Ship to:</b>
WILLOW WALK Phase 1 C - North East Wall Monthly Maintenance

Customer ID	Customer PO	Payment Terms	
WILLOW WALK CDD		Net 30 Days	
Sales Rep ID	Shipping Method	Ship Date	Due Date
	N/A		7/1/19

Quantity	Item	Description	Unit Price	Amount
		Monthly Maintenance Phase 1 C - North East Wall:		
1.00	TURF MGMT	Turf Management	285.00	285.00
1.00	BED MGMT	Bed Management	240.10	240.10
1.00	FERT/PEST	Fertilization & Pest Control - Beds	90.04	90.04
1.00	IRR MGMT	Irrigation Management	5.00	5.00
<p>Date Rec'd Rizzetta &amp; Co., Inc. _____</p> <p>D/M approval <u>Belinda Blandon</u> Date <u>6/7/19</u></p> <p>Date entered <u>JUN 07 2019</u></p> <p>Fund <u>001</u> GL <u>53900</u> OC <u>4604</u></p> <p>Check # _____</p>				
Subtotal				620.14
Sales Tax				
Total Invoice Amount				620.14
Payment/Credit Applied				
<b>TOTAL</b>				<b>620.14</b>

Check/Credit Memo No:



**SUN STATE LANDSCAPE  
MANAGEMENT, INC.**

8920 ERIE LANE  
PARRISH, FL 34219

RECEIVED  
JUN 05 2019  
BY: .....

**INVOICE**

Invoice Number: 24909  
Invoice Date: Jun 1, 2019  
Page: 1

Voice: 941-776-2897  
Fax: 941-776-0857

<b>Bill To:</b>
WILLOW WALK CDD C/O Rizzetta & Company 9428 Camden Field Pkwy Riverview, FL 33578

<b>Ship to:</b>
WILLOW WALK - MENDOZA RD Monthly Maintenance

Customer ID	Customer PO	Payment Terms	
WILLOW WALK CDD		Net 30 Days	
Sales Rep ID	Shipping Method	Ship Date	Due Date
	N/A		7/1/19

Quantity	Item	Description	Unit Price	Amount
1.00	TURF MGMT	Turf Management - Pond A, B, C & G	1,629.66	1,629.66
1.00	TURF MGMT	Turf Management - Pond D	687.50	687.50
1.00	TURF MGMT	Turf Management - Pond E	512.50	512.50
1.00	TURF MGMT	Turf Management - Pond F	316.26	316.26
1.00	TURF MGMT	Turf Management - Lift Station	47.51	47.51
1.00	TURF MGMT	Turf Management - Floratam sod at Entrance and A, B & 105 ft of C Buffer	1,447.81	1,447.81
1.00	TURF MGMT	Turf Management - Bahia sod at Entrance and A, B and 105 ft of C Buffer	535.51	535.51
1.00	BED MGMT	Bed Management - Lift Station	44.80	44.80
1.00	BED MGMT	Bed Management - Entrance and A, B & 105 ft. of C Buffer	505.72	505.72
1.00	FERT/PEST	Fertilization & Pest Control of Turf - Lift Station	47.51	47.51
1.00	FERT/PEST	Fertilization & Pest Control of Beds - Lift Station	16.80	16.80
1.00	FERT/PEST	Fertilization & Pest Control - Floratam sod at Entrance and A, B & 105 ft of C buffer	1,447.81	1,447.81
1.00	FERT/PEST	Fertilization & Pest Control - Bahia Sod at Entrance and A, B and 105 ft of C Buffer	189.65	189.65
1.00	TURF MGMT	Amenity Center Turf Management -	773.88	773.88
Subtotal				Continued
Sales Tax				Continued
Total Invoice Amount				Continued
Payment/Credit Applied				
<b>TOTAL</b>				<b>Continued</b>

Check/Credit Memo No:



**SUN STATE LANDSCAPE  
MANAGEMENT, INC.**

8920 ERIE LANE  
PARRISH, FL 34219

RECEIVED  
JUN 05 2019

BY: .....

**INVOICE**

Invoice Number: 24909  
Invoice Date: Jun 1, 2019  
Page: 2

Voice: 941-776-2897  
Fax: 941-776-0857

**Bill To:**

WILLOW WALK CDD  
C/O Rizzetta & Company  
9428 Camden Field Pkwy  
Riverview, FL 33578

**Ship to:**

WILLOW WALK - MENDOZA RD  
Monthly Maintenance

Customer ID	Customer PO	Payment Terms	
WILLOW WALK CDD		Net 30 Days	
Sales Rep ID	Shipping Method	Ship Date	Due Date
	N/A		7/1/19

Quantity	Item	Description	Unit Price	Amount
1.00	TURF MGMT	Clubhouse		
1.00	BED MGMT	Amenity Center Turf Management - Bahia sod at Soccer Field	875.00	875.00
1.00	FERT/PEST	Amenity Center Bed Management	572.92	572.92
1.00	FERT/PEST	Amenity Center Turf Fertilization & Pest Control	773.88	773.88
1.00	FERT/PEST	Amenity Center Bed Fertilization & Pest Control	206.25	206.25
1.00	FERT/PEST	Amenity Center Pest Control - Bahia sod	291.66	291.66
1.00	FERT/PEST	TPPD Injections	43.33	43.33
1.00	IRR MGMT	Irrigation Inspection - Monthly	45.00	45.00

Date Rec'd Rizzetta & Co., Inc. \_\_\_\_\_

D/M approval Belinda Blandon Date 6/7/19

Date entered JUN 07 2019

Fund 001 GL 53900 OC 4604

Check # \_\_\_\_\_

Subtotal	11,010.96
Sales Tax	
Total Invoice Amount	11,010.96
Payment/Credit Applied	
<b>TOTAL</b>	<b>11,010.96</b>

Check/Credit Memo No:

**SUN STATE LANDSCAPE  
MANAGEMENT, INC.**

8920 ERIE LANE  
PARRISH, FL 34219

RECEIVED  
JUN 05 2019

BY: .....

**INVOICE**

Invoice Number: 24910  
Invoice Date: Jun 1, 2019  
Page: 1

Voice: 941-776-2897  
Fax: 941-776-0857

<b>Bill To:</b>
WILLOW WALK CDD C/O Rizzetta & Company 9428 Camden Field Pkwy Riverview, FL 33578

<b>Ship to:</b>
WILLOW WALK Phase 2 Buffer A&D, 2nd Entry Monthly Maintenance

Customer ID	Customer PO	Payment Terms	
WILLOW WALK CDD		Net 30 Days	
Sales Rep ID	Shipping Method	Ship Date	Due Date
	N/A		7/1/19

Quantity	Item	Description	Unit Price	Amount
		Monthly Maintenance Phase 2 Buffer A&D, 2nd Entry (no ponds):		
1.00	TURF MGMT	Turf Management	1,834.75	1,834.75
1.00	BED MGMT	Bed Management	964.37	964.37
1.00	FERT/PEST	Fertilization & Pest Control - Turf	208.00	208.00
1.00	FERT/PEST	Fertilization & Pest Control - Beds	216.98	216.98
1.00	IRR MGMT	Irrigation Management	47.50	47.50

Date Rec'd Rizzetta & Co., Inc. \_\_\_\_\_

D/M approval Belinda Blandon Date 6/7/19

Date entered JUN 07 2019

Fund 001 GL 53900 OC 4604

Check # \_\_\_\_\_

Subtotal	3,271.60
Sales Tax	
Total Invoice Amount	3,271.60
Payment/Credit Applied	
<b>TOTAL</b>	<b>3,271.60</b>

Check/Credit Memo No:

# Tab 3



**WILLOW WALK  
COMMUNITY DEVELOPMENT DISTRICT  
MANATEE COUNTY, FLORIDA  
FINANCIAL REPORT  
FOR THE FISCAL YEAR ENDED  
SEPTEMBER 30, 2018**

**WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT  
MANATEE COUNTY, FLORIDA**

**TABLE OF CONTENTS**

	<u>Page</u>
INDEPENDENT AUDITOR'S REPORT	1-2
MANAGEMENT'S DISCUSSION AND ANALYSIS	3-6
BASIC FINANCIAL STATEMENTS	
Government-Wide Financial Statements:	
Statement of Net Position	7
Statement of Activities	8
Fund Financial Statements:	
Balance Sheet – Governmental Funds	9
Reconciliation of the Balance Sheet – Governmental Funds to the Statement of Net Position	10
Statement of Revenues, Expenditures and Changes in Fund Balances – Governmental Funds	11
Reconciliation of the Statement of Revenues, Expenditures and Changes in Fund Balances of Governmental Funds to the Statement of Activities	12
Notes to the Financial Statements	13-21
REQUIRED SUPPLEMENTARY INFORMATION	
Schedule of Revenues, Expenditures and Changes in Fund Balance – Budget and Actual – General Fund	22
Notes to Required Supplementary Information	23
INDEPENDENT AUDITOR'S REPORT ON INTERNAL CONTROL OVER FINANCIAL REPORTING AND ON COMPLIANCE AND OTHER MATTERS BASED ON AN AUDIT OF FINANCIAL STATEMENTS PERFORMED IN ACCORDANCE WITH <i>GOVERNMENT AUDITING STANDARDS</i>	24-25
INDEPENDENT AUDITOR'S REPORT ON COMPLIANCE WITH THE REQUIREMENTS OF SECTION 218.415, FLORIDA STATUTES, REQUIRED BY RULE 10.556(10) OF THE AUDITOR GENERAL OF THE STATE OF FLORIDA	26
MANAGEMENT LETTER PURSUANT TO THE RULES OF THE AUDITOR GENERAL OF THE STATE OF FLORIDA	27-28



951 Yamato Road • Suite 280  
Boca Raton, Florida 33431  
(561) 994-9299 • (800) 299-4728  
Fax (561) 994-5823  
[www.graucpa.com](http://www.graucpa.com)

## INDEPENDENT AUDITOR'S REPORT

To the Board of Supervisors  
Willow Walk Community Development District  
Manatee County, Florida

### Report on the Financial Statements

We have audited the accompanying financial statements of the governmental activities and each major fund of Willow Walk Community Development District, Manatee County, Florida ("District") as of and for the fiscal year ended September 30, 2018, and the related notes to the financial statements, which collectively comprise the District's basic financial statements as listed in the table of contents.

### Management's Responsibility for the Financial Statements

Management is responsible for the preparation and fair presentation of these financial statements in accordance with accounting principles generally accepted in the United States of America; this includes the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

### Auditor's Responsibility

Our responsibility is to express opinions on these financial statements based on our audit. We conducted our audit in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free from material misstatement.

An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the entity's preparation and fair presentation of the financial statements in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control. Accordingly, we express no such opinion. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinions.

### Opinions

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities and each major fund of the District as of September 30, 2018, and the respective changes in financial position thereof for the fiscal year then ended in accordance with accounting principles generally accepted in the United States of America.



## **Other Matters**

### *Required Supplementary Information*

Accounting principles generally accepted in the United States of America require that the management's discussion and analysis and budgetary comparison information be presented to supplement the basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

### **Other Reporting Required by *Government Auditing Standards***

In accordance with *Government Auditing Standards*, we have also issued our report dated June 28, 2019, on our consideration of the District's internal control over financial reporting and on our tests of its compliance with certain provisions of laws, regulations, contracts, grant agreements and other matters. The purpose of that report is to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the District's internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the District's internal control over financial reporting and compliance.

### **Report on Other Legal and Regulatory Requirements**

We have also issued our report dated June 28, 2019, on our consideration of the District's compliance with the requirements of Section 218.415, Florida Statutes, as required by Rule 10.556(10) of the Auditor General of the State of Florida. The purpose of that report is to provide an opinion based on our examination conducted in accordance with attestation standards established by the American Institute of Certified Public Accountants.



June 28, 2019

## MANAGEMENT'S DISCUSSION AND ANALYSIS

Our discussion and analysis of Willow Walk Community Development District, Manatee County, Florida ("District") provides a narrative overview of the District's financial activities for the fiscal year ended September 30, 2018. Please read it in conjunction with the District's Independent Auditor's Report, basic financial statements, accompanying notes and supplementary information to the basic financial statements.

### FINANCIAL HIGHLIGHTS

- The assets of the District exceeded its liabilities at the close of the most recent fiscal year resulting in a net position balance of \$616,363.
- The change in the District's total net position in comparison with the prior fiscal year was \$61,987, an increase. The key components of the District's net position and change in net position are reflected in the table in the government-wide financial analysis section.
- At September 30, 2018, the District's governmental funds reported combined ending fund balances of \$504,081, an increase of \$104,923 in comparison with the prior fiscal year. The total fund balance is non-spendable for prepaids and deposits, restricted for debt service and capital projects, and the remainder is unassigned fund balance which is available for spending at the District's discretion.

### OVERVIEW OF FINANCIAL STATEMENTS

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

#### Government-Wide Financial Statements

The government-wide financial statements are designed to provide readers with a broad overview of the District's finances, in a manner similar to a private-sector business.

The statement of net position presents information on all the District's assets, deferred outflows of resources, liabilities, and deferred inflows of resources with the residual amount being reported as net position. Over time, increases or decreases in net position may serve as a useful indicator of whether the financial position of the District is improving or deteriorating.

The statement of activities presents information showing how the government's net position changed during the most recent fiscal year. All changes in net position are reported as soon as the underlying event giving rise to the change occurs, regardless of the timing of related cash flows. Thus, revenues and expenses are reported in this statement for some items that will only result in cash flows in future fiscal periods.

The government-wide financial statements include all governmental activities that are principally supported by special assessments and Developer contributions. The District does not have any business-type activities. The governmental activities of the District include the general government (management), physical environment, and culture and recreation functions.

#### Fund Financial Statements

A fund is a grouping of related accounts that is used to maintain control over resources that have been segregated for specific activities or objectives. The District, like other state and local governments, uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements. The District has one fund category: governmental funds.

## OVERVIEW OF FINANCIAL STATEMENTS (Continued)

### Governmental Funds

Governmental funds are used to account for essentially the same functions reported as governmental activities in the government-wide financial statements. However, unlike the government-wide financial statements, governmental fund financial statements focus on near-term inflows and outflows of spendable resources, as well as on balances of spendable resources available at the end of the fiscal year. Such information may be useful in evaluating a District's near-term financing requirements.

Because the focus of governmental funds is narrower than that of the government-wide financial statements, it is useful to compare the information presented for governmental funds with similar information presented for governmental activities in the government-wide financial statements. By doing so, readers may better understand the long-term impact of the District's near-term financing decisions. Both the governmental fund balance sheet and the governmental fund statement of revenues, expenditures, and changes in fund balances provide a reconciliation to facilitate this comparison between governmental funds and governmental activities.

The District maintains three governmental funds for external reporting. Information is presented separately in the governmental fund balance sheet and the governmental fund statement of revenues, expenditures, and changes in fund balances for the general fund, debt service fund, and capital projects fund, all of which are considered major funds.

The District adopts an annual appropriated budget for its general fund. A budgetary comparison schedule has been provided for the general fund to demonstrate compliance with the budget.

### Notes to the Financial Statements

The notes provide additional information that is essential to a full understanding of the data provided in the government-wide and fund financial statements.

### GOVERNMENT-WIDE FINANCIAL ANALYSIS

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

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

NET POSITION SEPTEMBER 30,		
	2018	2017
Assets, excluding capital assets	\$ 1,077,739	\$ 447,441
Capital assets	8,668,127	3,860,923
Total assets	9,745,866	4,308,364
Current liabilities	714,082	131,044
Long-term liabilities	8,415,421	3,622,944
Total liabilities	9,129,503	3,753,988
Net Position		
Net investment in capital assets	614,151	497,825
Restricted	(21,333)	197
Unrestricted	23,545	56,354
Total net position	\$ 616,363	\$ 554,376



## GOVERNMENT-WIDE FINANCIAL ANALYSIS (Continued)

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

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

The District's net position increased during the most recent fiscal year. The increase is due to the receipt of a non-cash contribution of completed infrastructure from the Developer.

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

CHANGES IN NET POSITION FOR THE FISCAL YEAR ENDED SEPTEMBER 30,		
Revenues:	2018	2017
Program revenues		
Charges for services	\$ 583,318	\$ 643,611
Operating grants and contributions	6,914	1,578
Capital grants and contributions	558,882	63,461
Total revenues	1,149,114	708,650
Expenses:		
General government	78,636	92,831
Physical environment	385,318	290,831
Culture and recreation	51,158	-
Interest on long-term debt	333,315	200,676
Bond issuance costs	238,700	-
Total expenses	1,087,127	584,338
Change in net position	61,987	124,312
Net position - beginning	554,376	430,064
Net position - ending	\$ 616,363	\$ 554,376

As noted above and in the statement of activities, the cost of all governmental activities during the fiscal year ended September 30, 2018 was \$1,087,127. The costs of the District's activities were funded by program revenues. Program revenues are comprised primarily of assessments. The increase in program revenues is primarily due to a non-cash contribution of completed infrastructure from the Developer in the current fiscal year. In total, expenses increased from the prior fiscal year due to bond issuance costs related to the Series 2017 Bonds which also caused the increase in interest on long-term debt. Culture and recreation costs are for the depreciation of the amenity center which was acquired from the Developer in the current fiscal year.

## GENERAL BUDGETING HIGHLIGHTS

An operating budget was adopted and maintained by the governing board for the District pursuant to the requirements of Florida Statutes. The budget is adopted using the same basis of accounting that is used in preparation of the fund financial statements. The legal level of budgetary control, the level at which expenditures may not exceed budget, is in the aggregate. Any budget amendments that increase the aggregate budgeted appropriations must be approved by the Board of Supervisors. The general fund budget for the fiscal year ended September 30, 2018 was amended to increase appropriations and other financing sources by \$25,000. Actual general fund expenditures did not exceed appropriations for the fiscal year ended September 30, 2018.

## CAPITAL ASSETS AND DEBT ADMINISTRATION

### Capital Assets

At September 30, 2018, the District had \$8,964,230 invested in capital assets for its governmental activities. In the government-wide financial statements depreciation of \$296,103 has been taken, which resulted in a net book value of \$8,668,127. More detailed information about the District's capital assets is presented in the notes to the financial statements.

### Capital Debt

At September 30, 2018, the District had \$6,620,000 Bonds outstanding for its governmental activities. In addition, the District owes the Developer \$1,806,772. More detailed information about the District's capital debt is presented in the notes to the financial statements.

## ECONOMIC FACTORS AND NEXT YEAR'S BUDGETS AND OTHER EVENTS

The District anticipates the continued construction of its infrastructure in subsequent fiscal years. In addition, it is anticipated that the general operations of the District will increase.

Subsequent to fiscal year end, the District issued \$2,945,000 of Series 2019 Bonds, consisting of multiple term bonds with due dates ranging from May 1, 2024 - May 1, 2050 and fixed interest rates ranging from 3.8% to 4.625%. The Bonds were issued to finance the acquisition and construction of certain improvements for the benefit of the District.

## CONTACTING THE DISTRICT'S FINANCIAL MANAGEMENT

This financial report is designed to provide our citizens, land owners, customers, investors and creditors with a general overview of the District's finances and to demonstrate the District's accountability for the financial resources it manages and the stewardship of the facilities it maintains. If you have questions about this report or need additional financial information, contact Willow Walk Community Development District's Finance Department at 12750 Citrus Park Lane, Suite 115, Tampa, Florida 33625.

## **FINANCIAL STATEMENTS**



**WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT  
MANATEE COUNTY, FLORIDA  
STATEMENT OF NET POSITION  
SEPTEMBER 30, 2018**

	Governmental Activities
<b>ASSETS</b>	
Cash	\$ 23,980
Due from Developer	556,155
Prepays and deposits	12,828
Restricted assets:	
Investments	484,776
Capital assets	
Non-depreciable assets	3,697,436
Depreciable assets, net	4,970,691
Total assets	<u>9,745,866</u>
<b>LIABILITIES</b>	
Accounts payable and accrued expenses	12,093
Contracts and retainage payable	561,565
Accrued interest payable	140,424
Non-current liabilities:	
Due within one year	110,000
Due in more than one year	8,305,421
Total liabilities	<u>9,129,503</u>
<b>NET POSITION</b>	
Net investment in capital assets	614,151
Restricted for debt service	(21,533)
Restricted for capital projects	200
Unrestricted	23,545
Total net position	<u>\$ 616,363</u>

See notes to the financial statements

**WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT  
MANATEE COUNTY, FLORIDA  
STATEMENT OF ACTIVITIES  
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2018**

Functions/Programs	Expenses	Program Revenues			Net (Expense) Revenue and Changes in Net Position
		Charges for Services	Operating Grants and Contributions	Capital Grants and Contributions	Governmental Activities
Primary government:					
Governmental activities:					
General government	\$ 78,636	\$ -	\$ -	\$ -	\$ (78,636)
Physical environment	385,318	290,751	-	7,563	(87,004)
Culture and recreation	51,158	-	-	551,319	500,161
Interest on long-term debt	333,315	292,567	6,914	-	(33,834)
Bond issue costs	238,700	-	-	-	(238,700)
Total governmental activities	1,087,127	583,318	6,914	558,882	61,987
					Change in net position 61,987
					Net position - beginning 554,376
					Net position - ending <u>\$ 616,363</u>

See notes to the financial statements

**WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT  
MANATEE COUNTY, FLORIDA  
BALANCE SHEET  
GOVERNMENTAL FUNDS  
SEPTEMBER 30, 2018**

	Major Funds			Total
	General	Debt Service	Capital Project	Governmental Funds
<b>ASSETS</b>				
Cash	\$ 23,980	\$ -	\$ -	\$ 23,980
Investments	-	479,166	5,610	484,776
Due from Developer	-	-	556,155	556,155
Prepays and deposits	12,828	-	-	12,828
Total assets	<u>\$ 36,808</u>	<u>\$ 479,166</u>	<u>\$ 561,765</u>	<u>\$ 1,077,739</u>
<b>LIABILITIES AND FUND BALANCES</b>				
Liabilities:				
Accounts payable and accrued expenses	\$ 12,093	\$ -	\$ -	\$ 12,093
Contracts and retainage payable	-	-	561,565	561,565
Total liabilities	<u>12,093</u>	<u>-</u>	<u>561,565</u>	<u>573,658</u>
Fund balances:				
Nonspendable:				
Prepays and deposits	12,828	-	-	12,828
Restricted for:				
Debt service	-	479,166	-	479,166
Capital projects	-	-	200	200
Unassigned	11,887	-	-	11,887
Total fund balances	<u>24,715</u>	<u>479,166</u>	<u>200</u>	<u>504,081</u>
Total liabilities and fund balances	<u>\$ 36,808</u>	<u>\$ 479,166</u>	<u>\$ 561,765</u>	<u>\$ 1,077,739</u>

See notes to the financial statements



**WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT  
MANATEE COUNTY, FLORIDA  
RECONCILIATION OF THE BALANCE SHEET - GOVERNMENTAL FUNDS  
TO THE STATEMENT OF NET POSITION  
SEPTEMBER 30, 2018**

Fund balance - governmental funds	\$	504,081
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Amounts reported for governmental activities in the statement of net position are different because:

Capital assets used in governmental activities are not financial resources and, therefore, are not reported as assets in the governmental funds. The statement of net position includes those capital assets in the net position of the government as a whole.

Cost of capital assets	8,964,230	
Accumulated depreciation	<u>(296,103)</u>	8,668,127

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

Accrued interest payable	(140,424)	
Discount on bonds	13,397	
Amortization of discount of bonds	(1,788)	
Premium on bonds	(267)	
Amortization of premium of bonds	9	
Developer advance	(1,806,772)	
Bonds payable	<u>(6,620,000)</u>	<u>(8,555,845)</u>

Net position of governmental activities	\$	<u>616,363</u>
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See notes to the financial statements

**WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT  
MANATEE COUNTY, FLORIDA  
STATEMENT OF REVENUES, EXPENDITURES  
AND CHANGES IN FUND BALANCES  
GOVERNMENTAL FUNDS  
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2018**

	Major Funds			Total
	General	Debt Service	Capital Project	Governmental Funds
REVENUES				
Assessments	\$ 290,751	\$ 292,567	\$ -	\$ 583,318
Interest and other revenues	-	6,914	7,563	14,477
Total revenues	290,751	299,481	7,563	597,795
EXPENDITURES				
Current:				
General government	78,636	-	-	78,636
Physical environment	231,725	-	-	231,725
Debt service:				
Principal	-	60,000	-	60,000
Interest	-	275,214	-	275,214
Bond issue costs	-	-	238,700	238,700
Capital outlay	13,200	-	4,447,436	4,460,636
Total expenditures	323,561	335,214	4,686,136	5,344,911
Excess (deficiency) of revenues over (under) expenditures	(32,810)	(35,733)	(4,678,573)	(4,747,116)
OTHER FINANCING SOURCES (USES)				
Developer advances	-	-	1,806,772	1,806,772
Bond issuance	-	173,463	2,871,537	3,045,000
Bond issue premium	-	-	267	267
Total other financing sources (uses)	-	173,463	4,678,576	4,852,039
Net change in fund balances	(32,810)	137,730	3	104,923
Fund balances - beginning	57,525	341,436	197	399,158
Fund balances - ending	\$ 24,715	\$ 479,166	\$ 200	\$ 504,081

See notes to the financial statements

**WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT  
MANATEE COUNTY, FLORIDA  
RECONCILIATION OF THE STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN  
FUND BALANCES OF GOVERNMENTAL FUNDS TO THE STATEMENT OF ACTIVITIES  
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2018**

Net change in fund balances - total governmental funds	\$ 104,923
Amounts reported for governmental activities in the statement of activities are different because:	
Governmental funds report capital outlays as expenditures; however, the cost of capital assets is eliminated in the statement of activities and capitalized in the statement of net position.	4,460,636
Governmental funds report Developer advances as financial resources when cash is received, whereas these amounts are eliminated in the statement of activities and recognized as long-term liabilities in the statement of net position.	(1,806,772)
Governmental funds report the face amount of Bonds issued as financial resources when debt is first issued, whereas these amounts are eliminated in the statement of activities and recognized as long-term liabilities in the statement of net position.	(3,045,000)
The statement of activities reports noncash contributions as revenues, but these revenues are not reported in the governmental fund financial statements.	551,319
Depreciation of capital assets is not recognized in the governmental fund financial statements, but is reported as an expense in the statement of activities.	(204,751)
Governmental funds report the effect of premiums, discounts, and similar items when debt is first issued, whereas these amounts are deferred and amortized in the statement of activities.	(267)
Repayment of long-term liabilities are reported as expenditures in the governmental fund financial statements, but such repayments reduce liabilities in the statement of net position and are eliminated in the statement of activities.	60,000
Amortization of the issuance discount and premium is not recognized in the governmental fund financial statements, but is reported as an expense in the statement of activities.	(438)
The change in accrued interest on long-term liabilities between the current and prior fiscal years is recorded in the statement of activities, but not in the governmental fund financial statements.	(57,663)
Change in net position of governmental activities	<u>\$ 61,987</u>

See notes to the financial statements



**WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT  
MANATEE COUNTY, FLORIDA  
NOTES TO THE FINANCIAL STATEMENTS**

**NOTE 1 - NATURE OF ORGANIZATION AND REPORTING ENTITY**

Willow Walk Community Development District ("District") was created by Ordinance 15-11, effective as of February 24, 2015, of the Board of County Commissioners of Manatee County, Florida, pursuant to the Uniform Community Development District Act of 1980, otherwise known as Chapter 190, Florida Statutes. The Act provides among other things, the power to manage basic services for community development, power to borrow money and issue bonds, and to levy and assess non-ad valorem assessments for the financing and delivery of capital infrastructure.

The District was established for the purposes of financing and managing the acquisition, construction, maintenance and operation of a portion of the infrastructure necessary for community development within the District.

The District is governed by the Board of Supervisors ("Board"), which is composed of five members. The Supervisors are elected on an at large basis by landowners of the District. The Board of Supervisors of the District exercise all powers granted to the District pursuant to Chapter 190, Florida Statutes. At September 30, 2018, four of the Board members are affiliated with OK Willow Walk LLC ("Developer").

The Board has the responsibility for:

1. Allocating and levying assessments.
2. Approving budgets.
3. Exercising control over facilities and properties.
4. Controlling the use of funds generated by the District.
5. Approving the hiring and firing of key personnel.
6. Financing improvements.

The financial statements were prepared in accordance with Governmental Accounting Standards Board ("GASB") Statements. Under the provisions of those standards, the financial reporting entity consists of the primary government, organizations for which the District is considered to be financially accountable and other organizations for which the nature and significance of their relationship with the District are such that, if excluded, the financial statements of the District would be considered incomplete or misleading. There are no entities considered to be component units of the District; therefore, the financial statements include only the operations of the District.

**NOTE 2 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES**

**Government-Wide and Fund Financial Statements**

The basic financial statements include both government-wide and fund financial statements.

The government-wide financial statements (i.e., the statement of net position and the statement of activities) report information on all of the non-fiduciary activities of the primary government. For the most part, the effect of interfund activity has been removed from these statements.

The statement of activities demonstrates the degree to which the direct expenses of a given function or segment is offset by program revenues. *Direct expenses* are those that are clearly identifiable with a specific function or segment. *Program revenues* include: 1) charges to customers who purchase, use, or directly benefit from goods, services, or privileges provided by a given function or segment; operating-type special assessments for maintenance and debt service are treated as charges for services and 2) grants and contributions that are restricted to meeting the operational or capital requirements of a particular function or segment. Other items not included among program revenues are reported instead as *general revenues*.

## NOTE 2 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

### **Measurement Focus, Basis of Accounting and Financial Statement Presentation**

The government-wide financial statements are reported using the *economic resources measurement* focus and the *accrual basis of accounting*. Revenues are recorded when earned and expenses are recorded when a liability is incurred, regardless of the timing of related cash flows. Assessments are recognized as revenues in the year for which they are levied. Grants and similar items are to be recognized as revenue as soon as all eligibility requirements imposed by the provider have been met.

Governmental fund financial statements are reported using the *current financial resources measurement focus* and the *modified accrual basis of accounting*. Revenues are recognized as soon as they are both measurable and available. Revenues are considered to be *available* when they are collectible within the current period or soon enough thereafter to pay liabilities of the current period. For this purpose, the government considers revenues to be available if they are collected within 60 days of the end of the current fiscal period. Expenditures are recorded when a liability is incurred, as under accrual accounting. However, debt service expenditures are recorded only when payment is due.

### **Assessments**

Assessments are non-ad valorem assessments imposed on assessable lands located within the District. Assessments may be levied on property to pay for the operations and maintenance of the District. The fiscal year for which annual assessments may be levied begins on October 1 with discounts available for payments through February 28 and become delinquent on April 1. For debt service assessments, amounts collected as advance payments are used to prepay a portion of the Bonds outstanding. Otherwise, assessments are collected annually to provide funds for the debt service on the portion of the Bonds which are not paid with prepaid assessments.

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

The District reports the following major governmental funds:

### **General Fund**

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

### **Debt Service Fund**

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

### **Capital Projects Fund**

This fund accounts for the financial resources to be used for the acquisition or construction of major infrastructure within the District.

As a general rule, the effect of interfund activity has been eliminated from the government-wide financial statements.

When both restricted and unrestricted resources are available for use, it is the government's policy to use restricted resources first for qualifying expenditures, then unrestricted resources as they are needed.

### **Assets, Liabilities and Net Position or Equity**

#### **Restricted Assets**

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

## NOTE 2 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

### Assets, Liabilities and Net Position or Equity (Continued)

#### Deposits and Investments

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

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

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

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

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

#### Inventories and Prepaid Items

Inventories of governmental funds are recorded as expenditures when consumed rather than when purchased.

Certain payments to vendors reflect costs applicable to future accounting periods and are recorded as prepaid items in both government-wide and fund financial statements.

#### Capital Assets

Capital assets which include property, plant and equipment, and infrastructure assets (e.g., roads, sidewalks and similar items) are reported in the government activities columns in the government-wide financial statements. Capital assets are defined by the government as assets with an initial, individual cost of more than \$5,000 (amount not rounded) and an estimated useful life in excess of two years. Such assets are recorded at historical cost or estimated historical cost if purchased or constructed. Donated capital assets are recorded at estimated fair market value at the date of donation.

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

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

<u>Asset</u>	<u>Years</u>
Roadways	20
Stormwater management	25
Utilities	30
Landscaping	15
Recreational Facilities	20-30
Furniture and equipment	5

#### Unearned Revenue

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



## **NOTE 2 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)**

### **Assets, Liabilities and Net Position or Equity (Continued)**

#### Long-Term Obligations

In the government-wide financial statements long-term debt and other long-term obligations are reported as liabilities in the statement of net position. Bond premiums and discounts are deferred and amortized ratably over the life of the Bonds. Bonds payable are reported net of applicable premiums or discounts. Bond issuance costs are expensed when incurred.

In the fund financial statements, governmental fund types recognize premiums and discounts, as well as issuance costs, during the current period. The face amount of debt issued is reported as other financing sources. Premiums received on debt issuances are reported as other financing sources while discounts on debt issuances are reported as other financing uses. Issuance costs, whether or not withheld from the actual debt proceeds received, are reported as debt service expenditures.

#### Deferred Outflows/Inflows of Resources

In addition to assets, the statement of financial position will sometimes report a separate section for deferred outflows of resources. This separate financial statement element, deferred outflows of resources, represents a consumption of net position that applies to a future period(s) and so will not be recognized as an outflow of resources (expense/expenditure) until then.

In addition to liabilities, the statement of financial position will sometimes report a separate section for deferred inflows of resources. This separate financial statement element, deferred inflows of resources, represents an acquisition of net position that applies to a future period(s) and so will not be recognized as an inflow of resources (revenue) until that time.

#### Fund Equity/Net Position

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

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

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

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

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

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

## NOTE 2 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

### Other Disclosures

#### Use of Estimates

The preparation of financial statements in conformity with generally accepted accounting principles requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities, and disclosure of contingent assets and liabilities at the date of the financial statements, and the reported amounts of revenues and expenditures during the reporting period. Actual results could differ from those estimates.

## NOTE 3 - BUDGETARY INFORMATION

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

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

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

## NOTE 4 - DEPOSITS AND INVESTMENTS

### Deposits

The District's cash balances were entirely covered by federal depository insurance or by a collateral pool pledged to the State Treasurer. Florida Statutes Chapter 280, "Florida Security for Public Deposits Act", requires all qualified depositories to deposit with the Treasurer or another banking institution eligible collateral equal to various percentages of the average daily balance for each month of all public deposits in excess of any applicable deposit insurance held. The percentage of eligible collateral (generally, U.S. Governmental and agency securities, state or local government debt, or corporate bonds) to public deposits is dependent upon the depository's financial history and its compliance with Chapter 280. In the event of a failure of a qualified public depository, the remaining public depositories would be responsible for covering any resulting losses.

### Investments

The District's investments were held as follows at September 30, 2018:

	Amortized Cost	Credit Risk	Weighted Average Maturities
Fidelity Investments Money Market			
Funds - Government Portfolio	\$ 484,776	Not available	Not available
Total Investments	<u>\$ 484,776</u>		

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

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

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

However, the Bond Indentures limit the type of investments held using unspent proceeds.

## NOTE 4 - DEPOSITS AND INVESTMENTS (Continued)

### Investments (Continued)

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

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

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

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

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

## NOTE 5 - CAPITAL ASSETS

Changes in capital assets for the fiscal year ended September 30, 2018 were as follows:

	Beginning Balance	Additions	Reductions	Ending Balance
<u>Governmental activities</u>				
Capital assets, not being depreciated				
Infrastructure under construction	\$ -	\$ 3,697,436	\$ -	\$ 3,697,436
Total capital assets, not being depreciated	-	3,697,436	-	3,697,436
Capital assets, being depreciated				
Roadways	593,385	-	-	593,385
Stormwater management	1,950,118	23,477	-	1,973,595
Utilities	1,310,603	-	-	1,310,603
Landscaping	20,057	-	-	20,057
Recreational Facilities	78,112	1,265,737	-	1,343,849
Furniture and equipment	-	25,305	-	25,305
Total capital assets, being depreciated	3,952,275	1,314,519	-	5,266,794
Less accumulated depreciation for:				
Roadways	(17,307)	(29,669)	-	(46,976)
Stormwater management	(45,503)	(78,900)	-	(124,403)
Utilities	(25,484)	(43,687)	-	(69,171)
Landscaping	(780)	(1,337)	-	(2,117)
Recreational Facilities	(2,278)	(46,097)	-	(48,375)
Furniture and equipment	-	(5,061)	-	(5,061)
Total accumulated depreciation	(91,352)	(204,751)	-	(296,103)
Total capital assets, being depreciated, net	3,860,923	1,109,768	-	4,970,691
Governmental activities capital assets, net	\$ 3,860,923	\$ 4,807,204	\$ -	\$ 8,668,127



## NOTE 5 - CAPITAL ASSETS (Continued)

The infrastructure intended to serve the District has been estimated at a total cost of approximately \$19,910,000 which consists of Phase 1 (South Parcel Assessment Area Project) and Phase 2 (North Parcel Assessment Area Project) improvements. The infrastructure will include roadways, stormwater management, utilities (water and sewer), irrigation, and recreational facilities. The Series 2015 Bonds were issued to fund a portion of the construction costs associated with the South Parcel Assessment Area. The South Parcel Assessment Area was completed in fiscal year 2017. The Series 2017 Bonds will fund a portion of the Series 2017 Project (which is part of the North Parcel Assessment Area Project). In connection with the Series 2017 Project, the District accepted the assignment of the Series 2017 Project construction project from the Developer. The Developer entered into a completion agreement to complete the portion of the Series 2017 Project that is not funded with proceeds of the Series 2017 Bonds. The District will issue additional bonds in the future – see Note 11 – Subsequent Events – to complete development of the North Parcel Assessment Area Project. The Developer will enter into a completion agreement to complete the North Parcel Assessment Area Project not funded by the issuance of additional bonds. Upon completion, certain improvements are expected to be conveyed to other governments for ownership and maintenance responsibilities.

In the current fiscal year, the District acquired the amenity center from the Developer. Total improvements cost \$1,301,319. The Developer was paid \$750,000 for the acquisition. The difference of \$551,319 has been recorded as a non-cash contribution in the current fiscal year.

Depreciation expense was charged to functions/programs as follows:

Physical environment	\$	153,593
Culture and recreation		51,158
Total depreciation	\$	<u>204,751</u>

## NOTE 6 - LONG-TERM LIABILITIES

### **Series 2015 Bonds**

On July 15, 2015, the District issued \$3,745,000 of Special Assessment Bonds, Series 2015 consisting of \$1,045,000 2015 Term Bonds due on May 1, 2029 with a fixed interest rate of 5% and \$2,700,000 of 2015 Term Bonds due on May 1, 2045 with a fixed interest rate of 5.625%. The Bonds were issued to finance the acquisition and construction of certain improvements for the benefit of the District. Interest is paid semiannually on each May 1 and November 1. Principal is paid serially commencing on May 1, 2016 through May 1, 2045.

### **Series 2017 Bonds**

On October 17, 2017, the District issued \$3,045,000 of Special Assessment Bonds, Series 2017 consisting of multiple term bonds with due dates ranging from May 1, 2023 - May 1, 2048 and fixed interest rates ranging from 3.5% to 5.0%. The Bonds were issued to finance a portion of the cost of acquiring, construction and equipping of certain assessable improvements comprising the Series 2017 Project. Interest is to be paid semiannually on each May 1 and November 1. Principal is to be paid serially commencing May 1, 2019 for the Series 2017 Bonds.

### **Series 2015 and 2017 Bonds**

The Series 2015 and 2017 Bonds are subject to redemption at the option of the District prior to their maturity. The 2015 and 2017 Bonds are subject to extraordinary mandatory redemption prior to their selected maturity in the manner determined by the Bond Registrars if certain events occurred as outlined in the Bond Indentures.

The Series 2015 and 2017 Bond Indentures established debt service reserve requirements as well as other restrictions and requirements relating principally to the use of proceeds to pay for the infrastructure improvements and the procedures to be followed by the District on assessments to property owners. The District agrees to levy special assessments in annual amounts adequate to provide payment of debt service and to meet the reserve requirements. The District was in compliance with the requirements at September 30, 2018.

## NOTE 6 - LONG-TERM LIABILITIES (Continued)

### Developer Advances

As discussed in Note 5, the Developer has also agreed to fund a portion of the construction costs of the District's infrastructure. In connection with that agreement, Developer advances to the capital projects fund during fiscal year 2018 were \$1,806,772. The balance owed to the Developer is not included in the maturity schedule below.

### Long-term Debt Activity

Changes in long-term liability activity for the fiscal year ended September 30, 2018 were as follows:

	Beginning Balance	Additions	Reductions	Ending Balance	Due Within One Year
<u>Governmental activities</u>					
Bonds payable:					
Series 2015	\$ 3,635,000	\$ -	\$ (60,000)	\$ 3,575,000	\$ 60,000
Original issue discount	(12,056)	-	447	(11,609)	-
Series 2017	-	3,045,000	-	3,045,000	50,000
Original issue premium	-	267	(9)	258	-
Developer advances	-	1,806,772	-	1,806,772	-
Total	\$ 3,622,944	\$ 4,852,039	\$ (59,562)	\$ 8,415,421	\$ 110,000

At September 30, 2018, the scheduled debt service requirements on the long-term debt were as follows:

Year ending September 30:	Governmental Activities		
	Principal	Interest	Total
2019	\$ 110,000	\$ 337,019	\$ 447,019
2020	115,000	332,269	447,269
2021	125,000	327,269	452,269
2022	125,000	321,844	446,844
2023	135,000	316,419	451,419
2024-2028	765,000	1,485,694	2,250,694
2029-2033	975,000	1,284,381	2,259,381
2034-2038	1,280,000	1,001,375	2,281,375
2039-2043	1,655,000	625,250	2,280,250
2044-2048	1,335,000	172,844	1,507,844
Total	\$ 6,620,000	\$ 6,204,364	\$ 12,824,364

## NOTE 7 - DEVELOPER TRANSACTIONS

The Developer owns a majority of the land within the District; therefore, assessment revenues in the general and debt service funds include the assessments levied on those lots owned by the Developer.

As discussed in Note 6, the Developer has also agreed to fund the construction of the District's infrastructure. In connection with that agreement, Developer advances to the capital projects fund were 1,806,772 during the fiscal year ended September 30, 2018.

## NOTE 8 - CONCENTRATION

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

## NOTE 9 - MANAGEMENT COMPANY

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

**NOTE 10 - RISK MANAGEMENT**

The District is exposed to various risks of loss related to torts; theft of, damage to, and destruction of assets; errors and omissions; and natural disasters. The District has obtained commercial insurance from independent third parties to mitigate the costs of these risks; coverage may not extend to all situations. There were no claims during the past three years.

**NOTE 11 - SUBSEQUENT EVENTS**

Subsequent to fiscal year end, the District issued \$2,945,000 of Series 2019 Bonds, consisting of multiple term bonds with due dates ranging from May 1, 2024 - May 1, 2050 and fixed interest rates ranging from 3.8% to 4.625%. The Bonds were issued to finance the acquisition and construction of certain improvements for the benefit of the District.



**WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT  
MANATEE COUNTY, FLORIDA  
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN  
FUND BALANCE - BUDGET AND ACTUAL – GENERAL FUND  
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2018**

	Budgeted Amounts		Actual	Variance with Final Budget - Positive (Negative)
	Original	Final	Amounts	
REVENUES				
Developer contributions	\$ 18,596	\$ 18,596	\$ -	\$ (18,596)
Assessments	280,530	280,530	290,751	10,221
Total revenues	299,126	299,126	290,751	(8,375)
EXPENDITURES				
Current:				
General government	81,575	81,575	78,636	2,939
Physical environment	206,051	231,051	231,725	(674)
Capital outlay	11,500	11,500	13,200	(1,700)
Total expenditures	299,126	324,126	323,561	565
Excess (deficiency) of revenues over (under) expenditures	-	(25,000)	(32,810)	(7,810)
OTHER FINANCING SOURCES				
Balance forward		25,000	-	(25,000)
Total other financing sources	-	25,000	-	(25,000)
Net change in fund balances	\$ -	\$ -	(32,810)	\$ (32,810)
Fund balance - beginning			57,525	
Fund balance - ending			\$ 24,715	

See notes to required supplementary information

**WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT  
MANATEE COUNTY, FLORIDA  
NOTES TO REQUIRED SUPPLEMENTARY INFORMATION**

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

The legal level of budgetary control, the level at which expenditures may not exceed budget, is in the aggregate. Any budget amendments that increase the aggregate budgeted appropriations must be approved by the Board of Supervisors. The general fund budget for the fiscal year ended September 30, 2018 was amended to increase appropriations and other financing sources by \$25,000. Actual general fund expenditures did not exceed appropriations for the fiscal year ended September 30, 2018.



**INDEPENDENT AUDITOR'S REPORT ON INTERNAL CONTROL OVER FINANCIAL  
REPORTING AND ON COMPLIANCE AND OTHER MATTERS BASED ON AN AUDIT  
OF FINANCIAL STATEMENTS PERFORMED IN ACCORDANCE WITH  
GOVERNMENT AUDITING STANDARDS**

To the Board of Supervisors  
Willow Walk Community Development District  
Manatee County, Florida

We have audited, in accordance with the auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States, the financial statements of the governmental activities and each major fund of Willow Walk Community Development District, Manatee County, Florida ("District") as of and for the fiscal year ended September 30, 2018, and the related notes to the financial statements, which collectively comprise the District's basic financial statements, and have issued our opinion thereon dated June 28, 2019.

**Internal Control Over Financial Reporting**

In planning and performing our audit of the financial statements, we considered the District's internal control over financial reporting (internal control) to determine the audit procedures that are appropriate in the circumstances for the purpose of expressing our opinions on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of the District's internal control. Accordingly, we do not express an opinion on the effectiveness of the District's internal control.

A deficiency in internal control exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct misstatements on a timely basis. A material weakness is a deficiency, or a combination of deficiencies, in internal control, such that there is a reasonable possibility that a material misstatement of the entity's financial statements will not be prevented, or detected and corrected on a timely basis. A significant deficiency is a deficiency, or a combination of deficiencies, in internal control that is less severe than a material weakness, yet important enough to merit attention by those charged with governance.

Our consideration of internal control was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control that might be material weaknesses or significant deficiencies. Given these limitations, during our audit we did not identify any deficiencies in internal control that we consider to be material weaknesses. However, material weaknesses may exist that have not been identified.

**Compliance and Other Matters**

As part of obtaining reasonable assurance about whether the District's financial statements are free from material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts, and agreements, noncompliance with which could have a direct and material effect on the determination of financial statement amounts. However, providing an opinion on compliance with those provisions was not an objective of our audit, and accordingly, we do not express such an opinion. The results of our tests disclosed no instances of noncompliance or other matters that are required to be reported under Government Auditing Standards.



### **Purpose of this Report**

The purpose of this report is solely to describe the scope of our testing of internal control and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the entity's internal control or on compliance. This report is an integral part of an audit performed in accordance with Government Auditing Standards in considering the entity's internal control and compliance. Accordingly, this communication is not suitable for any other purpose.

A handwritten signature in blue ink that reads "Brian & Associates".

June 28, 2019



**Grau & Associates**  
CERTIFIED PUBLIC ACCOUNTANTS

951 Yamato Road • Suite 280  
Boca Raton, Florida 33431  
(561) 994-9299 • (800) 299-4728  
Fax (561) 994-5823  
www.graucpa.com

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

To the Board of Supervisors  
Willow Walk Community Development District  
Manatee County, Florida

We have examined Willow Walk Community Development District, Manatee County, Florida's ("District") compliance with the requirements of Section 218.415, Florida Statutes, in accordance with Rule 10.556(10) of the Auditor General of the State of Florida during the fiscal year ended September 30, 2018. Management is responsible for the District's compliance with those requirements. Our responsibility is to express an opinion on the District's compliance based on our examination.

Our examination was conducted in accordance with attestation standards established by the American Institute of Certified Public Accountants. Those standards require that we plan and perform the examination to obtain reasonable assurance about whether the District complied, in all material respects, with the specified requirements referenced in Section 218.415, Florida Statutes. An examination involves performing procedures to obtain evidence about whether the District complied with the specified requirements. The nature, timing, and extent of the procedures selected depend on our judgment, including an assessment of the risks of material noncompliance, whether due to fraud or error. We believe that the evidence we obtained is sufficient and appropriate to provide a reasonable basis for our opinion. Our examination does not provide a legal determination on the District's compliance with specified requirements.

In our opinion, the District complied, in all material respects, with the aforementioned requirements for the fiscal year ended September 30, 2018.

This report is intended solely for the information and use of the Legislative Auditing Committee, members of the Florida Senate and the Florida House of Representatives, the Florida Auditor General, management, and the Board of Supervisors of Willow Walk Community Development District, Manatee County, Florida and is not intended to be and should not be used by anyone other than these specified parties.

*Grau & Associates*

June 28, 2019



# Grau & Associates

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

To the Board of Supervisors  
Willow Walk Community Development District  
Manatee County, Florida

### Report on the Financial Statements

We have audited the accompanying basic financial statements of Willow Walk Community Development District, Manatee County, Florida ("District") as of and for the fiscal year ended September 30, 2018, and have issued our report thereon dated June 28, 2019.

### Auditor's Responsibility

We conducted our audit in accordance with auditing standards generally accepted in the United States of America; the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States; and Chapter 10.550, Rules of the Florida Auditor General.

### Other Reporting Requirements

We have issued our Independent Auditor's Report on Internal Control over Financial Reporting and on Compliance and Other Matters Based on an Audit of the Financial Statements Performed in Accordance with *Government Auditing Standards*; and Independent Auditor's Report on an examination conducted in accordance with *AICPA Professional Standards*, AT-C Section 315, regarding compliance requirements in accordance with Chapter 10.550, Rules of the Auditor General. Disclosures in those reports, which are dated June 28, 2019, should be considered in conjunction with this management letter.

### Purpose of this Letter

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

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

Our management letter is intended solely for the information and use of the Legislative Auditing Committee, members of the Florida Senate and the Florida House of Representatives, the Florida Auditor General, Federal and other granting agencies, as applicable, management, and the Board of Supervisors of Willow Walk Community Development District, Manatee County, Florida and is not intended to be and should not be used by anyone other than these specified parties.

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

June 28, 2019



## **REPORT TO MANAGEMENT**

### **I. CURRENT YEAR FINDINGS AND RECOMMENDATIONS**

None

### **II. PRIOR YEAR FINDINGS AND RECOMMENDATIONS**

None

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

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

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

There were no significant findings and recommendations made in the preceding annual financial audit report for the fiscal year ended September 30, 2017.

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

There were no such matters discovered by, or that came to the attention of, the auditor, to be reported for the fiscal year ended September 30, 2018.

3. Noncompliance with provisions of contracts or grant agreements, or abuse, that have occurred, or are likely to have occurred, that have an effect on the financial statements that is less than material but which warrants the attention of those charged with governance.

There were no such matters discovered by, or that came to the attention of, the auditor, to be reported, for the fiscal year ended September 30, 2018.

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

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

6. We applied financial condition assessment procedures and no deteriorating financial conditions were noted as of September 30, 2018. It is management's responsibility to monitor financial condition, and our financial condition assessment was based in part on representations made by management and the review of financial information provided by same.

# Tab 4

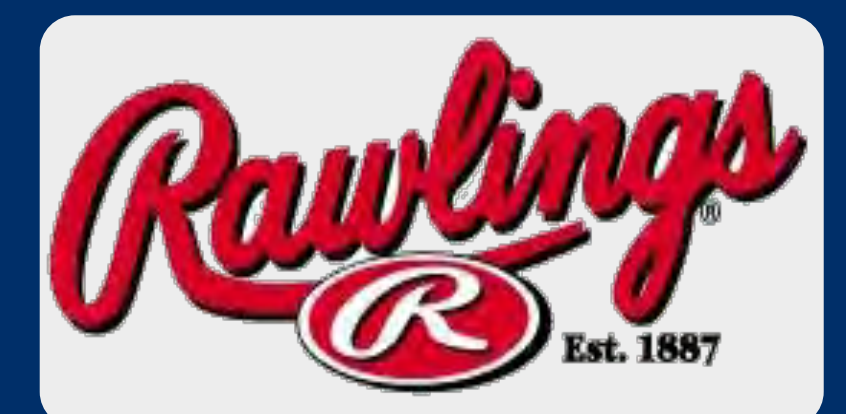
# **Willow Walk CDD**

**Website Compliance and Accessibility**





# A Sampling of Our Clients





# Dear Willow Walk CDD Board Members:

Thank you for the chance to present our company, ADA Site Compliance, the leader in website accessibility for Florida's community development districts. We've worked with 200+ CDDs and government entities, and hundreds of businesses, including some of the world's best-known brands. We're confident our website and PDF accessibility expertise makes us the right choice for Willow Walk.

We realize you have a choice when selecting any vendor. We also know that ADA website and PDF accessibility are highly specialized, so it's important for you to understand what sets one company apart from another. Below are a few key facts you should know about us:

## 1. We have one business – website and PDF accessibility and compliance – and we do it the right way

Since the explosion of ADA website lawsuits two years ago, many companies in fields like web design and SEO are now seeking a new revenue stream in digital accessibility. Many are good marketers but simply lack the skills and knowledge to properly do this work. At ADASC, we have one business: making and keeping our clients' websites and PDFs accessible.

## 2. Community Development Districts are our specialty – and we have a perfect track record

We have worked with hundreds of special districts in Florida, including more than 200 CDDs. In that time, no ADASC clients who have completed their auditing and remediation have been sued. That's because we do the work the way it must be done and never take shortcuts.

## 3. We are the experts' experts

Our clients are also the clients of dozens of the world's largest law firms (we're happy to share a list). They continue to refer us those clients because they trust us to serve them well, to manage their risk exposure, and to keep their costs low.

We respectfully urge the board to consider these points in order to get a true apples-to-apples comparison of your options. As litigation continues against CDDs, having a truly accessible website and PDFs will save you time and money. And it's the right thing to do.

We welcome your questions and look forward to serving as your trusted resource for all your accessibility needs.

Sincerely,

The ADA Site Compliance Team



# Experience Counts



ADASC is proud to be the trusted partner of 200+ Florida CDDs, their board members, management companies, insurance carriers, and legal counsel.

Districts across Florida turn to us for all their accessibility and compliance needs:

- ✓ Website and PDF remediation
- ✓ Creation of new, ADA-compliant, accessible websites
- ✓ Risk-mitigation in a climate of growing litigation
- ✓ Ongoing maintenance and support of accessibility efforts
- ✓ Website hosting, back-up, and security
- ✓ Training, consulting, and expert advice

*We are happy to provide you with references upon request*



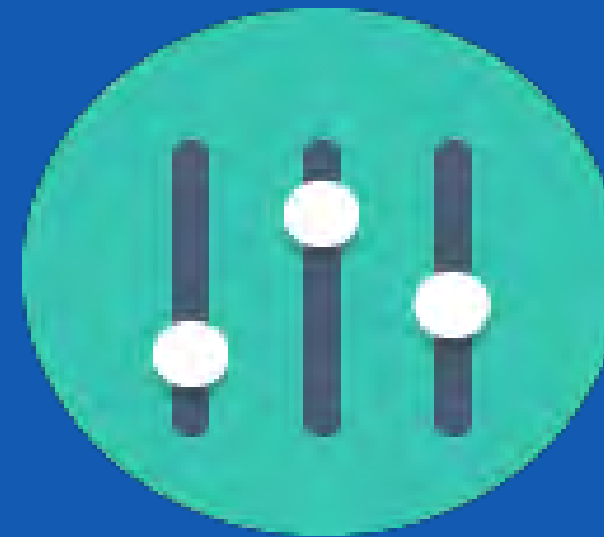


# Phase 1: Risk-Mitigation



## Compliance Shield

A certificate on your website indicates that you have a compliance plan in place and are taking active steps toward usability for all.



## Site Accessibility Policy

A compliance plan details your strides toward access for all and lists alternate contact info for users in need of accommodations.



## Compliance Audit Report

A detailed audit report shows the lines of code to be corrected and screen shots and text descriptions of every compliance failure.

# Your New, Accessible & Compliant Website

## Phase 2

### Migration of All Content

Our technical team migrates your current content to a brand new website built to be accessible and compliant.

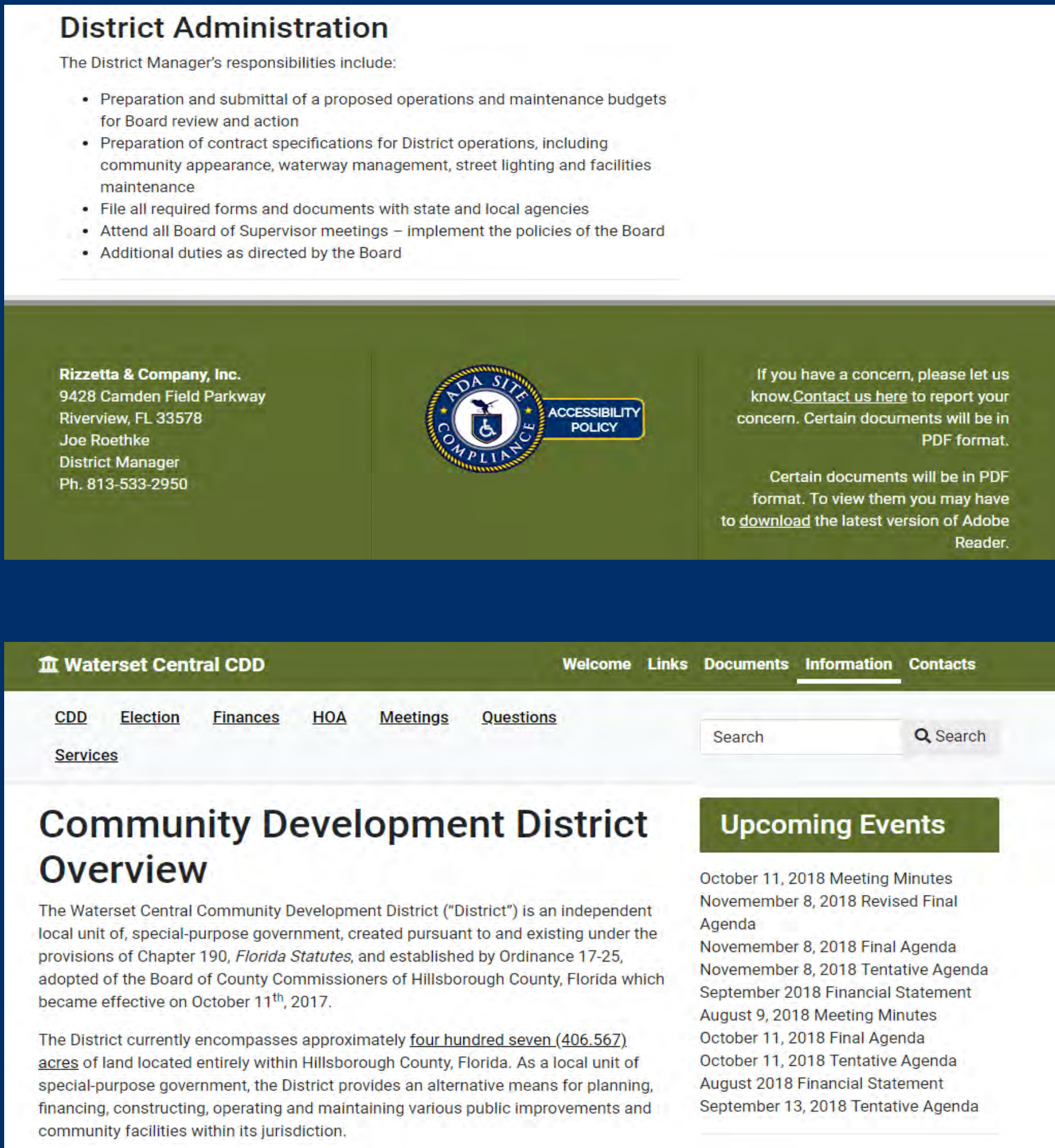
## Phase 3

### Quality Assurance

Our compliance team re-tests your new website to ensure that it meets WCAG 2.1 AA-level criteria.









# Creation of a New, Compliant & Accessible Website



**\$2,400 (year 1)** \* Migration of current site content to new, ADA-compliant format

\* Willow Walk CDD owns 100% of the website

\* No annual fee in year one

**\$900 (annually)** - Continued accessibility and ongoing compliance support as standards change

## Includes:

\* 20 FREE hours of annual consulting (a \$5,000 value)

\* FREE monthly tech audit reports for ongoing maintenance (a \$999 value)

\* Customized Accessibility Policy

\* ADASC Compliance Shield

\* No annual fee in year one

*\* the pricing above reflects a 20% discount that ADA Site Compliance is pleased to offer to all Egis & Rizzetta clients*







# PDFs

\$99 for two years of PDF conversion to text/HTML format

Conversion will improve PDF accessibility

Complex document remediation starts at \$1.00

Template creation available to reduce future costs



# Hosting

\$300 per year (a \$1,200 value)

Includes the following premium features:

- Active firewall
  - Virus protection
  - SSL certificate
  - Daily file and database backup
  - Disaster recovery
  - Server optimization
- *the pricing above reflects a 20% discount that ADA Site Compliance is pleased to offer to all Egis & Rizzetta clients*



### Districts Choose ADASC For:

- \* Turnkey solutions that provide unmatched convenience
- \* Services that don't just meet, but exceed, insurance requirements
- \* The most experienced team of experts in our field
- \* Our single focus on digital accessibility and compliance
- \* The lowest-cost option among legitimate service providers

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**New, Compliant Website: \$2,400**

**PDFs: \$99**

**Hosting & Backup: \$300**

**Year One Cost: \$2,799**





# **FREE for All Rizzetta Clients**

## **A \$5,999 Value**

- \* 20 FREE hours of annual website consulting (a \$5,000 value)
- \* FREE monthly tech audit reports for ongoing compliance (a \$999 value)



# A Word from a Fan



"A big shout out to ADA Site Compliance, which helps businesses and public entities make their websites and PDFs accessible and compliant with the Americans with Disabilities Act. Check out ADA Site Compliance. This is a good thing to have. Compliance is a must..."

- KEVIN O'LEARY A.K.A. "MR. WONDERFUL"  
ABC TV'S *SHARK TANK*



# *ADA Site Compliance*

**The Website & PDF Accessibility Experts Asked to Present to:**



**The Trusted Resource for Those That You Trust**







# Contact Information

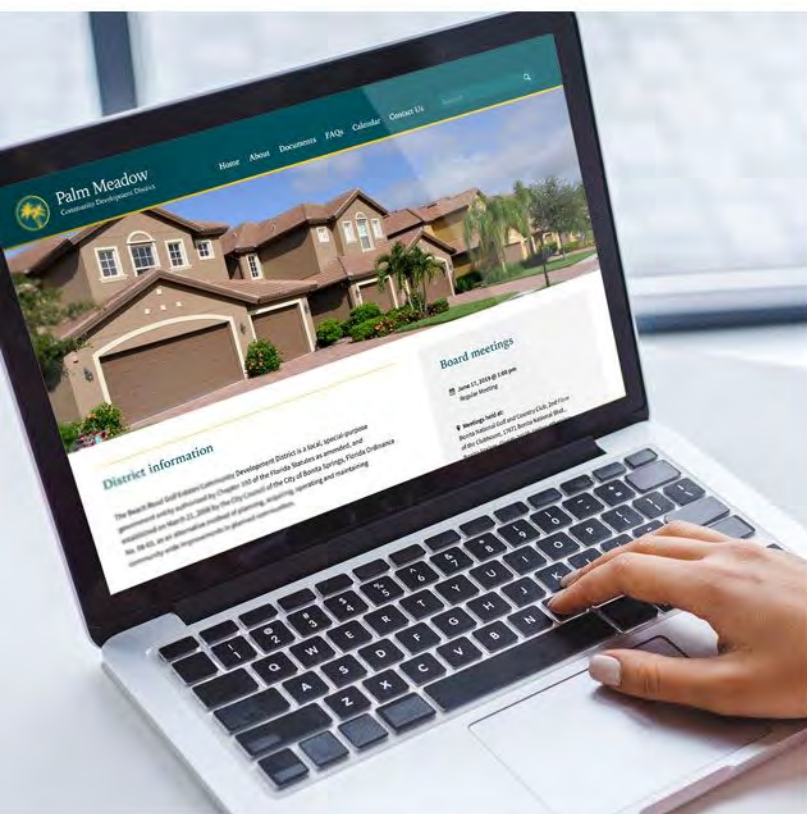


**ADA Site Compliance, LLC**

Jeremy Horelick, Vice President  
(561) 258-9518 Direct

[jeremy@AdaSiteCompliance.com](mailto:jeremy@AdaSiteCompliance.com)

**[www.AccessibleDistrictWebsites.com](http://www.AccessibleDistrictWebsites.com)**



# Keeping your community informed. And you compliant.

Willow Walk Community Development District

Proposal date: 2019-06-27

Proposal ID: MSTTM-EFJHS-RSVT7-3AZDF

Pricing.....	2
Services.....	3-5
FAQs.....	6
Statement of work.....	7-8
Terms and conditions.....	9-12



**Ted Saul**

*Director - Digital Communication*



*Certified Specialist*

**campus**  
suite

# Pricing

Effective date: 2019-07-01

Implementation	Quantity	Subtotal
<b>Onboarding of ADA Compliant Website and Remediation of Historical Documents</b> <ul style="list-style-type: none"><li>• Migration website pages and present on a staged website for approval</li><li>• Initial PDF Accessibility Compliance Service for 1500 pages of remediation</li></ul>	1	\$2,325.00
Ongoing services	Quantity	Subtotal
<b>Website services</b> <ul style="list-style-type: none"><li>• Hosting, support and training for users</li><li>• Website management tools to make updates</li><li>• Secure certification (https)</li><li>• Monthly site reporting, monitoring and error corrections</li></ul>	1	\$615.00
<b>Ongoing PDF Accessibility Compliance Service</b> <ul style="list-style-type: none"><li>• Remediation of all PDFs stored on your website</li><li>• Remediation of up to 750 PDF pages</li><li>• Dashboard for reporting and managing all PDFs</li><li>• 48-hour turnaround for fixes for board agendas</li><li>• PDF manager dashboard</li></ul>	750*	\$937.50
<b>Social Media Manager</b>		Included
<b>Total:</b>		<b>\$3,877.50</b>

*\*Maximum PDF pages per 12 month period*





## Accountable, compliant communications

Keeping your residents and property owners informed is a big responsibility – one that requires constant diligence. Staying current with the laws that apply to public access to district records, reports and other legal requirements presents a big challenge for many CDD communities.

When it comes to your website and all the web-based documents you are required to publish, they all need to be fully accessible. Florida statutes and federal laws require you and every special district be compliant with ADA (Americans with Disabilities Act) and accessibility regulations.

### Keeping it all accessible – and legal

Campus Suite provides the total accessibility solution to keep all your web communications and web documents on the right side of these laws – specifically chapters 189 and 282 of the Florida Statutes.

### Designed for districts



**Easy-to-update website, hosting and support**



**Worry-free ADA-compliance, auditing and full reporting**



**Meets Florida statutes and federal laws**

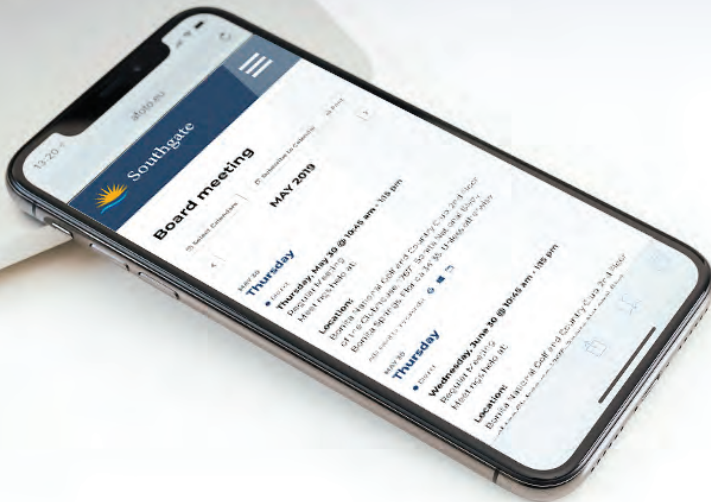


**Save CDD board time and money**

# Keeping your community informed and compliant.



**Accessibility Compliance**  
with Campus Suite



## We'll handle all your website and document accessibility.

We take on the responsibility of making and keeping your website fully accessible to people with disabilities. We know what's at stake if your website is not ADA-compliant, so we handle it all – monitoring, reporting, and remediation.

### We stand behind our seal of approval.

Each page of your website will have our official certification of a website that meets the required accessibility standards.

### Maintain ADA compliance:

- ✓ Website and documents meet WCAG 2.1 requirements
- ✓ Monthly accessibility scanning audits and reporting
- ✓ In-house team that fixes all of the accessibility errors
- ✓ On-demand PDF remediation (48-hour turnaround)

## A website with all the features your district needs.

Communication is key to success in any organization, and your community development district is no exception. At Campus Suite, we understand the unique communication needs of CDDs and create a comprehensive website that serves as your communication hub.

Your property owners and residents will come to depend on the wealth of information at their fingertips. And your board members, management team and staff will come to rely on the role your website serves in streamlining the critical communications functions you're required by law to provide.

### Your district website features:

- ✓ Professional website design
- ✓ Easy-to-use tools to make updates
- ✓ Total document management
- ✓ Support and training for users
- ✓ Calendar of events
- ✓ Clubhouse and rental scheduling
- ✓ Meeting notices and minutes



## A trusted name for compliance.

For over 15 years, Campus Suite has built a reputation helping public schools across the country eliminate communication barriers and improve school community engagement. We do it by creating easy-to-use, affordably priced websites featuring professional design, unmatched customer service, and paving a leadership role in website accessibility.

We've helped districts build web accessibility policies and websites, and even created contingency plans for responding to web issues and complaints from the OCR (U.S. Office for Civil Rights). These include detailed resolution plans when clients need to respond to avoid fines and the negative publicity that sometimes surrounds non-compliance.

Campus Suite has also pioneered educating public institutions about website accessibility by establishing the Website Accessibility Education Center, a valuable resource for website administrators..



**Campus Suite Academy**  
**Website Accessibility Center**

[www.campussuite.com/accessibility-center](http://www.campussuite.com/accessibility-center)



# Frequently asked questions

## **For PDF service, what is the price per page?**

Pricing can range based on the volume of PDFs you have on your website and if it is part of the initial remediation or the on-demand service. The price range is between \$1.05 per page to \$1.75 per page.

## **What does the PDF scan and remediation process look like?**

You'll upload your documents to the dashboard. We are notified and begin setting up the scan. After the fixes are made, we put the documents back onto the dashboard and you are notified. You then put them back to the appropriate location on your website.

## **What does the ADA managed service process for our website look like?**

Our team performs monthly scans of your site utilizing software. Our team then goes through the results and fixes the content-related errors by hand. A report is produced for your records and uploaded to your ADA dashboard. Any outlying issues we may encounter, you will be notified until the issue is resolved.

## **How long does it take?**

For non-urgent doc remediation, we can scan and fix up to 2000 pages per week. We also have urgent services available for an additional fee with a turnaround time of 48 hours.

## **What standards do you follow for ADA?**

We follow WCAG AA 2.1 guidelines

## **Are there any hidden fees?**

No.

## **How long does it take to build the website?**

It depends upon your responsiveness, but generally only a couple of weeks.

## **Can we change the design of our website?**

Our themes are customizable to address your preferences. There are some guardrails in place to help ensure ADA compliance to a degree, but you can select colors, images, etc...

## **Do your sites offer a calendar?**

Yes. This site can be utilized in many different ways. One of which is a calendar to help with your clubhouse availability/rental schedule.

# Statement of work

1. **On-boarding of ADA Compliant Website and Remediation of Historical Documents.** Contractor will deliver a functional, responsive, working ADA compliant website that can display content submitted to the Contractor by the District. At a minimum, the website and the documents on the website will:
  1. Comply with the guidelines provided by Web Content Accessibility Guidelines 2.1, as amended and/or replaced by new releases from time to time (“WCAG”);
  2. Contain a website accessibility policy that includes: a commitment to accessibility for persons with disabilities, the accessibility standard used and applied to the website (at a minimum WCAG), and contact information of the District Manager or their designee (email and phone number) in case users encounter any problems;
  3. Display an ADA compliance shield, seal, or certification;
  4. Provide options to create a CDD-branded design (colors, logo, etc...)
  5. Be accessible on modern versions of Internet Explorer, Edge, Mozilla, Safari, and Chrome web browsers and be “mobile friendly” and offer a “mobile version” of the sites content for access from tablets or smart phones.
  6. Be free of any commercial advertising;
  7. Be free of any known spyware, virus, or malware;
  8. Secure certification (https)
  9. Secure cloud hosting with fail-overs
  10. Allow for data backups, and record retention as required by law;
  11. Allow for the display a calendar, reservation request form, and newsletter;
  12. Creation of a dashboard for the District to upload and remove content, manage all documents, manage document remediation, and review reports generated by the Contractor; and
  13. Remediate 1500 pages identified by the District for the new website in an ADA compliant format.\*
2. **Domain Fee.** The Contractor shall pay the annual fee for the domain name of the District’s website.
3. **Maintenance and Management of the Website.**
  1. Contractor will manage and maintain the website;
  2. Remediate new documents (a not to exceed 750 pages per year) provided by the District Manager in an ADA compliant format;\*
    1. For Agenda Packages, the Contractor shall turn around the documents within 2 business days
  3. District shall be responsible for uploading the ADA compliant documents onto the website. Contractor shall ensure that the District only has the ability to upload or remove documents on the website and cannot alter any other aspect of the website;
  4. Contractor will store all District data, including files, text and parameters; data will be backed-up on a separate storage system at regular intervals; and
  5. The ADA compliant website will be on-line at all times unless maintenance or upgrades require it to be unavailable. When maintenance or upgrades require the website to be unavailable, Contractor will

provide the District with reasonable advance notice in writing.

**4. Monthly Auditing and Remediation Services.**

1. Every month Contractor will comprehensively audit the website's compliance with (1) WCAG and (2) any applicable laws, rules, and regulations (including, the Department of Justice);
2. After the audit, Contractor will remediate any web accessibility deficiencies of the website or content on the website; and
3. The Contractor will provide a written report to the District that summarizes the audit and any remediations made.

**5. Support Services.**

Contractor will supply telephone and/or email support to the District on a reasonable and necessary basis to within business hours – Monday to Friday 9 am to 6 pm EST, exclusive of holidays. The Contractor will provide a listing of detailed hours, holidays, and service availability on their website, and reserves the right to modify the times technical support is available.

\*If certain PDFs are not able to be fully remediated, Contractor shall work with the District to create a summary of the content in the PDF and provide contact information if anyone needs reasonable accommodations to access the full content within that PDF.



# Website Creation and Management Agreement

## AGREEMENT BETWEEN THE Willow Walk COMMUNITY DEVELOPMENT DISTRICT AND INNERSYNC STUDIO, LTD., D/B/A CAMPUS SUITE, FOR WEBSITE AUDITING, REMEDIATION, AND MAINTENANCE SERVICES

This Agreement ("Agreement") is entered into as of 2019-07-01 by and between:

**Willow Walk Community Development District**, a local unit of special-purpose government, established and existing pursuant to Chapter 190, *Florida Statutes*, with a mailing address of 3434 Colwell Avenue, Tampa, FL 33614 (the "**District**"), and

**Innersync Studio, Ltd., d/b/a Campus Suite**, an Ohio limited liability company, authorized to do business in Florida, with a mailing address of 752 Dunwoodie Drive, Cincinnati, Ohio 45230 ("**Contractor**").

### RECITALS

**Whereas**, the District is a local unit of special-purpose government, created and existing pursuant to Chapter 190, *Florida Statutes*; and

**Whereas**, pursuant to section 189.069, *Florida Statutes*, the District must maintain an official website containing, at minimum, the statutorily required information ("**Website**"); and

**Whereas**, the District has a need to obtain a qualified independent contractor to perform audits of the Website to ensure compliance with the accessibility requirements of Title II of the Americans with Disabilities Act ("**ADA**"), which ADA accessibility requirements and standards may change from time to time, and to remediate or otherwise convert the Website to meet such ADA accessibility requirements, to routinely audit the Website to ensure continued compliance with the ADA and to perform ongoing maintenance of the Website, all as more particularly described herein and in the proposal attached hereto as **Exhibit A** and made a part herein (together, the "**Services**"); and

**Whereas**, Contractor represents and warrants to the District that it is qualified, willing and capable of providing the Services; and

**Whereas**, the District and Contractor desire to enter into this Agreement for the purposes stated herein and the District and Contractor warrant and agree that they have all right, power and authority to enter into and be bound by this Agreement.

**Now, therefore,** in consideration of the recitals, agreements and mutual covenants contained herein, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged by the parties, the parties agree as follows:

**Section 1. Recitals.** The recitals stated above are true and correct and by this reference are incorporated herein and form a material part of this Agreement.

**Section 2. Scope of Work.** Contractor shall provide Services in accordance with the terms provided in this Agreement and in **Exhibit A**, which Services include:

**A. Initial Website Remediation.** Contractor shall migrate the District’s existing Website or otherwise create a new Website in order to produce a functional, responsive, working Website compliant with federally recommended ADA best practices for state and local governments as promulgated by federal law and rulemaking, including but not limited to Web Content Accessibility Guidelines 2.1 Level AA, as the same may be amended and updated from time to time (as amended and updated from time to time, “**WCAG**”). Specifically, Contractor shall, at a minimum:

- i. provide an ADA compliant Website that meets, at minimum, the currently-effective WCAG standards;
- ii. convert up to 1500 pages of PDF documents identified by the District to accessible formats for assistive technologies. If certain PDFs are not able to be fully remediated, Contractor shall work with the District to create a summary of the content in the PDF and provide contact information if anyone needs reasonable accommodations to access the full content within that PDF;
- iii. provide a website accessibility policy that includes a commitment to accessibility for persons with disabilities, the District’s engagement of Contractor for ADA specific services, in an effort to bring the Website into ADA compliance, accessibility standard used and applied to the Website (which shall be at a minimum WCAG), and contact information of the District Manager or their designee (email and phone number) for users encountering any problems;
- iv. provide options to create a District-branded design (colors, logo, etc.);
- v. provide Contractor’s ADA compliance shield, seal or certification for display on the Website (“Compliance Shield”);
- vi. cross-check ADA compliance for accessibility and compatibility of the Website with various technology mediums, including but not limited to mobile phones, smart phones, tablets, laptop computers, desktop computers, and provide “mobile friendly” or “mobile versions” of the Website accessible via various web browsers including but not limited to Internet Explorer, Edge, Mozilla, Safari, and Chrome;
- vii. eliminate and prevent any commercial advertising on the Website;
- viii. eliminate and prevent exposure to any known spyware, virus or malware affecting functionality or accessibility of the Website;

- ix. secure “https” certification and provide secure “cloud” hosting with fail-over back-up measures to ensure continued functionality and accessibility of the Website;
- x. provide data back-up and records retention measures as required by Florida law;
- xi. provide and/or allow display of a calendar, reservation request form, and newsletter, as applicable or necessary to the District;
- xii. provide a “dashboard” accessible to the District Manager or his or her designee which allows the District to upload and remove content, manage documents to be remediated by Contractor, and review ADA compliance reports generated by Contractor. However, Contractor shall ensure that the District does not have the ability to alter any other aspect of the Website which may negatively impact the functionality or accessibility of the Website;
- xiii. provide any and all other effort reasonably necessary to allow the District to receive the maximum benefit of the Services contemplated by this Agreement and **Exhibit A**, recognizing the District is relying on Contractor’s expertise for Website design/best practices in accordance with the ADA requirements including but not limited to WCAG standards.

**B. Maintenance.** Starting October 1, 2019, Contractor shall provide on-going maintenance of the Website, to ensure continued compliance with WCAG. Specifically, Contractor shall:

- i. manage and maintain the Website;
- ii. remediate new documents, up to seven hundred fifty (750) pages per year; for any agenda packages, Contractor shall turn around the remediated version within two (2) business days; any updates or fixes needed to the agenda requiring remediation shall be remediated within 48 hours of the District Manager’s submission for such request.
- iii. remediate new documents identified by the District to accessible formats for assistive technologies. If certain documents are not able to be fully remediated, Contractor shall work with the District to create a summary of the content in such document and provide contact information if anyone needs reasonable accommodations to access the full content within that document. For any agenda packages, including any updates thereto, Contractor shall turn around the remediated version within two (2) business days of the District Manager’s submission for such request.
- iv. provide assistive technical support via telephone and/or email, as reasonably needed, within regular business hours between 9 a.m. and 6 p.m., Monday through Friday, exclusive of federal holidays, which shall include but not be limited to assistance in converting newly added documents and upgrading to new ADA recommended standards, if any, and regularly corresponding with the District staff on such items as updates, changes and recommendations;
- v. store and retain all District content, including files, texts, parameters, documents, and other types of data by backing up the same in a separate storage system and regularly backing up new content as they are submitted and uploaded to the Website;
- vi. ensure that the Website is “live” and “on-line” at all times, unless a scheduled maintenance or upgrades



are required; for any scheduled maintenance or upgrades which would affect the functionality or accessibility of the Website for a prolonged time, Contractor shall provide reasonable advance notice to the District in writing, and post a disclaimer message on the Website during such maintenance or upgrade;

**vii.** perform monthly comprehensive technological, and human as needed, audits to ensure Website's compliance with WCAG standards or better and any applicable laws, rules and regulations applicable to the Website. After each audit, Contractor shall remediate any deficiencies identified during such audit and provide a written report to the District summarizing the audit and remediations made, if any;

**viii.** in the event that certain documents are not able to be fully remediated and accessible in accordance with ADA compliance standards, Contractor shall immediately notify the District of such documents and shall provide contact information for anyone who needs reasonable accommodation to access all or any portion of such content;

**ix.** continue to provide and update, as needed, those Services identified in Section 2(A)(iii), (v), (viii), (x), and (xii); and

**x.** provide any and all other effort reasonably necessary to allow the District to receive the maximum benefit of the Services contemplated by this Agreement and **Exhibit A**, recognizing the District is relying on Contractor's expertise for Website design/best practices in accordance with the ADA requirements including but not limited to WCAG standards

**C. Additional Services.** In the event that the District desires additional work or services, Contractor agrees to negotiate in good faith to undertake such additional work or services. Upon successful negotiation regarding the terms of the additional work, including scope and compensation, the parties shall agree in writing to a work order, addendum, addenda, or change order to this Agreement prior to commencement of any such additional work. The following is a non-exhaustive list of possible additional services that the District may request of Contractor:

**i.** providing a point of contact to respond to requests for Website accommodation;

**ii.** converting documents for a public records requests received by the District;

**iii.** providing any other ADA recommended compliance services requested by the District that Contractor is capable of performing.

**Section 3. Compensation.** As compensation for the Services, the District agrees to pay Contractor in accordance with the following terms:

**A. Initial Website Remediation.** For performance of the Services as provided in Section 2(A) of this Agreement, the District shall pay Contractor a one-time fee of \$2,325.00 [plus (\$0.98) per page remediated pursuant to Section 2(A)(ii)]. Contractor shall invoice the District upon substantial completion of the Services provided in Section 2(A).

**B. Maintenance.** For performance of the Services as provided in Section 2(B) of this Agreement, starting October 1, 2019 the District shall pay Contractor (\$1,515.00) per year, payable in one annual installment for Ongoing PDF Accessibility Compliance Service and Website Services. Parties understands and acknowledges that this includes (i) the annual fee for the domain name for the District's Website, which Contractor shall pay, at its sole expense, on behalf of the District; and (ii) document remediation pursuant to Section 2(B)(iii) of up to seven-hundred fifty (750) pages per year ("Annual Max Pages").

**C. Additional Conversions.** For remediating and converting any documents in excess of the Annual Max Pages included in the maintenance price, Contractor shall provide such services for an amount not to exceed Ninety-Eight Cents (\$0.98) per page. Contractor shall perform remediation and conversion of additional documents only upon receipt of written authorization of the District approving the same.

**D. Invoices; Payment.** Contractor shall maintain records conforming to usual accounting practices. Further, Contractor shall render each invoice to the District in writing, which shall be delivered promptly upon completion of each Service. Each invoice shall contain, at a minimum, the District's name, Contractor's name, the invoice date, an invoice number, an itemized listing of all costs billed on each invoice with a sufficient description of each allowing the District to approve each cost, the time frame within which the Services were provided, and the address or bank information to which payment is to be remitted. Consistent with Florida's Prompt Payment Act, section 218.70, *et al.*, *Florida Statutes*, the invoices shall be due and payable within forty-five (45) days of receipt by the District.

#### **Section 4. Term and Termination.**

**A. Term.** This Agreement shall become effective upon the date and year first written above and shall be in effect until terminated by either party in accordance with the terms of this Agreement.

**B. Termination.** The District agrees that Contractor may terminate this Agreement for cause by providing sixty (60) days' written notice of termination to the District; provided, however, that the District shall be provided a reasonable opportunity to cure any failure under this Agreement. Contractor agrees that the District may terminate this Agreement immediately for cause by providing written notice of termination to Contractor. Contractor agrees that the District may terminate this Agreement without cause; provided that the District shall provide thirty (30) days' written notice of termination without cause. Upon any termination of this Agreement, Contractor shall (i) be entitled to payment for all Services rendered up until the effective termination of this Agreement, subject to whatever claims or offsets the District may have against Contractor as the sole means of recovery for termination; (ii) be permitted to remove the Compliance Shield from the Website as of the effective date of the termination; (iii) provide the District, or its designee, all domain names, authorizations, usernames, passwords, and content (including remediated content) in the format in which it was stored on the service; and (iv) if the Contractor used proprietary and/or licensed software to provide the Services herein to the District, then

Contractor shall coordinate with the District as to the terminated use of such software, including any migration of the Website that may be required pursuant to such termination.

**Section 5. Representations, Warranties and Covenants.** Contractor represents, warrants, and covenants that (a) the Services will conform to the requirements provided in Section 2 herein and Exhibit A; (b) the Services shall be performed by qualified personnel in a professional, prompt, diligent, good, safe and workmanlike manner in accordance with all laws, industry standards, and all applicable ADA and other website accessibility compliance standards, including but not limited to WCAG 2.1 Level AA and other federally recommended guidelines, as may be amended from time to time; and (c) neither the Services nor any product provided by Contractor shall infringe, misappropriate, or otherwise violate the intellectual property rights of any third-party. To the extent that any defects are found and reported to the Contractor, the Contractor shall correct such defects within thirty (30) days.

## **Section 6. Intellectual Property.**

**A. Contractor Materials.** Except as provided herein, Contractor shall retain all right, title, and interest in and to (i) all patents, trademarks, service marks, copyrights, and other intellectual property or proprietary rights of Contractor used in or otherwise associated with the Services, and other materials provided to the District hereunder; and (ii) all trade secrets, technical specifications and data to the extent they are intellectual property, and inventions which are authored, conceived, devised, developed, reduced to practice, or otherwise performed by Contractor which arise out of Contractor's performance of the Services, none of which shall be deemed a "work made for hire" under the Copyright Act of 1976 (collectively, "**Contractor Materials**"), and nothing contained herein shall be construed to restrict, impair, transfer, license, convey, or otherwise alter or deprive Contractor of any of its intellectual property and proprietary interests associated therewith. Subject to the foregoing, Contractor grants to the District a non-exclusive, non-transferable worldwide perpetual limited right and license to access and use the Contractor Materials in connection with the ordinary and intended use by the District as contemplated in this Agreement, including viewing, downloading and printing the Contractor Materials for the District's use, and without in any case removing Contractor's copyright, trademark or other intellectual property ownership notices.

**B. The District Materials; Publicity and Trademarks.** The District shall own the Website, domain name, all e-mail addresses, and all website and e-mail content (including all remediated content provided by the Contractor), under all circumstances. In the event of a termination of this Agreement for any reason, Contractor shall take all necessary steps to transfer, or otherwise allow the District to retain, such website, domain name, e-mail addresses and content of the same. Additionally, to the extent applicable, Contractor shall take commercially reasonable precautions consistent with industry standards to protect confidential information, including, e.g., credit card information and other sensitive information protected under Florida's Public Records Laws. Contractor shall immediately notify the District of any breach or loss of data, and take such steps as are reasonably necessary to



address any such issue. Except as provided herein, the District shall retain all right, title, and interest in and to all intellectual property of the District provided or made available to the Contractor in connection with Contractor's Services (collectively, "District Materials") and nothing contained herein shall be construed to restrict, impair, transfer, license, convey, or otherwise alter or deprive the District of any of its intellectual property or other proprietary interests associated therewith, if any. Subject to the foregoing, the District grants to Contractor a non-exclusive, non-transferable worldwide limited right and license to access and use such District Materials in connection with the provision of the Services as contemplated by this Agreement. Further, the District permits Contractor to identify the District as a customer of Contractor in Contractor's marketing materials (including using the District's name and logo for such limited purposes).

The District further acknowledges and agrees that for Contractor to perform the Services, it must, in some cases, give Contractor remote access to areas behind log-ins that are to be audited hereunder, including, without limitation to content management systems and/or servers (collectively, "**System**"), and agrees that it will furnish to Contractor all necessary information and/or user names and passwords required to do so. Contractor agrees to follow commercially reasonable and accepted security policies for accessing the District's System including any specific security procedures as may be communicated to Contractor by the District prior to Contractor accessing the System. Contractor shall on its own or through coordination with the District's Website provider, create a back-up copy of all data that may be affected by Contractor's access to the System.

**C. Right to Display Contractor's Compliance Shield / Accessibility Policy.** Pursuant to this Agreement, the Contractor shall provide District a Compliance Shield and customized accessibility policy, which District shall display on its Websites and web applications. The District is expressly prohibited from using the Compliance Shield for any purpose not specifically authorized by this Agreement, and in no event may use such Compliance Shield for or on behalf of any other party or in connection with any domain name and/or organization name other than those being scanned or serviced in connection with the Services.

**Section 7. Public Records.** Contractor understands and agrees that all documents or on-line content of any kind provided to the District in connection with this Agreement may be public records, and, accordingly, Contractor agrees to comply with all applicable provisions of Florida law in handling such records, including but not limited to section 119.0701, *Florida Statutes*. Contractor acknowledges that the designated public records custodian for the District is \_\_\_\_\_ ("Public Records Custodian"). Among other requirements and to the extent applicable by law, Contractor shall 1) keep and maintain public records required by the District to perform the Work; 2) upon request by the Public Records Custodian, provide the District with the requested public records or allow the records to be inspected or copied within a reasonable time period at a cost that does not exceed the cost provided in Chapter 119, *Florida Statutes*; 3) ensure that public records which are exempt or confidential, and exempt from public records disclosure requirements, are not disclosed except as authorized by law for the duration of the contract term and following the contract term if Contractor does not transfer the records to the Public Records Custodian of the District; and 4) upon completion of the contract, transfer to the

District, at no cost, all public records in Contractor's possession or, alternatively, keep, maintain and meet all applicable requirements for retaining public records pursuant to Florida laws. When such public records are transferred by Contractor, Contractor shall destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. All records stored electronically must be provided to the District in a format that is compatible with Microsoft Word or Adobe PDF formats.

**IF CONTRACTOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, *FLORIDA STATUTES*, TO CONTRACTOR'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS CONTRACT, CONTACT THE CUSTODIAN OF PUBLIC RECORDS AT ( ) - , @ .COM, OR AT , FLORIDA .**

#### **Section 8. Indemnity.**

**A.** Contractor agrees to indemnify and hold harmless the District and its officers, supervisors, staff, employees, successors, assigns, members, affiliates, attorneys or representatives from any and all liability, claims, actions, suits, liens, demands, costs, interest, expenses, damages, penalties, fines, or judgments against the District, or loss or damage, whether monetary or otherwise, including but not limited to an ADA website related claim by a third-party, arising out of, wholly or in part by, Contractor's willfully reckless or willfully negligent act(s) or omission(s). Contractor further agrees that nothing herein shall constitute or be construed as a waiver of the District's limitations on liability contained in section 768.28, *Florida Statutes*, or other statute.

**B.** Obligations under this section shall include the payment of all settlements, judgments, damages, liquidated damages, penalties, forfeitures, back pay awards, court costs, arbitration and/or mediation costs, litigation expenses, attorneys' fees, paralegal fees (incurred in court, out of court, on appeal, or in bankruptcy proceedings), any interest, expenses, damages, penalties, fines, or judgments against the District, all as actually incurred.

**Section 9. Scrutinized Companies Statement.** Contractor certifies that it is not in violation of section 287.135, *Florida Statutes*, and is not prohibited from doing business with the District under Florida law, including but not limited to Scrutinized Companies with Activities in Sudan List or Scrutinized Companies with Activities in the Iran Petroleum Energy Sector List. If Contractor is found to have submitted a false statement, has been placed on the Scrutinized Companies with Activities in Sudan List or the Scrutinized Companies with Activities in the Iran Petroleum Energy Sector List, or has been engaged in business operations in Cuba or Syria, or is now or in the future on the Scrutinized Companies that Boycott Israel List, or engaged in a boycott of Israel, the District may immediately terminate the Contract.

#### **Section 10. General Provisions.**

**A. Conflicts.** The terms of this Agreement and Exhibit A are intended to complement each other, and to the extent they conflict, the terms of Exhibit A shall control only to the extent that such provisions provide clarifications on Services and materials to be provided by Contractor pursuant to Exhibit A; in all other respects, the provisions of this Agreement shall control.

**B. Authorization.** The execution of this Agreement has been duly authorized by the appropriate body or official of the District and Contractor, both the District and Contractor have complied with all the requirements of law, and both the District and Contractor have full power and authority to comply with the terms and provisions of this Agreement.

**C. Independent Contractor.** It is understood and agreed that at all times the relationship of Contractor and its employees, agents, or anyone directly or indirectly employed by Contractor to the District is the relationship of an independent contractor and not that of an employee, agent, joint-venturer, or partner of the District. Nothing in this Agreement shall be interpreted or construed as creating or establishing the relationship of employer and employee between the District and Contractor or any of its employees, agents, or anyone directly or indirectly employed by Contractor. The parties acknowledge that Contractor is not an employee for state or federal tax purposes. Contractor shall hire and pay all of Contractor's employees, agents, or anyone directly or indirectly employed by Contractor, all of whom shall be employees of Contractor and not employees of the District and at all times entirely under Contractor's supervision, direction, and control.

In particular, the District will not: i) withhold FICA (Social Security) from Contractor's payments; ii) make state or federal unemployment insurance contributions on Contractor's behalf; iii) withhold state or federal income tax from payment to Contractor; iv) make disability insurance contributions on behalf of Contractor; or v) obtain workers' compensation insurance on behalf of Contractor.

**D. Dispute Resolution.** Before initiating any legal claim or action (except with respect to equitable relief), the parties agree to attempt in good faith to settle any dispute, controversy, or claim arising out of or related to this Agreement or the Services (collectively, "**Dispute**") through discussions which shall be initiated upon written notice of a Dispute by either party to the other. If the parties cannot resolve the Dispute within ten (10) business days, then the parties shall attempt to settle the Dispute by mediation. If mediation is unsuccessful, the parties may then proceed to filing a claim in the appropriate jurisdictional court in accordance with this Agreement. In the event that either party is required to enforce this Agreement by court proceedings or otherwise, then the parties agree that the substantially prevailing party shall be entitled to recover from the other all fees and costs incurred, including reasonable attorneys' fees, paralegal fees, expert witness fees, and costs for trial, alternative dispute resolution, or appellate proceedings.

**E. Applicable Law and Venue.** This Agreement shall be governed by and construed in accordance with the



laws of the State of Florida without reference to the principles of conflict of laws. Except for actions seeking injunctive relief (which may be brought in any appropriate jurisdiction), suits under this agreement shall only be brought in a court of competent jurisdiction in the county of \_\_\_\_\_, Florida. This choice of venue is intended by the parties to be mandatory and not permissive in nature, and to preclude the possibility of litigation between the parties with respect to, or arising out of, this Agreement in any jurisdiction other than that specified in this section. The District and Contractor waive any right they may have to assert the doctrine of *forum non conveniens* or similar doctrine, or to object to venue with respect to any proceeding brought in accordance with this Section.

**F. Limitations on Governmental Liability.** Nothing in this Agreement shall be deemed as a waiver of immunity or limits of liability of the District beyond any statutory limited waiver of immunity or limits of liability which may have been adopted by the Florida Legislature in section 768.28, *Florida Statutes*, or other statute, and nothing in this Agreement shall inure to the benefit of any third-party for the purpose of allowing any claim which would otherwise be barred under the Doctrine of Sovereign Immunity or by operation of law.

**G. Third-Party Beneficiaries.** This Agreement is solely for the benefit of the District and Contractor and no right or cause of action shall accrue upon or by reason to or for the benefit of any third-party not a formal party to this Agreement. Nothing in this Agreement expressed or implied is intended or shall be construed to confer upon any person or corporation other than the District and Contractor any right, remedy, or claim under or by reason of this Agreement or any of the provisions or conditions of this Agreement; and all of the provisions, representations, covenants, and conditions contained in this Agreement shall inure to the sole benefit of and shall be binding upon the District and Contractor and their respective representatives, successors, and assigns.

**H. Default and Protection against Third-Party Interference.** A default by either party under this Agreement shall entitle the other to all remedies available at law or in equity, which may include, but not be limited to, the right of actual damages and/or specific performance. The District shall be solely responsible for enforcing its rights under this Agreement against any interfering third-party. Nothing contained in this Agreement shall limit or impair the District's right to protect its rights from interference by a third-party to this Agreement.

**I. Notices.** All notices, requests, consents, and other communications under this Agreement ("Notice" or "Notices") shall be in writing and shall be delivered, mailed by Overnight Delivery or First Class Mail, postage prepaid, to the parties, as follows:

**If to Contractor:**

Innersync Studio, Ltd.,  
d/b/a Campus Suite  
752 Dunwoodie Drive  
Cincinnati, Ohio 45230

Attn: Steven Williams

**If to District:**

Willow Walk Community Development District

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Attn: District Manager

**With a copy to:**

Hopping Green & Sams PA

119 South Monroe Street, Suite 300

Tallahassee, Florida 32301

Attn: District Counsel

Except as otherwise provided in this Agreement, any Notice shall be deemed received only upon actual delivery at the address set forth above. Notices delivered after 5:00 p.m. (at the place of delivery) or on a non-business day, shall be deemed received on the next business day. If any time for giving Notice contained in this Agreement would otherwise expire on a non-business day, the Notice period shall be extended to the next succeeding business day. Saturdays, Sundays, and legal holidays recognized by the United States government shall not be regarded as business days. Counsel for the District and counsel for Contractor may deliver Notice on behalf of the District and Contractor. Any party or other person to whom Notices are to be sent or copied may notify the other parties and addressees of any change in name or address to which Notices shall be sent by providing the same on five (5) days' written notice to the parties and addressees set forth herein.

**J. Entire Agreement.** This Agreement, together with Exhibit A, sets forth the entire agreement of the parties, and supersedes any prior agreements or statements with respect to the subject matter hereof.

**K. Severability.** The invalidity or unenforceability of any one or more provisions of this Agreement shall not affect the validity or enforceability of the remaining portions of this Agreement, or any part of this Agreement not held to be invalid or unenforceable.

**L. Assignment.** Neither the District nor Contractor may assign this Agreement without the prior written consent of the other. Any purported assignment without such consent shall be null and void.

**M. Amendments.** This Agreement may be amended or modified only by a written instrument duly executed by both parties.

**N. Force Majeure.** If either party is prevented from performing any of its obligations under this Agreement

due to any cause beyond the party's reasonable control, including, without limitations, an “act of God,” fire, flood, war, strike, government regulation, civil or military authority, acts or omissions of transmitters, utilities, providers or hackers, the time for that party's performance will be extended for the period of the delay or inability to perform due to such occurrence.

**O. Survival.** In addition to such other provisions hereof which, by their terms, survive any termination or expiration of this Agreement, Section 5 (Representations, Warranties and Covenants), Section 6 (Intellectual Property), Section 7 (Public Records), Section 8 (Indemnity), and Section 10 (General Provisions) shall survive any termination or expiration of this Agreement.

**P. Waiver.** No breach of any term of this Agreement shall be deemed waived unless expressly waived in writing by the party who might assert such breach. Any failure or delay by either party to exercise any right, power, or privilege under this Agreement shall not be deemed a waiver of any such right, power, or privilege under this Agreement on that or any subsequent occasion. Any waiver by either party, whether express or implied, of any provision of this Agreement, any waiver of default, or any course of dealing hereunder, shall not affect such party's right to thereafter enforce such provision or to exercise any right or remedy in the event of any other default or breach, whether or not similar.

**Q. Counterparts.** This instrument may be executed in any number of counterparts, each of which, when executed and delivered, shall constitute an original, and such counterparts together shall constitute one and the same instrument. Signature and acknowledgement pages, if any, may be detached from the counterparts and attached to a single copy of this document to physically form one document.

**R. Arm's Length Transaction.** This Agreement has been negotiated fully between the parties as an arm's length transaction. Both parties participated fully in the preparation of this Agreement and received the advice of counsel. In case of a Dispute concerning the interpretation of any provision of this Agreement, both parties are deemed to have drafted, chosen, and selected the language, and the doubtful language will not be interpreted or construed against either party.

**S. Descriptive Headings.** The descriptive headings in this Agreement are for convenience only and shall not control nor affect the meaning or construction of any of the provisions of this Agreement.



**In witness whereof**, the parties have, by their duly authorized representatives, executed this Agreement as of the date and year first set forth above.

**ATTEST: Willow Walk COMMUNITY DEVELOPMENT DISTRICT**

\_\_\_\_\_  
Secretary Chairperson, Board of Supervisors .      Date

\_\_\_\_\_  
Print name

**WITNESS: INNERSYNC STUDIO, LTD., D/B/A CAMPUS SUITE**, an Ohio limited liability company

\_\_\_\_\_  
Print Name: By: Steven Williams, (Title) .      Date

## Exhibit A: Proposal for Services

Implementation	Quantity	Subtotal
<b>Onboarding of ADA Compliant Website and Remediation of Historical Documents</b> <ul style="list-style-type: none"><li>• Migration website pages and present on a staged website for approval</li><li>• Initial PDF Accessibility Compliance Service for 1500 pages of remediation</li></ul>	1	\$2,325.00
<b>Ongoing services</b>	Quantity	Subtotal
<b>Website services</b> <ul style="list-style-type: none"><li>• Hosting, support and training for users</li><li>• Website management tools to make updates</li><li>• Secure certification (https)</li><li>• Monthly site reporting, monitoring and error corrections</li></ul>	1	\$615.00
<b>Ongoing PDF Accessibility Compliance Service</b> <ul style="list-style-type: none"><li>• Remediation of all PDFs stored on your website</li><li>• Remediation of up to 750 PDF pages</li><li>• Dashboard for reporting and managing all PDFs</li><li>• 48-hour turnaround for fixes for board agendas</li><li>• PDF manager dashboard</li></ul>	750*	\$937.50
<b>Social Media Manager</b>		Included

# Willow Walk CDD

**URL:** <http://willowwalkcdd.org/> **Website Type:** Medium

## Website Accessibility for People with Disabilities as per Nondiscrimination requirements of Title II of the American Disabilities Act (ADA) & WCAG

Date	Version#	Comments	Author
August 13, 2018	1.0	Updated "The Law, ADA and WCAG" section details	VB Joshi, Kristen T
January 10 <sup>th</sup> , 2019	2.0	Updated conversion and support costs based on discussed scope	VB Joshi
February 25, 2019	2.2	Updated fee-simple pricing and human audit seal	VB Joshi
March 21, 2019	2.3	Added quarterly audit as per insurance requirement	VB Joshi
March 28, 2019	2.4	Updated Annual Maintenance price for ADA support only	VB Joshi
May 7, 2019	2.5	Updated for CDD specific info after conversing with CDD Manager	VB Joshi
May 20, 2019	2.6	Added Human Audit Details	VB Joshi
June 9, 2019	2.7	Added Hosting and Backup to Maintenance	VB Joshi



**Your website gets 2 Compliance Seals**

**VGlobalTech's Technical Compliance Seal & Human Audit Compliance Seal\***

(\* Human Audit Contract required)



*VGlobalTech is the ADA, WCAG Compliance Expert, with over 100 ADA & WCAG compliant websites created (...and counting) to-date! We have partnered with a non-profit agency to conduct Human Audit and Certification Seal.*

Visit <https://vglobaltech.com/website-compliance/> for details.



**COPYRIGHT ©:** This proposal and the contents within this document are solely created by VGlobalTech team for its customers and cannot be reproduced, copied, modified or distributed (including forwarding to other customers, competitors, web designers etc.) without the written consent of VGlobalTech. VGlobalTech company holds Intellectual Property details along with company software details that must not be shared with others without the written permission of the company. The proposal and software details are customized for the requesting customer and cannot be applied to any other customer / asset / solution. This document does not apply to a case if it is not exclusively sent to you by VGlobalTech upon request.

**Any violations are punishable under the law and shall be prosecuted.**

Table of Contents

1.0 The Law.....4

2.0 ADA & WCAG Compliance – Introduction .....6

2.1 Common Problems and Solutions in Website Accessibility?.....7

2.1.1 Problem: Images Without Text Equivalents .....7

2.1.2 Problem: Documents Are Not Posted In an Accessible Format.....7

2.1.3 Problem: Specifying Colors and Font Sizes .....7

2.1.4 Problem: Videos and Other Multimedia Lack Accessible Features.....7

2.1.5 Web Content Accessibility Guidelines (WCAG) .....8

3.0 Pricing..... 10

3.1 Existing Website Remediation / New Website Build: ..... 10

3.2 ADA Compliance Monthly Maintenance and Hosting..... 11

3.3 Quarterly Technical and Human Audit..... 12

..... 12

4.0 Proposal Acceptance:..... 14

5.0 References: ..... 15

## 1.0 The Law

Source: [http://www.leg.state.fl.us/statutes/index.cfm?App\\_mode=Display\\_Statute&URL=0100-0199/0189/Sections/0189.069.html](http://www.leg.state.fl.us/statutes/index.cfm?App_mode=Display_Statute&URL=0100-0199/0189/Sections/0189.069.html)

### **189.069 Special districts; required reporting of information; web-based public access. —**

(1) Beginning on October 1, 2015, or by the end of the first full fiscal year after its creation, each special district shall maintain an official website containing the information required by this section. Each special district shall submit its official website address to the department.

(a) Each independent special district shall maintain a separate website.

(b) Each dependent special district shall be prominently displayed on the home page of the website of the local general-purpose government upon which it is dependent with a hyperlink to such webpages as are necessary to provide the information required by this section. A dependent special district may maintain a separate website providing the information required by this section.

(2)(a) A special district shall post the following information, at a minimum, on the district's official website:

1. The full legal name of the special district.
2. The public purpose of the special district.
3. The name, official address, official e-mail address, and, if applicable, term and appointing authority for each member of the governing body of the special district.
4. The fiscal year of the special district.
5. The full text of the special district's charter, the date of establishment, the establishing entity, and the statute or statutes under which the special district operates, if different from the statute or statutes under which the special district was established. Community development districts may reference chapter 190 as the uniform charter but must include information relating to any grant of special powers.
6. The mailing address, e-mail address, telephone number, and website uniform resource locator of the special district.
7. A description of the boundaries or service area of, and the services provided by, the special district.
8. A listing of all taxes, fees, assessments, or charges imposed and collected by the special district, including the rates or amounts for the fiscal year and the statutory authority for the levy



of the tax, fee, assessment, or charge. For purposes of this subparagraph, charges do not include patient charges by a hospital or other health care provider.

9. The primary contact information for the special district for purposes of communication from the department.

10. A code of ethics adopted by the special district, if applicable, and a hyperlink to generally applicable ethics provisions.

11. The budget of the special district and any amendments thereto in accordance with s.189.016.

12. The final, complete audit report for the most recent completed fiscal year and audit reports required by law or authorized by the governing body of the special district.

13. A listing of its regularly scheduled public meetings as required by s. 189.015(1).

14. The public facilities report, if applicable.

15. The link to the Department of Financial Services' website as set forth in s. 218.32(1)(g).

16. At least 7 days before each meeting or workshop, the agenda of the event, along with any meeting materials available in an electronic format, excluding confidential and exempt information. The information must remain on the website for at least 1 year after the event.

(b) The department's website list of special districts in the state required under s. 189.061 shall include a link for each special district that provides web-based access to the public for all information and documentation required for submission to the department pursuant to subsection

## 2.0 ADA & WCAG Compliance – Introduction

Every individual must have equal access to information whether it is in person service or online. This is a general agreement and understanding of access.

The Internet has dramatically changed the way state and local governments do business. Today, government agencies routinely make much more information about their programs, activities, and services available to the public by posting it on their websites. As a result, many people can easily access this information seven day a week, 24 hours a day.

Many government services and activities are also provided on websites because the public is able to participate in them at any time of day and without the assistance of government personnel. Many government websites offer a low cost, quick, and convenient way of filing tax returns, paying bills, renewing licenses, signing up for programs, applying for permits or funding, submitting job applications, and performing a wide variety of other activities.

The Americans with Disabilities Act (ADA) and, if the government entities receive federal funding, the Rehabilitation Act of 1973 generally require that state and local governments provide qualified individuals with disabilities equal access to their programs, services, or activities unless doing so would fundamentally alter the nature of their programs, services, or activities or would impose an undue burden. One way to help meet these requirements is to ensure that government websites have accessible features for people with disabilities, using the simple steps described in this document. An agency with an inaccessible website may also meet its legal obligations by providing an alternative accessible way for citizens to use the programs or services, such as a staffed telephone information line. These alternatives, however, are unlikely to provide an equal degree of access in terms of hours of operation and the range of options and programs available.

The World Wide Web Consortium (W3C) sets the main international standards for the World Wide Web and its accessibility. W3C created the Web Content Accessibility Guidelines (WCAG 2.0 and 2.1) which are similar to Section 508, but on an international level. WCAG 2.0 and 2.1 requires specific techniques for compliance and is more current than Section 508.

Many countries and international organizations require compliance with WCAG 2.0 and 2.1. The guidelines are categorized into three levels of compliance: A (must support), AA (should support), and AAA (may support). Representatives from the accessibility community around the world participate in the evolution of these guidelines.

Source: <https://www.w3.org/WAI/standards-guidelines/wcag/>

**Visit <http://vglobaltech.com/website-compliance/> for more details, do a website compliance check on your website and to download a PDF proposal.**

## 2.1 Common Problems and Solutions in Website Accessibility?

### 2.1.1 Problem: Images Without Text Equivalents

#### **Solution: Add a Text Equivalent to Every Image**

Adding a line of simple HTML code to provide text for each image and graphic will enable a user with a vision disability to understand what it is. Add a type of HTML tag, such as an “alt” tag for brief amounts of text or a “longdesc” tag for large amounts, to each image and graphic on your agency’s website.

The words in the tag should be more than a description. They should provide a text equivalent of the image. In other words, the tag should include the same meaningful information that other users obtain by looking at the image. In the example of the mayor’s picture, adding an “alt” tag with the words “Photograph of Mayor Jane Smith” provides a meaningful description.

In some circumstances, longer and more detailed text will be necessary to convey the same meaningful information that other visitors to the website can see. For example, a map showing the locations of neighborhood branches of a city library needs a tag with much more information in text format. In that instance, where the map conveys the locations of several facilities, add a “longdesc” tag that includes a text equivalent description of each location shown on the map – e.g., “City Center Library, 433 N. Main Street, located on North Main Street between 4th Avenue and 5th Avenue.”

### 2.1.2 Problem: Documents Are Not Posted In an Accessible Format

#### **Solution: Post Documents in a Text-Based Format**

Always provide documents in an alternative text-based format, such as HTML or RTF (Rich Text Format), in addition to PDF. Text-based formats are the most compatible with assistive technologies.

### 2.1.3 Problem: Specifying Colors and Font Sizes

#### **Solution: Avoid Dictating Colors and Font Settings**

Websites should be designed so they can be viewed with the color and font sizes set in users’ web browsers and operating systems. Users with low vision must be able to specify the text and background colors as well as the font sizes needed to see webpage content.

### 2.1.4 Problem: Videos and Other Multimedia Lack Accessible Features

#### **Solution: Include Audio Descriptions and Captions**

Videos need to incorporate features that make them accessible to everyone. Provide audio descriptions of images (including changes in setting, gestures, and other details) to make videos accessible to people who are blind or have low vision. Provide text captions synchronized with the video images to make videos and audio tracks accessible to people who are deaf or hard of hearing.



## 2.1.5 Web Content Accessibility Guidelines (WCAG)

### Understanding the Four Principles of Accessibility

The guidelines and Success Criteria are organized around the following four principles, which lay the foundation necessary for anyone to access and use Web content. Anyone who wants to use the Web must have content that is:

1. **Perceivable** - Information and user interface components must be presentable to users in ways they can perceive.
  - This means that users must be able to perceive the information being presented (it can't be invisible to all of their senses)
2. **Operable** - User interface components and navigation must be operable.
  - This means that users must be able to operate the interface (the interface cannot require interaction that a user cannot perform)
3. **Understandable** - Information and the operation of user interface must be understandable.
  - This means that users must be able to understand the information as well as the operation of the user interface (the content or operation cannot be beyond their understanding)
4. **Robust** - Content must be robust enough that it can be interpreted reliably by a wide variety of user agents, including assistive technologies.
  - This means that users must be able to access the content as technologies advance (as technologies and user agents evolve, the content should remain accessible)

**If any of these are not true, users with disabilities will not be able to use the Web.**

Under each of the principles are guidelines and Success Criteria that help to address these principles for people with disabilities. There are many general usability guidelines that make content more **usable by all people**, including those with disabilities. However, in WCAG 2.1, we only include those guidelines that address problems particular to people with disabilities. This includes issues that block access or interfere with access to the Web more severely for people with disabilities.

See reference section at the end of this document for more information and websites for ADA, Usability and other important compliance issues and solutions.

**VGlobalTech development and business management team shall study these compliance guidelines and with our technical capabilities apply these to make your website accessible, compatible and fully functional for all people, including those with disabilities.**

**Visit <https://vglobaltech.com/website-compliance/> for details of our compliance process and expertise in this area.**

Please see References section for several resources on compliance.

### 3.0 Pricing

#### Website Complexity: **Medium Level Websites**

**VGlobalTech team shall complete the following critical tasks for client website.  
All costs below are per website / CDD:**

##### **3.1 Existing Website Remediation / New Website Build:**

	Task
1.	Remediate existing website / Build new website from start for ADA and WCAG compliance requirements – ALL webpages on the website. Create accessibility document, code review, html updates, plugins / security updates required for ADA and WCAG compliance
2.	Cross-Device Check (Website needs to appear as per ADA standards on Mobile Phones, Tablets, Desktops etc.). Braille Readers, Other assistance technology compatibility
3.	<b>ADA Standards application (as per Section 1 above). ADA.gov, Web Content Accessibility Guidelines (WCAG)</b>
4.	PDF Documents conversion (to Text, HTML etc.) as needed for ADA Compliance / Reader Compliance (up to 2 years of documents shall be converted)
5.	Create a webpage showing websites ADA Compliance efforts
6.	Create customized footer with <b>VGlobalTech's ADA Compliance Seal</b> (valid for 1 year only)
7.	<b>Web Design Total: \$4750/- (one time)</b>



### 3.2 ADA Compliance Monthly Maintenance and Hosting

Maintenance contract starts after initial conversion is completed (Optional Maintenance – It is critical to maintain compliance as websites get updated):

The Annual Maintenance **DOES NOT** include the quarterly audits proposed in the previous section.

Maintenance contract is required to receive VGlobalTech's proprietary document conversion software (PDF to RTF) that allows you to easily convert documents or submit to VGlobalTech and get docs converted within less than 24 hrs.

	Task
1.	Assist with ADA Website Compliance tasks for current / new website on an ongoing basis – All new webpages and content that is put on the website – Customer must notify what updates are made ( <i>content shall be uploaded by client, VGlobalTech shall provide feedback on the content ADA requirements – This is as per customers' request. Please contact VGlobalTech if a full maintenance, including content upload is required</i> )
2.	PDF Documents conversion (to Text, HTML etc) as needed ( <b><i>new documents during the maintenance year only</i></b> ) for ADA Compliance / Reader Compliance. VGlobalTech's <b>proprietary batch conversion software</b> is included as long as the contract is valid (big time saver that creates compliant documents that can be uploaded to the website). There is no limit on how many documents you can convert using VGlobalTech's software. If Auto conversion fails, VGlobalTech team shall perform manual OCR and conversion within 24 hrs.
3.	Update footer with VGlobalTech's ADA Compliance Seal (extended for current year)
	<b>Monthly Maintenance: (starts after initial compliance engagement quoted above is complete):</b> <b>\$1440 /- (annually – can be broken into equal monthly charges)</b>  *support beyond 8 hrs / month shall be billed at \$55 / hr separately **Annual maintenance can be broken up into smaller monthly bills.
4.	Website hosting and backups – Premium hosting, unlimited file space, bandwidth, fast website response, regular automated backups, SSL certificates for secure site access (https protocol), 99.9% website uptime: <b>\$600 / year</b>
	<b>Total Maintenance and Hosting: \$2040 / year</b>

### 3.3 Quarterly Technical and Human Audit

This audit is as per the Florida Insurance Alliance guidelines. Please check with your insurance agency for specific requirements. **Read more here:** [https://vglobaltech.com/wp-content/uploads/2019/03/FIA\\_ADA\\_Guidelines-2019-2020.pdf](https://vglobaltech.com/wp-content/uploads/2019/03/FIA_ADA_Guidelines-2019-2020.pdf)

VGlobalTech has partnered with a local agency for the visually impaired – LightHouse Works. LightHouse has developed a unique program for digital accessibility that is run by visually impaired personnel that are highly skilled in human auditing of websites and software as per the section 508 stipulations. Read more about our partnership here: <https://vglobaltech.com/website-compliance/>

**Together we are now able to provide not one but two compliance seals for all our customers:**

#### 1. Digital Asset Technical Compliance Seal:



VGlobalTech in-house technical team shall remediate / test the website / software for ADA, WCAG compliance. VGlobalTech's technical design & development team is fully aware of the Americans with Disability Act (ADA), Web Content Accessibility Guidelines (WCAG), **Section 508** of the Rehabilitation Act of 1973 and overall the design principles of a professional, accessible, functional and responsive web design. The entire team has taken dedicated time and efforts to learn these design principles first hand. Our purpose is clear – **Universal, Creative Web design that works for everyone, everywhere and every time!**

#### 2. Human Audit Seal:



LightHouse Works' visually impaired personnel shall actually test the website for compliance as per the section 508 and ADA requirements. The VGlobalTech technical team shall remediate any points discovered by LightHouse team and send the site for re-certification. Upon satisfactory completion LightHouse shall provide the Human Audit Seal that will be specific to the site and the VGlobalTech team shall put the seal on the site. This is an added layer of true Human Audit testing that provides full ADA compliance.

### Cost for Technical and Human Audits:

**\$1600 / Four Audits per Year**

**(paid as a onetime fee) (Seals renewed every quarter) (Audits are conducted by VGlobalTech and LightHouse Agency together)**

This proposal includes following points, stipulations terms and conditions:

\*(1) conference call or in person meetings per month with client to review metrics, results and monthly recaps *\*unless otherwise noted*

\* email and phone communication

\*Anything out of the scope of work in the above proposal will be addressed and client will be immediately notified. After notification of additional work, a subsequent quote will be provided to cover that work.

\*Client is responsible to adhering to timelines as far as information required to complete the task is concerned. If timelines are not adhered to and exceed 15 business days past the current marketing months, last day, all work will end. A new month with new allocated costs will be presented for future work to commence. No refunds and owed work will be due unless otherwise agreed upon. **An Invoice will be provided once signature approval of this project proposal. Payments will be made to VGLOBALTECH**

\*Client is responsible for verifying quality of work, providing feedback, verifying that compliance has been met as required. VGlobalTech team shall not be responsible for any legal ramifications arising from work not done as per external agencies / organizations / associations needs if proper feedback is not provided by the customer. VGlobalTech's work will be in best faith but cannot guarantee all compliance / legal needs since we are not the final authority in the ADA or WCAG compliance area. VGlobalTech shall not be liable for any legal ramifications arising from compliance issues and cannot be held responsible for any legal or other lawsuits.

Refund Policy: The client may halt work and request for a refund within seven days of the date of signing this services agreement by mailing a signed letter to the main address listed on [www.VGlobalTech.com](http://www.VGlobalTech.com) website. If client requests a refund within seven days of the date of signing their agreement they shall be liable to pay for all work completed and will be refunded the remaining balance of the initial payment if billable work has not exceeded a charge that would be greater than client's initial payment. If client requests a refund after the seven days from the date of the signing of the agreement client is liable to pay for all work completed plus an additional 25% of any remaining balance that may still be due. Once line item projects are complete no refunds will be issued. Confidentiality: All information between client and service provider inclusive of technical and business information relating to proprietary ideas, patentable ideas and/or trade secrets, existing and/or contemplated products and services, research and development, production, costs, profit and margin information, finances and financial projections, customers, clients, marketing, and current or future business plans and models, regardless of whether such information is designated as "Confidential Information" at the time of its disclosure and will be treated as such and with absolute confidentiality and will not be shared or used, which will be maintained at all times. The client is not allowed to disclose their price with any third parties. Doing so is in breach of this agreement. All information development will be shared and proprietary information and property between client and service providers.



## 4.0 Proposal Acceptance:

The VGlobalTech proposed solution and terms have been accepted by the customer and the VGlobalTech can proceed with the project. All payments shall be made according to this agreement.

**Select Proper Option Below, Sign and Date, Return to [contact@vglobaltech.com](mailto:contact@vglobaltech.com):**

---

☐ **Option1: Website only**

*Section 3.1: One time (website conversion and compliance cost):*

☐ **Option2: Website and Monthly Maintenance w/ Hosting**

*Section 3.1: One time (website conversion and compliance cost)*

+

*Section 3.2 ADA Compliance Monthly Maintenance and Hosting*

☐ **Option3: Website and Quarterly Audits**

*Section 3.1: One time (website conversion and compliance cost)*

+

*Section 3.3 Quarterly Technical and Human Audit Testing*

☐ **Option4: Website, Monthly Maintenance w/ Hosting and Quarterly Audits**

*Section 3.1: One time (website conversion and compliance cost)*

+

*Section 3.2 ADA Compliance Monthly Maintenance and Hosting*

+

*Section 3.3 Quarterly Technical and Human Audit Testing*

**Signatures:**

---

For Customer

Date

VB Joshi

---

For VGlobalTech

Date

## 5.0 References:

**ADA Best Practices Tool Kit for State and Local Governments:**

<https://www.ada.gov/pcatoolkit/chap5toolkit.htm>

**U.S. Department of Justice, Civil Rights Division, *Disability Rights Section***

<https://www.ada.gov/websites2.htm>

**Web design Standards:** <https://www.w3schools.com/>

**Web Content Accessibility Guidelines (WCAG)** <https://www.w3.org/TR/WCAG21/>

**VGlobalTech Web Content Accessibility Implementation and Checkpoints:**

<http://vglobaltech.com/website-compliance/>



# Tab 5



## **CONTRACT FOR PROFESSIONAL TECHNOLOGY SERVICES**

---

**DATE:** August 1, 2019

**BETWEEN:** **RIZZETTA TECHNOLOGY SERVICES, LLC.**  
3434 Colwell Avenue  
Suite 200  
Tampa, Florida 33614

(Hereinafter referred to as "**Consultant**")

**AND:** **WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT**  
9530 Marketplace Road, Suite 206  
Ft. Myers, Florida 33912

(Hereinafter referred to as "**District**," and together with Consultant, the "**Parties**.")

### **PURPOSE; SCOPE OF SERVICES:**

- I. The purpose of this contract for technology services (hereinafter referred to as "**Contract**") is for the Consultant to provide professional technology services to the District pursuant to Chapter 189.069, Florida Statutes. A brief description of these services is provided below, and a detailed description is provided in **Exhibit A** to this Contract.

**A. ONE-TIME SERVICES.** The Consultant shall provide the following One-Time Services to the District pursuant to this Contract:

- i. **Website Development** - Consultant shall provide all required content to a third party responsible for design and implementation of a website for the District to comply with Florida law, including, but not limited to, Chapter 189.069, Florida Statutes, requiring that special districts operate and maintain an official internet website. Details of the required content are shown in **Exhibit A**. Consultant shall secure and register a domain name in the District's name, which the domain shall be owned by the District, for purposes of establishing the website.

- ii. **E-mail Set-up** - Consultant shall establish and register a domain name in the District's name for purposes of setting up and creating individual e-mail addresses for supervisors, staff or employees as designated by the District. Said domain name shall be owned by the District.

**B. STANDARD ON-GOING SERVICES.** The Consultant shall provide the following Standard On-Going Services on a monthly basis to the District pursuant to this Contract:

- i. **Website Compliance and Management** - Consultant shall be responsible for ensuring District's on-going compliance with Florida law, including, but not limited to, Chapter 189.069, Florida Statutes, requiring that special districts operate and maintain an official internet web site throughout the term of this Contract. Consultant shall maintain the domain for the District. Consultant will manage the website maintenance contract provider and ensure they are meeting the requirements of the contract with the District. Consultant will provide the website maintenance provider with documents and updated content as required in accordance with Chapter 189.0069 Florida Statutes.
- ii. **E-mail** - Consultant shall provide services including ongoing management of e-mail accounts, hosting and backup in compliance with all applicable laws, including public records law and public records retention.

**II. ADDITIONAL SERVICES.** In addition to the One-Time and Standard On-Going Services described above, or in any addendum executed between the Parties, the District may, from time to time, require additional services from the Consultant. Any services not specifically provided for in the scope of services above as well as any changes in the scope requested by the District, will be considered additional services. If any additional services are required or requested, the Consultant will provide a detailed description of these services and fees for such services to the District for approval prior to beginning any additional services. The Consultant shall undertake the additional services after the District has issued its written approval of the description and fees for such services to the Consultant.

**III. LITIGATION SUPPORT SERVICES.** Upon the District's request, the Consultant shall prepare documentation in response to litigation requests and provide necessary expert testimony in connection with litigation involving the subject matter of this Contract. If the District requires or requests any litigation support services, the Consultant will provide a detailed description of the services and fees for such services to the District for approval prior to beginning any litigation support services. The Consultant shall undertake the litigation support services after the

District has issued its written approval of the description and fees for such services to the Consultant.

- IV. TERM.** The Consultant's services as provided in this Contract shall commence upon execution of this Contract. This Contract shall automatically renew annually unless terminated pursuant to its terms. The Consultant may change the prices only with the District's written consent.

**V. FEES AND EXPENSES; PAYMENT TERMS.**

**A. FEES AND EXPENSES.**

- i. A schedule of fees for the services described in Sections I, II, and III of this Contract is shown in **Exhibit B** to this Contract, which is attached hereto and incorporated herein. The District shall pay the Consultant for the services provided under the terms of this Contract in accordance with the schedule of fees in **Exhibit B**. For purposes of the Consultant's compensation for services provided pursuant to this Contract, the District shall compensate the Consultant only for those services provided under the terms of this Contract. Unless otherwise specified by this Contract, the Consultant will invoice the District for the Consultant's services in advance of each month and in the amounts set forth in **Exhibit B**. The fees for those services which are not being requested at the time this Contract is approved will be provided to the District at such time as those services are required. Payment shall be made by the District within thirty (30) days of receipt of a correctly submitted invoice.
- ii. Fees for the Standard On-Going Services described in this Contract may be negotiated annually by the Parties. Any amendment to Standard On-Going Services fees must comply with the amendment procedure in this Contract and must be reflected in the adopted General Fund Budget of the District. The District's adoption of the General Fund Budget shall not constitute the District's consent for payment of any expenses.
- iii. In the event the District authorizes a change in the scope of services requested, Consultant shall submit, in writing to the District, a request for a fee amendment corresponding to the change in services being requested, if it has not already done so. Any change in the scope of requested services and the corresponding fee amendment shall comply with the amendment procedure in this Contract. Such amendment must be validly executed by the Parties before Consultant is authorized to begin providing services pursuant to the change in scope and the revised fees are adopted.



- iv. For the purposes of this Contract, an out-of-pocket expense is an expense that the Consultant or one of its subcontractors, if applicable, incurs during the performance of the Standard On-Going Services, as provided in this Contract. Such out-of-pocket expenses are included in the fees shown in **Exhibit B**. Out-of-pocket expenses incurred in connection with the performance of Additional Services and Litigation Support Services will be subject to reimbursement at cost. These expenses include, but are not limited to, airfare, mileage, transportation/parking, lodging, postage and copies.
- v. Fees for services to be billed on an hourly basis will be billed at the Consultant's current hourly rates at the time of the execution of this Contract, as set forth in **Exhibit B**. The hourly rate for the services may be amended from time to time pursuant to the amendment procedure in this Contract and in advance of such proposed change. Consultant's current hourly rates are shown in **Exhibit B** to this Contract. Any proposed change shall indicate the new hourly fee for such services.

#### **B. PAYMENT TERMS.**

- i. **One-Time Services.** One-Time Services will be billed at fixed fee pursuant to the schedule shown in **Exhibit B**.
- ii. **Standard On-Going Services.** Standard On-Going Services will be billed monthly at a fixed fee pursuant to the schedule shown in **Exhibit B**.
- iii. **Additional Services.** Additional Services will be billed monthly on an hourly basis for the hours incurred at the Consultant's current hourly rate as shown in **Exhibit B**.
- iv. **Litigation Support Services.** Litigation Support Services will be billed monthly on an hourly basis for the hours incurred at the Consultant's current hourly rate as shown in **Exhibit B**.
- v. **Out-of-Pocket expenses.** Out-of-Pocket expenses of the Consultant will be billed monthly as incurred.

All invoices will be due and payable thirty (30) days from the date of invoice pursuant to the Prompt Payment Act, Chapter 218.70 Florida Statutes.

- VI. **SUSPENSION OF SERVICES FOR NON-PAYMENT.** The Consultant shall have the right to suspend services being provided as outlined in this Contract if the District fails to pay Consultant's invoices in a timely manner, which shall be construed as thirty (30) days from date of the invoice or as otherwise provided by

the Prompt Payment Act, Section 218.70 Florida Statutes. Consultant shall notify the District, in writing, at least ten (10) days prior to suspending services.

**VII. NON-CONTINGENCY.** The payment of fees and expenses, as outlined in this Contract, are not contingent upon any circumstance not specifically outlined in this Contract.

**VIII. AMENDMENT.** Amendments to, and waivers of, the provisions contained in this Contract may be made only by an instrument in writing that is executed by both the District and the Consultant.

**IX. RESPONSIBILITIES.**

**A. DISTRICT RESPONSIBILITIES.** The District shall provide for the timely services of its legal counsel, engineer, and any other consultants, contractors, or employees, as required, for the Consultant to perform the duties outlined in this Contract. Expenses incurred in providing this support shall be the sole responsibility of the District unless specified herein.

**B. LIMITATIONS OF RESPONSIBILITIES.** To the extent not referenced herein, Consultant shall not be responsible for the acts or omissions of any other contractor, subcontractor, supplier, or of any other individual or entity performing services that are not under the control of the Consultant or its own employees, contractors, subcontractors, agents or related entities. Consultant shall not be liable for any damage that occurs from Acts of God, which are defined as those caused by windstorm, hail, fire, flood, hurricane, freezing, or other similar occurrences of nature.

**X. TERMINATION.** This Contract may be terminated as follows:

**A.** By the District for "good cause" immediately which shall include misfeasance, malfeasance, nonfeasance, or dereliction of duties by the Consultant. Termination for "good cause" shall be affected by written notice to Consultant at the address noted herein.

**B.** By the Consultant for "good cause", immediately which shall include, but is not limited to, failure of the District to timely pay Consultant for services rendered in accordance with the terms set forth in this Contract, malfeasance, nonfeasance, or dereliction of duties by the District, or upon request or demand by the Board, or any member thereof, for Consultant to undertake any action or implement a policy of the Board which Consultant deems unethical, unlawful, or in contradiction of any applicable federal, state, or municipal law or rule. Termination for "good cause" shall be affected by written notice to District at the address noted herein.

- C.** By the Consultant or District, for any reason, upon provision of a minimum of sixty (60) days written notice of termination to the address noted herein.
- D.** Upon any termination, Consultant will be entitled to the total amount of compensation pursuant to the terms of this Contract, through the termination date, but subject to any offsets that the District may have for services not performed. Consultant will make all reasonable effort to provide for an orderly transfer of the domain(s), e-mails, books and records of the District to the District or its designee. Upon termination, the District will continue to own the domain name, e-mail accounts and e-mail and website content.

**XI. GENERAL TERMS AND CONDITIONS.**

- A.** All invoices are due and payable within thirty (30) days of invoice date, or as otherwise provided by the Florida Prompt Payment Act, Section 218.70. Florida Statutes. Invoices not paid within thirty (30) days of presentation shall be charged interest on the balance due at the maximum legally permissible rate.
- B.** In the event either party is required to take any action to enforce this Contract, the prevailing party shall be entitled to attorney's fees and costs, including fees and costs incurred in determining entitlement to and reasonableness of such fees and costs.
- C.** This Contract shall be interpreted in accordance with and shall be governed by the laws of the State of Florida. Venue for all proceedings shall be in Manatee County, Florida.
- E.** In the event that any provision of this Contract shall be determined to be unenforceable or invalid by a Court of Law, such unenforceability or invalidity shall not affect the remaining provisions of the Contract which shall remain in full force and effect.
- D.** The rights and obligations of the District as defined by this Contract shall inure to the benefit of and shall be binding upon the successors and assigns of the District. There shall be no assignment of this Contract by the Consultant.
- E.** The Consultant and its officers, supervisors, staff, and employees shall use due care to protect the property of the District, its residents, and landowners from damage. The Consultant agrees to take steps to repair any damage resulting from the Consultant's activities and work pursuant to the Contract within twenty-four hours (24) hours.
- F.** Dissolution or court declared invalidity of the District shall not relieve the District of compensation due for services theretofore rendered.



## **XII. INDEMNIFICATION.**

**A. DISTRICT INDEMNIFICATION.** To the extent allowable under applicable law (and only to the extent of the limitations of liability set forth in Section 768.28, Florida Statutes), and except and to the extent caused by the negligence, reckless and/or willful misconduct of the Consultant or persons or entities within Consultants control and direction, the District agrees to indemnify and hold harmless the Consultant and its officers, supervisors, staff, and employees from and against any and all liability, claims, actions, suits, demands, assessments or judgments asserted and any and all losses, liabilities, damages, costs, court costs, and expenses, including attorney's fees, that Consultant may hereafter incur, become responsible for, or be caused to pay out arising out of or relating to the negligent or intentionally wrongful acts or omissions of the District that relates to the subject matter of this Contract. The indemnification provided for herein shall not be deemed exclusive of any other rights to which the Consultant may be entitled and shall continue after the Consultant has ceased to be engaged under this Contract.

**CONSULTANT INDEMNIFICATION.** The Consultant agrees to indemnify, defend, and hold harmless the District and its officers, supervisors, staff, and employees from and against any and all liability, claims, actions, suits, demands, assessments or judgments asserted and any and all losses, liabilities, damages, costs, court costs, and expenses, including attorney's fees, that the District may hereafter incur, become responsible for, or be caused to pay out arising out of or relating to the negligent, reckless, and/or intentionally wrongful acts or omissions of the Consultant. The indemnification provided for herein shall not be deemed exclusive of any other rights to which the District may be entitled and shall continue after the Consultant has ceased to be engaged under this Contract.

**B. SOVEREIGN IMMUNITY; INDEMNIFICATION OBLIGATIONS.** Nothing herein shall be construed to limit the District's sovereign immunity limitations of liability as provided in Section 768.28, Florida Statutes, or other applicable law. Indemnification obligations under this Contract shall include the payment of all settlements, judgments, damages, liquidated damages, penalties, forfeitures, back pay awards, court costs, arbitration and/or mediation costs, litigation expenses, attorney fees, and paralegal fees (incurred in court, out of court, on appeal, or in bankruptcy proceedings) as ordered.

**XIII. INSURANCE.**

- A.** The District shall provide and maintain Public Official Liability and General Liability insurance policies, each in an amount not less than One Million Dollars (\$1,000,000.00) throughout the term of this Contract.
- B.** The Consultant shall provide and maintain the following levels of insurance coverage at all times throughout the term of this Contract:
  - i.** Worker's Compensation Insurance in accordance with the laws of the State of Florida.
  - ii.** General Liability Insurance with the limit of One Million Dollars (\$1,000,000.00) per each occurrence.
  - iii.** Professional Liability Insurance with limit of no less than One Million Dollars (\$1,000,000.00) per each occurrence.
  - iv.** Employment Practices Liability Insurance with limit of Two Million Dollars (\$2,000,000.00) per each occurrence.
  - v.** Comprehensive Automobile Liability Insurance for all vehicles used by the Consultant's staff, whether owned or hired, with a combined single limit of One Million Dollars (\$1,000,000.00).
- C.** Except with respect to Professional Liability and Worker's Compensation insurance policies, the District and its officers, supervisors, staff, and employees will be listed as additional insureds on each insurance policy described above. None of the policies above may be canceled during the term of this Contract (or otherwise cause the District to not be named as an additional insured where applicable) without thirty (30) days written notice to the District. Consultant will furnish the District with a Certificate of Insurance evidencing compliance with this section upon request. Insurance should be from a reputable insurance carrier, licensed to conduct business in the State of Florida.
- D.** If the Consultant fails to secure or maintain the required insurance, the District has the right (without any obligation to do so, however) to secure such required insurance, in which event the Consultant shall pay the cost for that required insurance and shall furnish, upon demand, all information that may be required in connection with the District's obtaining the required insurance.

**XIV. ASSIGNMENT.** Except as provided in this section, neither the District nor the Consultant may assign this Contract or any monies to become due hereunder without the prior written approval of the other. Any assignment attempted to be

made by the Consultant or the District without the prior written approval of the other party is void.

- XV. COMPLIANCE WITH PUBLIC RECORDS LAWS.** Consultant understands and agrees that all documents of any kind provided to the District in connection with this Contract may be public records, and, accordingly, Consultant agrees to comply with all applicable provisions of Florida law in handling such records, including but not limited to Section 119.0701, Florida Statutes. Consultant acknowledges that the designated public records custodian for the District is Rizzetta & Company, Inc. ("Public Records Custodian"). Among other requirements and to the extent applicable by law, the Consultant shall 1) keep and maintain public records required by the District to perform the service; 2) upon request by the Public Records Custodian, provide the District with the requested public records or allow the records to be inspected or copied within a reasonable time period at a cost that does not exceed the cost provided in Chapter 119, Florida Statutes; 3) ensure that public records which are exempt or confidential and exempt from public records disclosure requirements, are not disclosed except as authorized by law for the duration of the contract term and following the contract term if the Consultant does not transfer the records to the Public Records Custodian of the District; and 4) upon completion of the Contract, transfer to the District, at no cost, all public records in Consultant's possession or, alternatively, keep, maintain and meet all applicable requirements for retaining public records pursuant to Florida laws. When such public records are transferred by the Consultant, the Consultant shall destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. All records stored electronically must be provided to the District in a format that is compatible with Microsoft Word or Adobe PDF formats.

**IF THE CONSULTANT HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO THE CONSULTANT'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS CONTRACT, CONTACT THE CUSTODIAN OF PUBLIC RECORDS AT (813) 514-0400, OR BY EMAIL AT [INFO@RIZZETTA.COM](mailto:INFO@RIZZETTA.COM), OR BY REGULAR MAIL AT 3434 COLWELL AVENUE, SUITE 200, TAMPA, FLORIDA 33614.**

- XVI. NOTICES.** All notices, requests, consents and other communications under this Contract ("**Notices**") shall be in writing and shall be delivered, mailed by First Class Mail, postage prepaid, or overnight delivery service, to the parties, as follows:

<b>If to the District:</b>	Willow Walk Community Development District 9530 Marketplace Road, Suite 206 Ft. Myers, Florida 33912 Attn: District Manager
----------------------------	---

**With a copy to:**

Hopping Green & Sams, P.A.  
119 South Monroe Street, Suite 300 (32301)  
P.O. Box 6526  
Tallahassee, FL 32314  
Attn: District Counsel

**If to the Consultant:**

Rizzetta Technology Services, LLC.  
3434 Colwell Avenue, Suite 200  
Tampa, Florida 33614

Except as otherwise provided in this Contract, any Notice shall be deemed received only upon actual delivery at the address set forth above. Notices delivered after 5:00 p.m. (at the place of delivery) or on a non-business day, shall be deemed received on the next business day. If any time for giving Notice contained in this Contract would otherwise expire on a non-business day, the Notice period shall be extended to the next succeeding business day. Saturdays, Sundays, and legal holidays recognized by the United States Government shall not be regarded as business days. Counsel for the District and counsel for the Consultant may deliver Notice on behalf of the District and the Consultant, respectively. Any party or other person to whom Notices are to be sent or copied may notify the other parties and addressees of any change in name or address to which Notices shall be sent by providing the same on five (5) days written notice to the parties and addressees set forth herein.

- XVII. EFFECTIVE DATE.** This Contract shall become effective upon execution by both the District and the Consultant and shall remain effective until terminated by either the District or the Consultant in accordance with the provisions of this Contract.
- XVIII. HEADINGS FOR CONVENIENCE ONLY.** The descriptive headings in this Contract are for convenience only and shall neither control nor affect the meaning or construction of any of the provisions of this Contract.
- XIX. AGREEMENT; CONFLICTS.** This instrument, together with accompanying **Exhibit A**, shall constitute the final and complete expression of this Contract between the District and the Consultant relating to the subject matter of this Contract. To the extent of any conflict between this instrument and **Exhibit A**, this instrument shall control.
- XX. DEFAULT AND PROTECTION AGAINST THIRD PARTY INTERFERENCE.** A default by either the District or the Consultant under this Contract shall entitle the other to all remedies available at law or in equity, which may include, but not be limited to, the right of damages, injunctive relief, and/or specific performance. The District shall be solely responsible for enforcing its rights under this Contract against any interfering third party. Nothing contained in this Contract shall limit or impair the District's right to protect its rights from interference by a third party to



this Contract.

- XXI. THIRD PARTY BENEFICIARIES.** This Contract is solely for the benefit of the District and the Consultant and no right or cause of action shall accrue upon or by reason, to or for the benefit of any third party not a formal party to this Contract. Nothing in this Contract, express or implied, is intended or shall be construed to confer upon any person or corporation other than the District and the Consultant any right, remedy, or claim under or by reason of this Contract or any of the provisions or conditions of this Contract; and all of the provisions, representations, covenants, and conditions contained in this Contract shall inure to the sole benefit of and shall be binding upon the District and the Consultant and their respective representatives, successors, and assigns.
- XXII. COMPLIANCE WITH GOVERNMENTAL REGULATION.** The Consultant shall keep, observe, and perform all requirements of applicable local, State, and Federal laws, rules, regulations, and ordinances. If the Consultant fails to notify the District in writing within five (5) days of the receipt of any notice, order, required to comply notice, or a report of a violation or an alleged violation, made by a local, State, or Federal governmental body or agency or subdivision thereof with respect to the services being rendered under this Contract or any action of the Consultant or any of its agents, servants, employees, or materialmen, or with respect to terms, wages, hours, conditions of employment, safety appliances, or any other requirements applicable to provision of services, or fails to comply with any requirement of such agency within five (5) days after receipt of any such notice, order, request to comply notice, or report of a violation of an alleged violation, the District may terminate this Contract, such termination to be effective immediately upon the giving of notice of termination.
- XXIII. ARM'S LENGTH TRANSACTION.** This Contract has been negotiated fully between the District and the Consultant as an arm's length transaction. The District and the Consultant participated fully in the preparation of this Contract with the assistance of their respective counsel. In the case of a dispute concerning the interpretation of any provision of this Contract, the Parties are deemed to have drafted, chosen, and selected the language, and any doubtful language will not be interpreted or construed against any party.
- XXIV. COUNTERPARTS.** This Contract may be executed in any number of counterparts, each of which when executed and delivered shall be an original; however, all such counterparts together shall constitute, but one and the same instrument.

Therefore, the Consultant and the District each intend to enter this Contract, understand the terms set forth herein, and hereby agree to those terms.

**ACCEPTED BY:**

**RIZZETTA TECHNOLOGY SERVICES, LLC.**

BY: \_\_\_\_\_

PRINTED NAME: William J. Rizzetta

TITLE: Managing Member

DATE: \_\_\_\_\_

WITNESS: \_\_\_\_\_  
Signature

\_\_\_\_\_  
Print Name

**WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT**

BY: \_\_\_\_\_

PRINTED NAME: \_\_\_\_\_

TITLE: \_\_\_\_\_

DATE: \_\_\_\_\_

ATTEST: \_\_\_\_\_  
Secretary/Assistant Secretary  
Board of Supervisors

\_\_\_\_\_  
Print Name

**Exhibit A – Scope of Services**  
**Exhibit B – Schedule of Fees**

**EXHIBIT A**  
Scope of Services

**ONE-TIME SERVICES:** The Consultant shall provide the following One-Time Services to the District pursuant to this Contract.

**Website Development** - Consultant shall provide all required content to a third party responsible for design and implementation of a website for the District to comply with Florida law, including, but not limited to, Chapter 189.069, Florida Statutes, requiring that special districts operate and maintain an official internet website. Details of the required content are shown in **Exhibit A**. Consultant shall secure and register a domain name in the District's name, which the domain shall be owned by the District, for purposes of establishing the website.

**E-mail Set-up** - Consultant shall establish and register a domain name in the District's name for purposes of setting up and creating individual e-mail addresses for supervisors, staff or employees as designated by the District. Said domain name shall be owned by the District.

**STANDARD ON-GOING SERVICES:** The Consultant shall provide the following Standard On-Going Services to the District pursuant to this Contract:

1. **Website Compliance and Management** - Consultant shall be responsible for ensuring District's on-going compliance with Florida law, including, but not limited to, Chapter 189.069, Florida Statutes, requiring that special districts operate and maintain an official internet web site throughout the term of this Contract. Consultant shall maintain the domain for the District. Consultant will manage the website maintenance contract provider and ensure they are meeting the requirements of the contract with the District. Consultant will provide the website maintenance provider with documents and updated content as required in accordance with Chapter 189.0069 Florida Statutes.
2. **E-mail** - Consultant shall provide services including ongoing management of e-mail accounts, hosting and backup in compliance with all applicable laws, including public records law and public records retention.

**REQUIRED WEB SITE CONTENT:** Pursuant to section 189.016 & 189.069, Florida Statutes, special district web sites will be required to include and make available the following information or documents, which requirements may be changed from time to time and which Consultant shall be responsible for ensuring District compliance associated therewith. Changes to the requirements may be subject to additional fees:

1. The full legal name of the special district.
2. The public purpose of the special district.
3. The name, official address, official e-mail address, and, if applicable, term and

- appointing authority for each member of the governing body of the special district.
4. The fiscal year of the special district.
  5. The full text of the special district's charter, the date of establishment, the establishing entity, and the statute or statutes under which the special district operates, if different from the statute or statutes under which the special district was established. Community development districts may reference chapter 190 as the uniform charter but must include information relating to any grant of special powers.
  6. The mailing address, e-mail address, telephone number, and website uniform resource locator of the special district.
  7. A description of the boundaries or service area of, and the services provided by, the special district.
  8. A listing of all taxes, fees, assessments, or charges imposed and collected by the special district, including the rates or amounts for the fiscal year and the statutory authority for the levy of the tax, fee, assessment, or charge. For purposes of this subparagraph, charges do not include patient charges by a hospital or other health care provider.
  9. The primary contact information for the special district for purposes of communication from the department.
  10. A code of ethics adopted by the special district, if applicable, and a hyperlink to generally applicable ethics provisions.
  11. The budget of the special district and any amendments thereto in accordance with s. 189.016.
  12. Tentative budgets must be posted at least two (2) days before the budget hearing and now remain on District websites for forty-five (45) days.
  13. Final adopted budgets must be posted within thirty (30) days after adoption and now remain on District websites for two (2) years.
  14. Budget amendments must be posted within five (5) days after adoption and now remain on District websites for two (2) years.
  15. The final, complete audit report for the most recent completed fiscal year and audit reports required by law or authorized by the governing body of the special district.
  16. A listing of its regularly scheduled public meetings as required by s. 189.015(1).
  17. The public facilities report, if applicable.
  18. The link to the Department of Financial Services' website as set forth in s. 218.32(1)(g).
  19. At least seven (7) days before each meeting or workshop, the agenda of the event, along with any meeting materials available in an electronic format, excluding confidential and exempt information. The information must remain on the website for at least one (1) year after the event.

**LITIGATION SUPPORT SERVICES:** Prepare documentation in response to litigation requests and provide necessary expert testimony in connection with litigation involving District issues.



**EXHIBIT B**  
Schedule of Fees

**One-Time Services** will be billed at a fee pursuant to the following schedule:

Website Development:	Yes_____	No_____	\$ 750.00
Email Set-up:	Yes_____	No_____	\$ 500.00
<b>Total One-Time Services:</b>			<b>\$_____</b>

**Standard On-Going Services** will be billed in advance monthly pursuant to the following schedule:

	<b>MONTHLY</b>
Website Compliance and Management:	\$ 100.00
Email (50 GB per user) at \$15.00 per month per account:	
Board Supervisor Account _____ X \$15.00	\$_____
Onsite Staff Account _____ X \$15.00	\$_____
Miscellaneous Account _____ X \$15.00	\$_____
<b>Total Standard On-Going Services:</b>	<b>\$_____</b>

**ADDITIONAL AND LITIGATION SUPPORT SERVICES:**

Additional and Litigation Support Services will be billed hourly pursuant to the current hourly rates shown below:

<b>JOB TITLE:</b>	<b>HOURLY RATE:</b>
Managing Partner	\$300.00
Chief Financial Officer	\$250.00
Director	\$225.00
Regional District Manager	\$200.00
Financial Services Manager	\$200.00
Accounting Manager	\$200.00
Regional Licensed Community Association Manager	\$200.00
Systems Administrator	\$200.00
District Manager	\$175.00
Licensed Community Association Manager	\$175.00
Amenity Services Manager	\$175.00
Manager, Field Services	\$175.00
Clubhouse Manager	\$175.00
Senior Field Services Manager	\$150.00
Senior Accountant	\$150.00
Field Services Manager	\$125.00
Community Association Coordinator	\$100.00
Financial Associate	\$100.00
Staff Accountant	\$100.00
Accounting Clerk	\$ 85.00
Administrative Assistant	\$ 85.00

# Tab 6



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# **Willow Walk Community Development District**

[www.willowwalkcdd.org](http://www.willowwalkcdd.org)

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**Approved Proposed Budget for Fiscal Year 2019/2020**

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

**9530 Marketplace Road  
Suite 206  
Fort Myers, Florida 33912  
Phone: 239-936-0913**

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



## Table of Contents

	<u>Page</u>
<b>General Fund Budget Account Category Descriptions</b>	<b>1</b>
<b>Reserve Fund Budget Account Category Descriptions</b>	<b>8</b>
<b>Debt Service Fund Budget Account Category Descriptions</b>	<b>9</b>
<b>General Fund Budget for Fiscal Year 2019/2020</b>	<b>10</b>
<b>Debt Service Fund Budget for Fiscal Year 2019/2020</b>	<b>12</b>
<b>Assessments Charts for Fiscal Year 2019/2020</b>	<b>13 -14</b>



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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.

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### 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 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.



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**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.

**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.

**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.



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**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.



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**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.



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

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



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## RESERVE FUND BUDGET ACCOUNT CATEGORY DESCRIPTION

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

### REVENUES:

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

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

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

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

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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.



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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.

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### EXPENDITURES – ADMINISTRATIVE:

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

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



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**Proposed Budget**  
**Willow Walk Community Development District**  
**General Fund**  
**Fiscal Year 2019/2020**

	Chart of Accounts Classification	Actual YTD through 05/31/19	Projected Annual Totals 2018/2019	Annual Budget for 2018/2019	Projected Budget variance for 2018/2019	Budget for 2019/2020	Budget Increase (Decrease) vs 2018/2019	Comments
1								
2	<b>REVENUES</b>							
3								
4	Interest Earnings							
5	Interest Earnings	\$ 21	\$ 32	\$ -	\$ 32	\$ -	\$ -	
6	Special Assessments							
7	Tax Roll*	\$ 230,084	\$ 228,491	\$ 228,491	\$ -	\$ 333,639	\$ 105,148	
8	Off Roll*	\$ 123,325	\$ 123,325	\$ 123,325	\$ (0)	\$ 95,438	\$ (27,887)	
9	Other Miscellaneous Revenues							
10	Misc. Revenue	\$ 100						
11								
12	<b>TOTAL REVENUES</b>	<b>\$ 353,530</b>	<b>\$ 351,816</b>	<b>\$ 351,816</b>	<b>\$ 31</b>	<b>\$ 429,077</b>	<b>\$ 77,261</b>	
13								
14	Balance Forward from Prior Year	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
15								
16	<b>TOTAL REVENUES AND BALANCE FORWARD</b>	<b>\$ 353,530</b>	<b>\$ 351,816</b>	<b>\$ 351,816</b>	<b>\$ 31</b>	<b>\$ 429,077</b>	<b>\$ 77,261</b>	
17								
18	<i>*Allocation of assessments between the Tax Roll and Off Roll are estimates only and subject to change prior to certification.</i>							
19								
20	<b>EXPENDITURES - ADMINISTRATIVE</b>							
21								
22	Financial & Administrative							
23	Administrative Services	\$ 3,000	\$ 4,500	\$ 4,500	\$ -	\$ 4,500	\$ -	No increase for FY 2019-2020
24	District Management	\$ 14,267	\$ 21,401	\$ 21,400	\$ (1)	\$ 21,400	\$ -	No increase for FY 2019-2020
25	District Engineer	\$ 5,600	\$ 8,400	\$ 5,000	\$ (3,400)	\$ 7,000	\$ 2,000	
26	Disclosure Report	\$ 3,000	\$ 5,500	\$ 5,500	\$ -	\$ 5,500	\$ -	No increase for FY 2019-2020
27	Assessment Roll	\$ 5,000	\$ 5,000	\$ 5,000	\$ -	\$ 5,000	\$ -	No increase for FY 2019-2020
28	Financial and Revenue Collections	\$ 2,400	\$ 2,400	\$ 3,600	\$ 1,200	\$ 3,600	\$ -	No increase for FY 2019-2020
29	Trustees Fees	\$ 8,564	\$ 8,564	\$ 7,000	\$ (1,564)	\$ 7,000	\$ -	
30	Accounting Services	\$ 12,000	\$ 12,000	\$ 18,000	\$ 6,000	\$ 18,000	\$ -	No increase for FY 2019-2020
31	Auditing Fees	\$ 500	\$ 750	\$ 5,500	\$ 4,750	\$ 5,500	\$ -	As per Agreement with Grau and Associates
32	Arbitrage Rebate Calculation	\$ -	\$ -	\$ 650	\$ 650	\$ 650	\$ -	
33	Misc. Mailings	\$ -	\$ -	\$ 600	\$ 600	\$ 600	\$ -	Allowance for mailings.
34	Public Officials Liability Insurance	\$ 2,250	\$ 3,375	\$ 2,475	\$ (900)	\$ 2,363	\$ (112)	As per Egis' estimate
35	Legal Advertising	\$ 1,661	\$ 2,492	\$ 900	\$ (1,592)	\$ 1,050	\$ 150	
36	Dues, Licenses & Fees	\$ 425	\$ 638	\$ 175	\$ (463)	\$ 175	\$ -	Opportunity Filing Fee
37	Website Hosting, Maintenance, Backup (and Email)	\$ 800	\$ 1,200	\$ 1,200	\$ -	\$ 7,100	\$ 5,900	Website hosting \$ 100.00 per month plus website ADA compliance remediation
38	Legal Counsel	\$ -	\$ -		\$ -		\$ -	
39	District Counsel	\$ 5,107	\$ 7,661	\$ 6,000	\$ (1,661)	\$ 15,000	\$ 9,000	
40								
41	<b>Administrative Subtotal</b>	<b>\$ 64,574</b>	<b>\$ 83,879</b>	<b>\$ 87,500</b>	<b>\$ 3,621</b>	<b>\$ 104,438</b>	<b>\$ 16,938</b>	
42								
43	<b>EXPENDITURES - FIELD OPERATIONS</b>							
44								
45	Electric Utility Services							
46	Utility Services	\$ 2,761	\$ 4,142	\$ 2,500	\$ (1,642)	\$ 4,400	\$ 1,900	Based on actual expenses
47	Utility - Amenity Center	\$ 11,266	\$ 16,899	\$ 17,455	\$ 556	\$ 17,455	\$ 0	Based on actual expenses
48	Water-Sewer Combination Services							
49	Water Utility Services - Amenity Center	\$ 3,758	\$ 5,637	\$ 6,000	\$ 363	\$ 6,000	\$ -	includes trash removal.
50	Stormwater Control							
51	Wetland Mitigation	\$ 9,236	\$ 13,854	\$ 10,600	\$ (3,254)	\$ 20,000	\$ 9,400	As per Cardno Estimate 4 events for North and South Parcels @ \$ 1325.00 per event
52	Lake Maintenance	\$ 5,675	\$ 8,513	\$ 13,594	\$ 5,082	\$ 15,816	\$ 2,222	As per Aquatics Systems Proposal
53	Midge Fly - Control	\$ -	\$ -	\$ 9,780	\$ 9,780	\$ 15,204	\$ 5,424	As per Aquatics Systems Proposal
54	Aerator Maintenance	\$ -	\$ -	\$ 400	\$ 400	\$ 400	\$ -	Solitude agreement
55	Street Sweeping	\$ -	\$ -	\$ 2,370	\$ -	\$ 2,370		
56	Other Physical Environment							
57	General Liability Insurance	\$ 2,750	\$ 2,750	\$ 3,025	\$ 275	\$ 2,888		As per Egis' estimate
58	Property Insurance	\$ 5,328	\$ 5,328	\$ 5,861	\$ 533	\$ 5,594	\$ (267)	As per Egis' estimate
59	Entry & Walls Maintenance	\$ 495	\$ 743	\$ 1,500	\$ 758	\$ 1,500	\$ -	
60	Landscape Maintenance	\$ 114,207	\$ 171,311	\$ 132,132	\$ (39,179)	\$ 178,832	\$ 46,700	14, 902.70 per month.
61	Plant Replacement Program	\$ -	\$ -	\$ 3,700	\$ 3,700	\$ 3,700	\$ -	
62	Irrigation Maintenance	\$ 5,303	\$ 7,955	\$ 5,000	\$ (2,955)	\$ 5,000	\$ -	
63	Clubhouse - Maintenance	\$ 11,760	\$ 17,640	\$ 12,000	\$ (5,640)	\$ 12,000	\$ -	Cleaning contract services \$ 595.00 per month. Additional funds budgeted for pressure cleaning and additional maintenance for the amenity center.
64	Pool Maintenance	\$ 8,830	\$ 13,245	\$ 8,400	\$ (4,845)	\$ 12,480	\$ 4,080	\$ 1, 040.00 per month.
65	Contingency	\$ 2,845	\$ -	\$ 30,000	\$ 30,000	\$ 21,000	\$ (9,000)	
66	<b>Field Operations Subtotal</b>	<b>\$ 184,214</b>	<b>\$ 268,015</b>	<b>\$ 264,316</b>	<b>\$ (6,068)</b>	<b>\$ 324,639</b>	<b>\$ 60,460</b>	

**Proposed Budget**  
**Willow Walk Community Development District**  
**General Fund**  
**Fiscal Year 2019/2020**

	Chart of Accounts Classification	Actual YTD through 05/31/19	Projected Annual Totals 2018/2019	Annual Budget for 2018/2019	Projected Budget variance for 2018/2019	Budget for 2019/2020	Budget Increase (Decrease) vs 2018/2019	Comments
67								
68	Contingency for County TRIM Notice							
69								
70	TOTAL EXPENDITURES	\$ 248,788	\$ 351,894	\$ 351,816	\$ (2,447)	\$ 429,077	\$ 77,261	
71								
72	EXCESS OF REVENUES OVER EXPENDITURES	\$ 104,742	\$ (78)	\$ 0	\$ 2,478	\$ -	\$ (0)	



**Willow Walk Community Development District**  
**Debt Service**  
**Fiscal Year 2019/2020**

Chart of Accounts Classification	Series 2015	Series 2017	Preliminary Series 2019 <sup>(2)</sup>	Budget for 2019/2020
<b>REVENUES</b>				
Special Assessments				
Net Special Assessments <sup>(1)</sup>	\$ 258,061.93	\$ 193,806.00	\$ 182,457.00	\$ 634,324.93
<b>TOTAL REVENUES</b>	<b>\$ 258,061.93</b>	<b>\$ 193,806.00</b>	<b>\$ 182,457.00</b>	<b>\$ 634,324.93</b>
<b>EXPENDITURES</b>				
<b>Administrative</b>				
Financial & Administrative				
Debt Service Obligation	\$ 258,061.93	\$ 193,806.00	\$ 182,457.00	\$ 634,324.93
<b>Administrative Subtotal</b>	<b>\$ 258,061.93</b>	<b>\$ 193,806.00</b>	<b>\$ 182,457.00</b>	<b>\$ 634,324.93</b>
<b>TOTAL EXPENDITURES</b>	<b>\$ 258,061.93</b>	<b>\$ 193,806.00</b>	<b>\$ 182,457.00</b>	<b>\$ 634,324.93</b>
<b>EXCESS OF REVENUES OVER EXPENDITURES</b>	<b>\$ -</b>	<b>\$ -</b>		<b>\$ -</b>

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

7.0%

**Gross assessments**

**\$ 681,548.45**

**Notes:**

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

<sup>(1)</sup> Maximum Annual Debt Service less Prepaid Assessments received.

<sup>(2)</sup> Estimated Series 2019 Assessments. Bonds not issued yet.

**Willow Walk Community Development District**

**FISCAL YEAR 2019/2020 DEBT SERVICE ASSESSMENT SCHEDULE**

2019/2020 O&M Budget		\$429,077.00
County Collection Cost @ 3%		\$13,841.19
Early Payment Discount @ 4%		\$18,454.92
2019/2020 Total:		<u>\$461,373.12</u>

2018/2019 O&M Budget	\$351,816.00
2019/2020 O&M Budget	\$429,077.00

Total Difference:	<u>\$77,261.00</u>
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	PER UNIT ANNUAL ASSESSMENT		Proposed Increase / Decrease	
	2018/2019	2019/2020	\$	%
Series 2015 Debt Service - Single Family 40' South	\$966.85	\$966.85	\$0.00	0.00%
Operations/Maintenance - Single Family 40' South	\$856.07	\$766.85	-\$89.22	-10.42%
<b>Total</b>	<b>\$1,822.92</b>	<b>\$1,733.70</b>	<b>-\$89.22</b>	<b>-4.89%</b>
Series 2015 Debt Service - Single Family 50' South	\$966.85	\$966.85	\$0.00	0.00%
Operations/Maintenance - Single Family 50' South	\$856.07	\$766.85	-\$89.22	-10.42%
<b>Total</b>	<b>\$1,822.92</b>	<b>\$1,733.70</b>	<b>-\$89.22</b>	<b>-4.89%</b>
Series 2017 Debt Service - Single Family 40' (PH 1 North)	\$937.50	\$937.50	\$0.00	0.00%
Operations/Maintenance - Single Family 40' (PH 1 North)	\$856.07	\$766.85	-\$89.22	-10.42%
<b>Total</b>	<b>\$1,793.57</b>	<b>\$1,704.35</b>	<b>-\$89.22</b>	<b>-4.97%</b>
Series 2017 Debt Service - Single Family 50' (PH 1 North)	\$937.50	\$937.50	\$0.00	0.00%
Operations/Maintenance - Single Family 50' (PH 1 North)	\$131.04	\$766.85	\$635.81	485.20%
<b>Total</b>	<b>\$1,068.54</b>	<b>\$1,704.35</b>	<b>\$635.81</b>	<b>59.50%</b>
Series 2017 Debt Service - Single Family 50' Gated (PH 1 North)	\$937.50	\$937.50	\$0.00	0.00%
Operations/Maintenance - Single Family 50' Gated (PH 1 North)	\$856.07	\$766.85	-\$89.22	-10.42%
<b>Total</b>	<b>\$1,793.57</b>	<b>\$1,704.35</b>	<b>-\$89.22</b>	<b>-4.97%</b>
Series 2019 Debt Service - Single Family 40' (PH 2 North)	\$0.00	\$937.50	\$937.50	(1)
Operations/Maintenance - Single Family 40' (PH 2 North)	\$131.04	\$766.85	\$635.81	485.20%
<b>Total</b>	<b>\$131.04</b>	<b>\$1,704.35</b>	<b>\$1,573.31</b>	<b>1200.63%</b>
Series 2019 Debt Service - Single Family 40' (PH 2 North - Unplatted)	\$0.00	\$937.50	\$937.50	(1)
Operations/Maintenance - Single Family 40' (PH 2 North - Unplatted)	\$131.04	\$142.93	\$11.89	9.07%
<b>Total</b>	<b>\$131.04</b>	<b>\$1,080.43</b>	<b>\$949.39</b>	<b>724.50%</b>
Series 2019 Debt Service - Single Family 50' (PH 2 North - Unplatted)	\$0.00	\$937.50	\$937.50	(1)
Operations/Maintenance - Single Family 50' (PH 2 North - Unplatted)	\$131.04	\$142.93	\$11.89	9.07%
<b>Total</b>	<b>\$131.04</b>	<b>\$1,080.43</b>	<b>\$949.39</b>	<b>724.50%</b>
Series 2019 Debt Service - Single Family 50' Gated (PH 2 North - Unplatted)	\$0.00	\$937.50	\$937.50	(1)
Operations/Maintenance - Single Family 50' Gated (PH 2 North - Unplatted)	\$131.04	\$142.93	\$11.89	9.07%
<b>Total</b>	<b>\$131.04</b>	<b>\$1,080.43</b>	<b>\$949.39</b>	<b>724.50%</b>

(1) Preliminary Series 2019 Bonds - first installment expected to commence in Fiscal Year 2019-2020

WILLOW WALK

FISCAL YEAR 2019/2020 DEBT SERVICE AND O&M ASSESSMENT SCHEDULE

ALLOCATION OF O&M ASSESSMENT

UNITS ASSESSED						TOTAL ADMINISTRATIVE BUDGET				TOTAL FIELD BUDGET				PER UNIT ASSESSMENTS				
LOT SIZE	PRELIMINARY					TOTAL EAU's	% TOTAL EAU's	ADMIN PER PARCEL	ADMIN PER LOT	TOTAL EAU's	% TOTAL EAU's	FIELD PER PARCEL	FIELD PER LOT	O&M	2015 DEBT SERVICE <sup>(3)</sup>	2017 DEBT SERVICE <sup>(3)</sup>	2019 DEBT SERVICE <sup>(3)</sup>	TOTAL <sup>(4)</sup>
	O&M	DEBT SERVICE <sup>(1)</sup>	DEBT SERVICE <sup>(1)</sup>	DEBT SERVICE <sup>(2)</sup>	EAU													
Platted																		
Single Family 40' - South	110	110	0	0	1.00	110.00	15.32%	\$15,721.96	\$142.93	110.00	19.13%	\$68,630.74	\$623.92	\$766.85	\$966.85	\$0.00	\$0.00	\$1,733.70
Single Family 50' - South	177	177	0	0	1.00	177.00	24.65%	\$25,298.06	\$142.93	177.00	30.78%	\$110,433.11	\$623.92	\$766.85	\$966.85	\$0.00	\$0.00	\$1,733.70
Single Family 40' - (PH 1 North)	69	0	69	0	1.00	69.00	9.61%	\$9,861.96	\$142.93	69.00	12.00%	\$43,050.19	\$623.92	\$766.85	\$0.00	\$937.50	\$0.00	\$1,704.35
Single Family 50' - (PH 1 North)	82	0	82	0	1.00	82.00	11.42%	\$11,720.00	\$142.93	82.00	14.26%	\$51,161.10	\$623.92	\$766.85	\$0.00	\$937.50	\$0.00	\$1,704.35
Single Family 50' Gated - (PH 1 North)	71	0	71	0	1.00	71.00	9.89%	\$10,147.81	\$142.93	71.00	12.35%	\$44,298.03	\$623.92	\$766.85	\$0.00	\$937.50	\$0.00	\$1,704.35
Single Family 40' - (PH 2 North)	66	0	0	66	1.00	66.00	9.19%	\$9,433.17	\$142.93	66.00	11.48%	\$41,178.45	\$623.92	\$766.85	\$0.00	\$0.00	\$937.50	\$1,704.35
Total Platted	575	287	222	66		575.00	80.08%	\$82,182.96		575.00	100.00%	\$358,751.61						
Unplatted																		
Single Family 40' (PH 2 North)	30	0	0	30	1.00	30.00	4.18%	\$4,287.81	\$142.93	0.00	0.00%	\$0.00	\$0.00	\$142.93	\$0.00	\$0.00	\$937.50	\$1,080.43
Single Family 50' (PH 2 North)	70	0	0	70	1.00	70.00	9.75%	\$10,004.88	\$142.93	0.00	0.00%	\$0.00	\$0.00	\$142.93	\$0.00	\$0.00	\$937.50	\$1,080.43
Single Family 50' Gated (PH 2 North)	43	0	0	43	1.00	43.00	5.99%	\$6,145.86	\$142.93	0.00	0.00%	\$0.00	\$0.00	\$142.93	\$0.00	\$0.00	\$937.50	\$1,080.43
Total Unplatted	143	0	0	143		143.00	19.92%	\$20,438.54		0.00	0.00%	\$0.00						
Total Planned	718	287	222	209		718.00	100.00%	\$102,621.51		575.00	100.00%	\$358,751.61						
LESS: Manatee County Collection Costs (3%) and Early Payment Discount Costs (4%)									(\$7,183.51)	(\$25,112.61)								
Net Revenue to be Collected									\$95,438.00	\$333,639.00								

# Tab 7



## RESOLUTION 2019-07

### THE ANNUAL APPROPRIATION RESOLUTION OF THE WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT ("DISTRICT") RELATING TO THE ANNUAL APPROPRIATIONS AND ADOPTING THE BUDGETS FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2019, AND ENDING SEPTEMBER 30, 2020; AUTHORIZING BUDGET AMENDMENTS; AND PROVIDING AN EFFECTIVE DATE.

**WHEREAS**, the District Manager has, prior to the fifteenth (15<sup>th</sup>) day in June, 2019, submitted to the Board of Supervisors ("**Board**") of the Willow Walk Community Development District ("**District**") proposed budgets ("**Proposed Budget**") for the fiscal year beginning October 1, 2019 and ending September 30, 2020 ("**Fiscal Year 2019/2020**") along with an explanatory and complete financial plan for each fund of the District, pursuant to the provisions of Section 190.008(2)(a), *Florida Statutes*; and

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

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

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

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

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

### NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT:

#### SECTION 1. BUDGET

- a. The Board has reviewed the Proposed Budget, a copy of which is on file with the office of the District Manager and at the District's Local Records Office, and hereby approves certain amendments thereto, as shown in Section 2 below.
- b. The Proposed Budget, attached hereto as **Exhibit "A,"** as amended by the Board, is hereby adopted in accordance with the provisions of Section 190.008(2)(a), *Florida Statutes* ("**Adopted Budget**"), and incorporated herein by reference; provided, however, that the comparative figures contained in the Adopted Budget

may be subsequently revised as deemed necessary by the District Manager to reflect actual revenues and expenditures.

- c. The Adopted Budget, as amended, shall be maintained in the office of the District Manager and at the District's Local Records Office and identified as "The Budget for the Willow Walk Community Development District for the Fiscal Year Ending September 30, 2020."
- d. The Adopted Budget shall be posted by the District Manager on the District's official website within thirty (30) days after adoption, and shall remain on the website for at least 2 years.

## **SECTION 2. APPROPRIATIONS**

There is hereby appropriated out of the revenues of the District, for Fiscal Year 2019/2020, the sum of \$\_\_\_\_\_ to be raised by the levy of assessments and/or otherwise, which sum is deemed by the Board to be necessary to defray all expenditures of the District during said budget year, to be divided and appropriated in the following fashion:

TOTAL GENERAL FUND	\$ _____
DEBT SERVICE FUND – SERIES 2015	\$ _____
DEBT SERVICE FUND – SERIES 2017	\$ _____
DEBT SERVICE FUND – SERIES 2019	\$ _____
TOTAL ALL FUNDS	\$ _____

## **SECTION 3. BUDGET AMENDMENTS**

Pursuant to Section 189.016, *Florida Statutes*, the District at any time within Fiscal Year 2019/2020 or within 60 days following the end of the Fiscal Year 2019/2020 may amend its Adopted Budget for that fiscal year as follows:

- a. The Board may authorize an increase or decrease in line item appropriations within a fund by motion recorded in the minutes if the total appropriations of the fund do not increase.
- b. The District Manager or Treasurer may authorize an increase or decrease in line item appropriations within a fund if the total appropriations of the fund do not increase and if the aggregate change in the original appropriation item does not exceed \$10,000 or 10% of the original appropriation.
- c. By resolution, the Board may increase any appropriation item and/or fund to reflect receipt of any additional unbudgeted monies and make the corresponding change to appropriations or the unappropriated balance.
- d. Any other budget amendments shall be adopted by resolution and consistent with Florida law.

The District Manager or Treasurer must establish administrative procedures to ensure that any budget amendments are in compliance with this Section 3 and Section 189.016, *Florida Statutes*, among other applicable laws. Among other procedures, the District Manager or Treasurer must ensure that any amendments to budget under subparagraphs c. and d. above are posted on the District's website within 5 days after adoption and remain on the website for at least 2 years.

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

**PASSED AND ADOPTED THIS 1<sup>st</sup> DAY OF AUGUST, 2019.**

ATTEST:

**WILLOW WALK COMMUNITY  
DEVELOPMENT DISTRICT**

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

By:\_\_\_\_\_

Its:\_\_\_\_\_

# Tab 8



## RESOLUTION 2019-08

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT MAKING A DETERMINATION OF BENEFIT AND IMPOSING SPECIAL ASSESSMENTS FOR FISCAL YEAR 2019/2020; 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 Willow Walk Community Development District ("**District**") is a local unit of special-purpose government established pursuant to Chapter 190, *Florida Statutes*, for the purposes 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 budget ("**Adopted Budget**") for the fiscal year beginning October 1, 2019 and ending September 30, 2020 ("**Fiscal Year 2019/2020**"), attached hereto as **Exhibit "A,"** and

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

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

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

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

**WHEREAS**, the District has previously levied an assessment for debt service, which the District desires to collect for Fiscal Year 2019/2020; and

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

**WHEREAS**, it is in the best interests of the District to adopt the assessment roll ("**Assessment Roll**") attached to this Resolution as **Exhibit "B,"** and to certify the portion of the Assessment Roll related to certain developed property ("**Tax Roll Property**") to the County Tax Collector pursuant to the Uniform Method and to directly collect the portion of the Assessment Roll relating to the remaining property ("**Direct Collect Property**"), all as set forth in **Exhibit "B;"** and

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

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

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

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

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

- A. **Tax Roll Assessments.** The operations and maintenance special assessments and previously levied debt service special assessments imposed on the Tax Roll Property shall be collected at the same time and in the same manner as County taxes in accordance with the Uniform Method, as set forth in **Exhibits "A" and "B."**
- B. **Direct Bill Assessments.** The operations and maintenance special assessments and previously levied debt service special assessments imposed on the Direct Collect Property, shall be collected directly by the District in accordance with Florida law, as set forth in **Exhibits "A" and "B."** Debt service special assessments directly collected by the District are due in full on December 1, 2019; provided, however, that, to the extent permitted by law, the assessments due may be paid in several partial, deferred payments and according to the following schedule: 65% due no later than April 15, 2020, and 35% due no later than October 15, 2020. Operations and maintenance special assessments directly collected by the District are due according to the following schedule: 25% due on each of October 1, 2019, January 2, 2020, April 1, 2020, and July 1, 2020. In the event that an assessment payment is not made in accordance with the schedule stated above, the whole assessment – including any remaining partial, deferred payments for Fiscal Year 2019/2020, shall immediately become due and payable; shall accrue interest, penalties in the amount of one percent (1%) per

month, and all costs of collection and enforcement; and shall either be enforced pursuant to a foreclosure action, or, at the District's sole discretion, collected pursuant to the Uniform Method on a future tax bill, which amount may include penalties, interest, and costs of collection and enforcement. Any prejudgment interest on delinquent assessments shall accrue at the rate of any bonds secured by the assessments, or at the statutory prejudgment interest rate, as applicable. In the event an assessment subject to direct collection by the District shall be delinquent, the District Manager and District Counsel, without further authorization by the Board, may initiate foreclosure proceedings pursuant to Chapter 170, *Florida Statutes*, or other applicable law to collect and enforce the whole assessment, as set forth herein.

- C. **Future Collection Methods.** The decision to collect special assessments by any particular method – e.g., on the tax roll or by direct bill – does not mean that such method will be used to collect special assessments in future years, and the District reserves the right in its sole discretion to select collection methods in any given year, regardless of past practices.

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

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

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

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

**PASSED AND ADOPTED** this 1<sup>st</sup> day of August, 2019.

ATTEST:

**WILLOW WALK COMMUNITY  
DEVELOPMENT DISTRICT**

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

By: \_\_\_\_\_

Its: \_\_\_\_\_

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

**Exhibit A**

Budget



**Exhibit B**

Assessment Roll (Uniform Method)  
Assessment Roll (Direct Collect)

## Uniform Method

**WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT**  
**2019 ASSESSMENT ROLL (Uniform Method)**

PROJ NO	PARCEL ID	LEGAL DESC	OWNER NAME1	MAIL LABEL1	PRODUCT TYPE	SERIES 2015 DEBT SERVICE	SERIES 2017 DEBT SERVICE	SERIES 2019 DEBT SERVICE	O&M	TOTAL
LR88	760900139	NORTH PARCEL: THAT CERTAIN PORTION OF LAND LYING	OK WILLOW WALK LLC	OK WILLOW WALK LLC	NORTH	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
LR88	760905059	LOT 1 WILLOW WALK PHASE 1A PH#7609.0505/9	MARONDA HOMES INC OF FLORIDA	MARONDA HOMES INC OF FLORIDA	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760905109	LOT 2 WILLOW WALK PHASE 1A PH#7609.0510/9	HOWARD, LISA W	HOWARD, LISA W	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760905159	LOT 3 WILLOW WALK PHASE 1A PH#7609.0515/9	MARONDA HOMES INC OF FLORIDA	MARONDA HOMES INC OF FLORIDA	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760905209	LOT 4 WILLOW WALK PHASE 1A PH#7609.0520/9	SCHOFIELD, MATTHEW S	SCHOFIELD, MATTHEW S	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760905259	LOT 5 WILLOW WALK PHASE 1A PH#7609.0525/9	TORRES, JOSE L	TORRES, JOSE L	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760905309	LOT 6 WILLOW WALK PHASE 1A PH#7609.0530/9	RICKARD, KENNETH R	RICKARD, KENNETH R	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760905359	LOT 7 WILLOW WALK PHASE 1A PH#7609.0535/9	LOUISDOR, EMMANUEL	LOUISDOR, EMMANUEL	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760905409	LOT 8 WILLOW WALK PHASE 1A PH#7609.0540/9	BERMUDEZ, AILEEN S	BERMUDEZ, AILEEN S	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760905459	LOT 9 WILLOW WALK PHASE 1A PH#7609.0545/9	ORSINI, KRISTINA M	ORSINI, KRISTINA M	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760905509	LOT 10 WILLOW WALK PHASE 1A PH#7609.0550/9	GREENE, CHRISTOPHER A	GREENE, CHRISTOPHER A	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760905559	LOT 11 WILLOW WALK PHASE 1A PH#7609.0555/9	SIMS, SHARLA M	SIMS, SHARLA M	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760905609	LOT 12 WILLOW WALK PHASE 1A PH#7609.0560/9	WOOD, KEVIN D	WOOD, KEVIN D	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760905659	LOT 13 WILLOW WALK PHASE 1A PH#7609.0565/9	PIPAFF, RUSSELL	PIPAFF, RUSSELL	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760905709	LOT 14 WILLOW WALK PHASE 1A PH#7609.0570/9	ESTEBAN, ANNALYN S	ESTEBAN, ANNALYN S	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760905759	LOT 15 WILLOW WALK PHASE 1A PH#7609.0575/9	MURRELL, JASMINE DENISE	MURRELL, JASMINE DENISE	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760905809	LOT 16 WILLOW WALK PHASE 1A PH#7609.0580/9	POSTELL, JENNIFER E	POSTELL, JENNIFER E	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760905859	LOT 17 WILLOW WALK PHASE 1A PH#7609.0585/9	MONELL, CHRISTINE M	MONELL, CHRISTINE M	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760905909	LOT 18 WILLOW WALK PHASE 1A PH#7609.0590/9	GIBSON, TAMARA MICHELLE	GIBSON, TAMARA MICHELLE	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760905959	LOT 19 WILLOW WALK PHASE 1A PH#7609.0595/9	RODENAS, LUIS ALBERTO	RODENAS, LUIS ALBERTO	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760906009	LOT 20 WILLOW WALK PHASE 1A PH#7609.0600/9	FULLERTON, STEPHEN C	FULLERTON, STEPHEN C	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760906059	LOT 21 WILLOW WALK PHASE 1A PH#7609.0605/9	TEEPLE, KEVIN S	TEEPLE, KEVIN S	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760906109	LOT 22 WILLOW WALK PHASE 1A PH#7609.0610/9	ROBERTS, HANNA E	ROBERTS, HANNA E	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760906159	LOT 23 WILLOW WALK PHASE 1A PH#7609.0615/9	FLORES, CELIA	FLORES, CELIA	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760906209	LOT 24 WILLOW WALK PHASE 1A PH#7609.0620/9	CORDOVA, ROSA M	CORDOVA, ROSA M	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760906259	LOT 25 WILLOW WALK PHASE 1A PH#7609.0625/9	SANTECCHIA, YARIL	SANTECCHIA, YARIL	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760906309	LOT 26 WILLOW WALK PHASE 1A PH#7609.0630/9	EDDY, AMANDA	EDDY, AMANDA	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760906359	LOT 27 WILLOW WALK PHASE 1A PH#7609.0635/9	FRANCOIS, GUY	FRANCOIS, GUY	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760906409	LOT 28 WILLOW WALK PHASE 1A PH#7609.0640/9	CROWELL, JONATHAN N	CROWELL, JONATHAN N	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760906459	LOT 29 WILLOW WALK PHASE 1A PH#7609.0645/9	BYRD, LESLIE D	BYRD, LESLIE D	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760906509	LOT 30 WILLOW WALK PHASE 1A PH#7609.0650/9	FORBES, CURTIS L	FORBES, CURTIS L	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760906559	LOT 31 WILLOW WALK PHASE 1A PH#7609.0655/9	PIERRE, CAROLYN N	PIERRE, CAROLYN N	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760906609	LOT 32 WILLOW WALK PHASE 1A PH#7609.0660/9	CAMACHO, HUGO R	CAMACHO, HUGO R	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760906659	LOT 33 WILLOW WALK PHASE 1A PH#7609.0665/9	DONAHUE, GEORGE D II	DONAHUE, GEORGE D II	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760906709	LOT 34 WILLOW WALK PHASE 1A PH#7609.0670/9	DIMAS, KEILA	DIMAS, KEILA	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760906759	LOT 67 WILLOW WALK PHASE 1A PH#7609.0675/9	BECCERRA, ERIK C	BECCERRA, ERIK C	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760906809	LOT 68 WILLOW WALK PHASE 1A PH#7609.0680/9	GROW, JAMES M	GROW, JAMES M	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760906859	LOT 69 WILLOW WALK PHASE 1A PH#7609.0685/9	BLANCO, ADRIAN FELIPE JAVIER RUIZ	BLANCO, ADRIAN FELIPE JAVIER RUIZ	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760906909	LOT 70 WILLOW WALK PHASE 1A PH#7609.0690/9	ANSELMO, JENNIFER C	ANSELMO, JENNIFER C	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760906959	LOT 71 WILLOW WALK PHASE 1A PH#7609.0695/9	OLYNYK, ALEXANDER	OLYNYK, ALEXANDER	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760907009	LOT 72 WILLOW WALK PHASE 1A PH#7609.0700/9	DESSOURCES, HARRY	DESSOURCES, HARRY	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760907059	LOT 73 WILLOW WALK PHASE 1A PH#7609.0705/9	CHRISTENSEN, JESSA	CHRISTENSEN, JESSA	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760907109	LOT 74 WILLOW WALK PHASE 1A PH#7609.0710/9	WILSON, TAMMY D	WILSON, TAMMY D	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760907159	LOT 75 WILLOW WALK PHASE 1A PH#7609.0715/9	EARWOOD, TANISHA RASHANDA	EARWOOD, TANISHA RASHANDA	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760907209	LOT 76 WILLOW WALK PHASE 1A PH#7609.0720/9	BRIATICO, THOMAS F	BRIATICO, THOMAS F	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760907259	LOT 77 WILLOW WALK PHASE 1A PH#7609.0725/9	BRIGANTINO, ERIC	BRIGANTINO, ERIC	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760907309	LOT 78 WILLOW WALK PHASE 1A PH#7609.0730/9	PUCKETT, RICHARD ANDERSON	PUCKETT, RICHARD ANDERSON	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760907409	LOT 80 WILLOW WALK PHASE 1A PH#7609.0740/9	CROOKS, LAMONT	CROOKS, LAMONT	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760907459	LOT 81 WILLOW WALK PHASE 1A PH#7609.0745/9	CINTRON, HECTOR F	CINTRON, HECTOR F	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760907509	LOT 82 WILLOW WALK PHASE 1A PH#7609.0750/9	THURBON, BRANDON	THURBON, BRANDON	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760907559	LOT 83 WILLOW WALK PHASE 1A PH#7609.0755/9	NANIA, GREGORY J	NANIA, GREGORY J	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760907609	LOT 84 WILLOW WALK PHASE 1A PH#7609.0760/9	COLON, ROBERTO TORRES	COLON, ROBERTO TORRES	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760907659	LOT 85 WILLOW WALK PHASE 1A PH#7609.0765/9	ZINT, CYNTHIA A	ZINT, CYNTHIA A	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760907709	LOT 86 WILLOW WALK PHASE 1A PH#7609.0770/9	MAHNKE, BRUCE A JR	MAHNKE, BRUCE A JR	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760907759	LOT 87 WILLOW WALK PHASE 1A PH#7609.0775/9	COLLET, FELICIA L	COLLET, FELICIA L	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760907809	LOT 88 WILLOW WALK PHASE 1A PH#7609.0780/9	WILSON, DONNA L	WILSON, DONNA L	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760907859	LOT 89 WILLOW WALK PHASE 1A PH#7609.0785/9	SIMMONS, JACOB A	SIMMONS, JACOB A	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760907909	LOT 90 WILLOW WALK PHASE 1A PH#7609.0790/9	BENS, LEONARDO	BENS, LEONARDO	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760908009	LOT 92 WILLOW WALK PHASE 1A PH#7609.0800/9	CICCONE, ANTHONY	CICCONE, ANTHONY	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760908059	LOT 203 WILLOW WALK PHASE 1A PH#7609.0805/9	SIDLEY, RICHARD FOSTER	SIDLEY, RICHARD FOSTER	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760908109	LOT 204 WILLOW WALK PHASE 1A PH#7609.0810/9	TRANSUE, HOLLY L	TRANSUE, HOLLY L	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760908159	LOT 205 WILLOW WALK PHASE 1A PH#7609.0815/9	PENN, KAREN J	PENN, KAREN J	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760908209	LOT 206 WILLOW WALK PHASE 1A PH#7609.0820/9	RICH, CHRISTOPHER I	RICH, CHRISTOPHER I	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760908259	LOT 207 WILLOW WALK PHASE 1A PH#7609.0825/9	LAUREANO, PEDRO A	LAUREANO, PEDRO A	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760908309	LOT 208 WILLOW WALK PHASE 1A PH#7609.0830/9	GADEN, DANIELLE E	GADEN, DANIELLE E	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760908359	LOT 209 WILLOW WALK PHASE 1A PH#7609.0835/9	FAUSTIN, JIMMY	FAUSTIN, JIMMY	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760908409	LOT 210 WILLOW WALK PHASE 1A PH#7609.0840/9	FITZPATRICK, JOHN L	FITZPATRICK, JOHN L	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760908459	LOT 211 WILLOW WALK PHASE 1A PH#7609.0845/9	PARAJA, STEPHANIE L	PARAJA, STEPHANIE L	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760908509	LOT 212 WILLOW WALK PHASE 1A PH#7609.0850/9	SHIELDS, THOMAS JOSEPH	SHIELDS, THOMAS JOSEPH	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760908559	LOT 213 WILLOW WALK PHASE 1A PH#7609.0855/9	RAMON, ROSE ANN	RAMON, ROSE ANN	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760908609	LOT 214 WILLOW WALK PHASE 1A PH#7609.0860/9	ETIENNE-MARCEL, FRANCOISE MARIE	ETIENNE-MARCEL, FRANCOISE MARIE	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760908659	LOT 215 WILLOW WALK PHASE 1A PH#7609.0865/9	DUBLIN, WALTER ADAM	DUBLIN, WALTER ADAM	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760908709	LOT 216 WILLOW WALK PHASE 1A PH#7609.0870/9	FOY, CHRISTOPHER T	FOY, CHRISTOPHER T	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760908759	LOT 217 WILLOW WALK PHASE 1A PH#7609.0875/9	TYLER, BRANDON M	TYLER, BRANDON M	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760908809	LOT 218 WILLOW WALK PHASE 1A PH#7609.0880/9	MSHEI IL, GERYES	MSHEI IL, GERYES	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760908859	LOT 219 WILLOW WALK PHASE 1A PH#7609.0885/9	PROGRESS RESIDENTIAL BORROWER 1 LLC	PROGRESS RESIDENTIAL BORROWER 1 LLC	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760908909	LOT 220 WILLOW WALK PHASE 1A PH#7609.0890/9	COYNE, JUDY L	COYNE, JUDY L	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760908959	LOT 268 WILLOW WALK PHASE 1A PH#7609.0895/9	VECCHIONE RENTALS LLC	VECCHIONE RENTALS LLC	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760909009	LOT 269 WILLOW WALK PHASE 1A PH#7609.0900/9	PERIN, THOMAS P	PERIN, THOMAS P	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760909059	LOT 270 WILLOW WALK PHASE 1A PH#7609.0905/9	STRATA TRUST COMPANY FBO CHRISTINE VECCHIONE IRA 201735423	STRATA TRUST COMPANY FBO CHRISTINE VECCHIONE IRA 201735423	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760909109	LOT 271 WILLOW WALK PHASE 1A PH#7609.0910/9	DRAKE, WHITNEY TAYLOR	DRAKE, WHITNEY TAYLOR	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760909159	LOT 272 WILLOW WALK PHASE 1A PH#7609.0915/9	CAMPBELL, CASEY	CAMPBELL, CASEY	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760909209	LOT 273 WILLOW WALK PHASE 1A PH#7609.0920/9	BEDOYA, JAVIER ARTURO	BEDOYA, JAVIER ARTURO	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760909259	LOT 274 WILLOW WALK PHASE 1A PH#7609.0925/9	PATRICK, DAVID CHRISTOPHER	PATRICK, DAVID CHRISTOPHER	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760909309	LOT 275 WILLOW WALK PHASE 1A PH#7609.0930/9	OLADEJI, ERICA O	OLADEJI, ERICA O	SF	\$966.85	\$0.00	\$0.		

**WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT**  
**2019 ASSESSMENT ROLL (Uniform Method)**

PROJ NO	PARCEL ID	LEGAL DESC	OWNER NAME1	MAIL LABEL1	PRODUCT TYPE	SERIES 2015 DEBT SERVICE	SERIES 2017 DEBT SERVICE	SERIES 2019 DEBT SERVICE	O&M	TOTAL
LRR8	760909759	LOT 284 WILLOW WALK PHASE 1A PH7609.0975-9	MATTTRASINGH, MARVALEE MARIE	MATTTRASINGH, MARVALEE MARIE	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760909809	LOT 285 WILLOW WALK PHASE 1A PH7609.0980-9	BENNETT, BRYAN LEE	BENNETT, BRYAN LEE	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760909859	LOT 286 WILLOW WALK PHASE 1A PH7609.0985-9	LEE, JOHNNY ALLAN	LEE, JOHNNY ALLAN	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760909909	LOT 287 WILLOW WALK PHASE 1A PH7609.0990-9	GONZALEZ, FEVI V	GONZALEZ, FEVI V	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760909959	TRACT A-1 (OWNER RESERVED) WILLOW WALK PHASE 1A PH7609.0995-9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	0	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
LRR8	760910009	TRACT A-2 (OWNER RESERVED) WILLOW WALK PHASE 1A PH7609.1000-9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	0	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
LRR8	760910059	TRACT A-3 (OWNER RESERVED) WILLOW WALK PHASE 1A PH7609.1005-9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	0	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
LRR8	760910109	TRACT L-1 (PRIVATE LAKE) WILLOW WALK PHASE 1A PH7609.1010-9	WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT	WILLOW WALK COMMUNITY DEVELOPMENT	0	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
LRR8	760910159	TRACT L-2 (PRIVATE LAKE) WILLOW WALK PHASE 1A PH7609.1015-9	WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT	WILLOW WALK COMMUNITY DEVELOPMENT	0	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
LRR8	7609101409	TRACT L-3 (PRIVATE LAKE) WILLOW WALK PHASE 1A PH7609.1014-09	WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT	WILLOW WALK COMMUNITY DEVELOPMENT	0	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
LRR8	7609101459	TRACT L-4 (PRIVATE LAKE) WILLOW WALK PHASE 1A PH7609.1014-59	WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT	WILLOW WALK COMMUNITY DEVELOPMENT	0	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
LRR8	7609101529	TRACT L-5 (PRIVATE LAKE) WILLOW WALK PHASE 1A PH7609.1015-29	WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT	WILLOW WALK COMMUNITY DEVELOPMENT	0	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
LRR8	7609101569	TRACT R (PRIVATE RECREATION AREA ) WILLOW WALK PHASE 1A PH7609.1015-69	WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT	WILLOW WALK COMMUNITY DEVELOPMENT	0	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
LRR8	7609101609	TRACT W-1 (WETLAND CONSERVATION AREA ) WILLOW WALK PHASE 1A PH7609.1016-09	WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT	WILLOW WALK COMMUNITY DEVELOPMENT	0	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
LRR8	7609101659	TRACT W-2 (WETLAND CONSERVATION AREA ) WILLOW WALK PHASE 1A PH7609.1016-59	WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT	WILLOW WALK COMMUNITY DEVELOPMENT	0	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
LRR8	7609101709	TRACT W-3 (WETLAND CONSERVATION AREA ) WILLOW WALK PHASE 1A PH7609.1017-09	WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT	WILLOW WALK COMMUNITY DEVELOPMENT	0	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
LRR8	7609101759	TRACT Z (LIFT STATION) WILLOW WALK PHASE 1A PH7609.1017-59	WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT	WILLOW WALK COMMUNITY DEVELOPMENT	0	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
LRR8	760911059	LOT 35 WILLOW WALK PH IB PH7609.1105-9	MCCARY, KAREN RENEE	MCCARY, KAREN RENEE	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760911109	LOT 36 WILLOW WALK PH IB PH7609.1110-9	PATEL, NIKHIL VITTHALBHAI	PATEL, NIKHIL VITTHALBHAI	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760911159	LOT 37 WILLOW WALK PH IB PH7609.1115-9	FORT, DANIEL J	FORT, DANIEL J	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760911209	LOT 38 WILLOW WALK PH IB PH7609.1120-9	RHODES, MICHAEL JAMES	RHODES, MICHAEL JAMES	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760911259	LOT 39 WILLOW WALK PH IB PH7609.1125-9	URBANIK, JOSEPH	URBANIK, JOSEPH	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760911309	LOT 40 WILLOW WALK PH IB PH7609.1130-9	PATTERSON, JENNIFER K	PATTERSON, JENNIFER K	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760911359	LOT 41 WILLOW WALK PH IB PH7609.1135-9	MORRIS, SARA A	MORRIS, SARA A	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760911409	LOT 42 WILLOW WALK PH IB PH7609.1140-9	HOISTRA, PETER Z	HOISTRA, PETER Z	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760911459	LOT 43 WILLOW WALK PH IB PH7609.1145-9	BOCKOVER, KIMBERLY ANNE	BOCKOVER, KIMBERLY ANNE	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760911509	LOT 44 WILLOW WALK PH IB PH7609.1150-9	MERCADO, MARISSA V	MERCADO, MARISSA V	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760911559	LOT 45 WILLOW WALK PH IB PH7609.1155-9	WHEELER, ANDREA	WHEELER, ANDREA	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760911609	LOT 46 WILLOW WALK PH IB PH7609.1160-9	CONOVER, KAYLA	CONOVER, KAYLA	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760911659	LOT 47 WILLOW WALK PH IB PH7609.1165-9	PRYOR, RONALD S	PRYOR, RONALD S	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760911709	LOT 48 WILLOW WALK PH IB PH7609.1170-9	ZIOLKOWSKI, BRIAN A	ZIOLKOWSKI, BRIAN A	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760911759	LOT 49 WILLOW WALK PH IB PH7609.1175-9	BAROUK, THOMAS	BAROUK, THOMAS	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760911809	LOT 50 WILLOW WALK PH IB PH7609.1180-9	NAVARRO-MOYA, HECTOR L	NAVARRO-MOYA, HECTOR L	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760911859	LOT 51 WILLOW WALK PH IB PH7609.1185-9	CASABLANCA, ANTHONY F	CASABLANCA, ANTHONY F	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760911909	LOT 52 WILLOW WALK PH IB PH7609.1190-9	SJOSTROM, ERIK NATHANIEL	SJOSTROM, ERIK NATHANIEL	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760911959	LOT 53 WILLOW WALK PH IB PH7609.1195-9	GARDNER, GRAHAM C	GARDNER, GRAHAM C	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760912009	LOT 54 WILLOW WALK PH IB PH7609.1200-9	HUSS, AARON T	HUSS, AARON T	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760912109	LOT 56 WILLOW WALK PH IB PH7609.1210-9	WARRELL, WILLIAM R	WARRELL, WILLIAM R	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760912159	LOT 57 WILLOW WALK PH IB PH7609.1215-9	IPA US1 LLC	IPA US1 LLC	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760912209	LOT 58 WILLOW WALK PH IB PH7609.1220-9	COUSAR, GEORGE L	COUSAR, GEORGE L	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760912259	LOT 59 WILLOW WALK PH IB PH7609.1225-9	ADAMS, CANDICE LAUREN	ADAMS, CANDICE LAUREN	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760912309	LOT 60 WILLOW WALK PH IB PH7609.1230-9	MILLER, GREGORY DAMON	MILLER, GREGORY DAMON	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760912359	LOT 61 WILLOW WALK PH IB PH7609.1235-9	DANIELS, SEAN	DANIELS, SEAN	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760912409	LOT 62 WILLOW WALK PH IB PH7609.1240-9	SMITH, ROSLYNN	SMITH, ROSLYNN	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760912459	LOT 63 WILLOW WALK PH IB PH7609.1245-9	WYER, JILL M	WYER, JILL M	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760912509	LOT 64 WILLOW WALK PH IB PH7609.1250-9	ROBLES-GONZALEZ, JESSICA M	ROBLES-GONZALEZ, JESSICA M	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760912559	LOT 65 WILLOW WALK PH IB PH7609.1255-9	PINTO, DANIEL	PINTO, DANIEL	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760912609	LOT 66 WILLOW WALK PH IB PH7609.1260-9	COLON, NELSON GOTAY	COLON, NELSON GOTAY	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760912659	LOT 93 WILLOW WALK PH IB PH7609.1265-9	COLLINS, TIMOTHY J III	COLLINS, TIMOTHY J III	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760912709	LOT 94 WILLOW WALK PH IB PH7609.1270-9	MEJEAN, BRITTANY E	MEJEAN, BRITTANY E	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760912759	LOT 95 WILLOW WALK PH IB PH7609.1275-9	SPONABLE, KRISTAL M	SPONABLE, KRISTAL M	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760912809	LOT 96 WILLOW WALK PH IB PH7609.1280-9	HUMBERT, BARBARA M	HUMBERT, BARBARA M	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760912859	LOT 97 WILLOW WALK PH IB PH7609.1285-9	MILLER, LAWRENCE L	MILLER, LAWRENCE L	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760912909	LOT 98 WILLOW WALK PH IB PH7609.1290-9	MILLER, DANIEL J	MILLER, DANIEL J	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760913009	LOT 100 WILLOW WALK PH IB PH7609.1300-9	SPEARS, ROBERT D	SPEARS, ROBERT D	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760913059	LOT 101 WILLOW WALK PH IB PH7609.1305-9	MARONDA HOMES INC OF FLORIDA	MARONDA HOMES INC OF FLORIDA	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760913109	LOT 193 WILLOW WALK PH IB PH7609.1310-9	KERUL, JOSEPH ALBERT JR	KERUL, JOSEPH ALBERT JR	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760913159	LOT 194 WILLOW WALK PH IB PH7609.1315-9	STEPHENS, JENNIFER LEEANNE	STEPHENS, JENNIFER LEEANNE	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760913209	LOT 195 WILLOW WALK PH IB PH7609.1320-9	CALL, BARBARA ELIZABETH	CALL, BARBARA ELIZABETH	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760913259	LOT 196 WILLOW WALK PH IB PH7609.1325-9	KLOBUCHAR, RICHARD LOUIS JR	KLOBUCHAR, RICHARD LOUIS JR	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760913309	LOT 197 WILLOW WALK PH IB PH7609.1330-9	SCHOENHOFFER, SANDRA	SCHOENHOFFER, SANDRA	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760913359	LOT 198 WILLOW WALK PH IB PH7609.1335-9	MEDINA, PEDRO MURILLO	MEDINA, PEDRO MURILLO	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760913409	LOT 199 WILLOW WALK PH IB PH7609.1340-9	WYNNINGS, AARON RICHARD	WYNNINGS, AARON RICHARD	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760913459	LOT 200 WILLOW WALK PH IB PH7609.1345-9	FARMER, ARIEL LYNN	FARMER, ARIEL LYNN	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760913509	LOT 201 WILLOW WALK PH IB PH7609.1350-9	MORALES, CARLOS	MORALES, CARLOS	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760913559	LOT 202 WILLOW WALK PH IB PH7609.1355-9	JAFFKE, DENISE DIANE	JAFFKE, DENISE DIANE	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760913609	LOT 221 WILLOW WALK PH IB PH7609.1360-9	CANTU, JIMENA	CANTU, JIMENA	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760913659	LOT 222 WILLOW WALK PH IB PH7609.1365-9	LO, IRENE	LO, IRENE	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760913759	LOT 224 WILLOW WALK PH IB PH7609.1375-9	BYRNE, MICHAEL H	BYRNE, MICHAEL H	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760913809	LOT 225 WILLOW WALK PH IB PH7609.1380-9	ARROYO, HAMMED SILVA	ARROYO, HAMMED SILVA	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760913859	LOT 226 WILLOW WALK PH IB PH7609.1385-9	SHEPHERD, MICAH C	SHEPHERD, MICAH C	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760913909	LOT 227 WILLOW WALK PH IB PH7609.1390-9	WHITE, HERMAN III	WHITE, HERMAN III	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760913959	LOT 228 WILLOW WALK PH IB PH7609.1395-9	BROWN, RONALD S	BROWN, RONALD S	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760914009	LOT 229 WILLOW WALK PH IB PH7609.1400-9	PEROZE, OSMAN	PEROZE, OSMAN	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760914059	LOT 230 WILLOW WALK PH IB PH7609.1405-9	KING, MICHAEL J	KING, MICHAEL J	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760914109	LOT 231 WILLOW WALK PH IB PH7609.1410-9	BRAGG, MAXIE III	BRAGG, MAXIE III	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760914159	LOT 232 WILLOW WALK PH IB PH7609.1415-9	DAVIS, TRENTON J	DAVIS, TRENTON J	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760914209	LOT 233 WILLOW WALK PH IB PH7609.1420-9	BANNING, RYAN C	BANNING, RYAN C	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760914259	LOT 234 WILLOW WALK PH IB PH7609.1425-9	KNOWLTON, ROBERT J	KNOWLTON, ROBERT J	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760914309	LOT 235 WILLOW WALK PH IB PH7609.1430-9	SWIET, SAMARA M	SWIET, SAMARA M	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760914359	LOT 236 WILLOW WALK PH IB PH7609.1435-9	LONGFELLOW, ANDREW D	LONGFELLOW, ANDREW D	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760914409	LOT 237 WILLOW WALK PH IB PH7609.1440-9	VECHIONE RENTALS LLC	VECHIONE RENTALS LLC	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760914459	LOT 238 WILLOW WALK PH IB PH7609.1445-9	VINCENT, BENJAMIN MARTINEZ III	VINCENT, BENJAMIN MARTINEZ III	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760914509	LOT 239 WILLOW WALK PH IB PH7609.1450-9	SIERRA, ADALBERTO OTERO	SIERRA, ADALBERTO OTERO	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760914559	LOT 240 WILLOW WALK PH IB PH7609.1455-9	BELLAMY, TONYA	BELLAMY, TONYA	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760914609	LOT 241 WILLOW WALK PH IB PH7609.1460-9	TUSING, KEVIN L	TUSING, KEVIN L	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760914659	LOT 242 WILLOW WALK PH IB PH7609.1465-9	WATTS, MICHELLE M	WATTS, MICHELLE M	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70



**WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT**  
**2019 ASSESSMENT ROLL (Uniform Method)**

PROJ NO	PARCEL ID	LEGAL DESC	OWNER NAME1	MAIL LABEL1	PRODUCT TYPE	SERIES 2015 DEBT SERVICE	SERIES 2017 DEBT SERVICE	SERIES 2019 DEBT SERVICE	O&M	TOTAL
LR88	760914909	LOT 247 WILLOW WALK PH IB PH#7609.1490/9	D R HORTON INC	D R HORTON INC	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760914959	LOT 248 WILLOW WALK PH IB PH#7609.1495/9	IH CENTRAL FLORIDA LLC	IH CENTRAL FLORIDA LLC	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760915009	LOT 249 WILLOW WALK PH IB PH#7609.1500/9	BATES, RACHEL E	BATES, RACHEL E	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760915059	LOT 250 WILLOW WALK PH IB PH#7609.1505/9	VILLA, SALVADOR JR	VILLA, SALVADOR JR	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760915109	LOT 251 WILLOW WALK PH IB PH#7609.1510/9	ALVAREZ, DANIEL EDUARDO	ALVAREZ, DANIEL EDUARDO	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760915159	LOT 252 WILLOW WALK PH IB PH#7609.1515/9	CHAPELADNE, SHAUN T	CHAPELADNE, SHAUN T	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760915209	LOT 253 WILLOW WALK PH IB PH#7609.1520/9	HADLOCK, CHAD	HADLOCK, CHAD	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760915259	LOT 254 WILLOW WALK PH IB PH#7609.1525/9	STRATA TRUST COMPANY CUSTODIAN FBO CHRISTINE VECCHIONE IRA 201735423	STRATA TRUST COMPANY CUSTODIAN	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760915309	LOT 255 WILLOW WALK PH IB PH#7609.1530/9	MULDER, CHRISSE A	MULDER, CHRISSE A	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760915359	LOT 256 WILLOW WALK PH IB PH#7609.1535/9	HEDGEMAN, DANIEL D	HEDGEMAN, DANIEL D	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760915409	LOT 257 WILLOW WALK PH IB PH#7609.1540/9	DRYMOND, TINA MARIE	DRYMOND, TINA MARIE	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760915459	LOT 258 WILLOW WALK PH IB PH#7609.1545/9	VILLA, ROBERT J	VILLA, ROBERT J	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760915509	LOT 259 WILLOW WALK PH IB PH#7609.1550/9	ARDIS, DANIELLE NICOLE	ARDIS, DANIELLE NICOLE	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760915559	LOT 260 WILLOW WALK PH IB PH#7609.1555/9	GUNST, TIMOTHY SCOTT	GUNST, TIMOTHY SCOTT	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760915609	LOT 261 WILLOW WALK PH IB PH#7609.1560/9	DEAN, HEATHER	DEAN, HEATHER	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760915659	LOT 262 WILLOW WALK PH IB PH#7609.1565/9	BACHAND, PETER C	BACHAND, PETER C	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760915709	LOT 263 WILLOW WALK PH IB PH#7609.1570/9	CANELLA, MICHAEL JOHN	CANELLA, MICHAEL JOHN	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760915759	LOT 264 WILLOW WALK PH IB PH#7609.1575/9	GULOTTA, JEREMY M	GULOTTA, JEREMY M	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760915809	LOT 265 WILLOW WALK PH IB PH#7609.1580/9	GONZALEZ, ALEX M	GONZALEZ, ALEX M	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760915859	LOT 266 WILLOW WALK PH IB PH#7609.1585/9	VONCLOEDT, TIMOTHY M	VONCLOEDT, TIMOTHY M	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760915909	LOT 267 WILLOW WALK PH IB PH#7609.1590/9	LYNCH, JARROD T	LYNCH, JARROD T	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760916059	LOT 102 WILLOW WALK SUB PH IC PH#7609.1605/9	KANDEL, LINDSAY N	KANDEL, LINDSAY N	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760916109	LOT 103 WILLOW WALK SUB PH IC PH#7609.1610/9	WHIDDEN, MATTHEW R	WHIDDEN, MATTHEW R	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760916159	LOT 104 WILLOW WALK SUB PH IC PH#7609.1615/9	FENTON, KAYLA M	FENTON, KAYLA M	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760916209	LOT 105 WILLOW WALK SUB PH IC PH#7609.1620/9	LONG, KIMBERLY S	LONG, KIMBERLY S	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760916259	LOT 106 WILLOW WALK SUB PH IC PH#7609.1625/9	KRAFT, JORDAN T	KRAFT, JORDAN T	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760916309	LOT 107 WILLOW WALK SUB PH IC PH#7609.1630/9	SCHUTT, AMANDA M	SCHUTT, AMANDA M	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760916359	LOT 108 WILLOW WALK SUB PH IC PH#7609.1635/9	OGLINE, JACK M	OGLINE, JACK M	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760916409	LOT 109 WILLOW WALK SUB PH IC PH#7609.1640/9	SELLITTO, TODD	SELLITTO, TODD	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760916459	LOT 110 WILLOW WALK SUB PH IC PH#7609.1645/9	IH CENTRAL FLORIDA LLC	IH CENTRAL FLORIDA LLC	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760916509	LOT 111 WILLOW WALK SUB PH IC PH#7609.1650/9	IH CENTRAL FLORIDA LLC	IH CENTRAL FLORIDA LLC	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760916559	LOT 112 WILLOW WALK SUB PH IC PH#7609.1655/9	MACHOVINA, REBECCA	MACHOVINA, REBECCA	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760916609	LOT 113 WILLOW WALK SUB PH IC PH#7609.1660/9	MONZON, ANDREA LANE	MONZON, ANDREA LANE	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760916659	LOT 114 WILLOW WALK SUB PH IC PH#7609.1665/9	SUAREZ, JUAN SEBASTIAN GALINDO	SUAREZ, JUAN SEBASTIAN GALINDO	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760916709	LOT 115 WILLOW WALK SUB PH IC PH#7609.1670/9	WITKOWSKI, KEVIN	WITKOWSKI, KEVIN	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760916759	LOT 116 WILLOW WALK SUB PH IC PH#7609.1675/9	SHUTTLEWORTH, MATTHEW JAMES	SHUTTLEWORTH, MATTHEW JAMES	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760916809	LOT 117 WILLOW WALK SUB PH IC PH#7609.1680/9	JIMENEZ, ASHLEY JON	JIMENEZ, ASHLEY JON	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760916859	LOT 118 WILLOW WALK SUB PH IC PH#7609.1685/9	VERTICH, JOHN L	VERTICH, JOHN L	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760916909	LOT 119 WILLOW WALK SUB PH IC PH#7609.1690/9	DEMARCO, ANTHONY JOSEPH JR	DEMARCO, ANTHONY JOSEPH JR	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760916959	LOT 120 WILLOW WALK SUB PH IC PH#7609.1695/9	DEL SOCORRO PENA, GLORIA	DEL SOCORRO PENA, GLORIA	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760917009	LOT 121 WILLOW WALK SUB PH IC PH#7609.1700/9	TGREENY, CRYSTAL R	TGREENY, CRYSTAL R	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760917059	LOT 122 WILLOW WALK SUB PH IC PH#7609.1705/9	CAMPBELL, KAYLA	CAMPBELL, KAYLA	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760917109	LOT 123 WILLOW WALK SUB PH IC PH#7609.1710/9	THOMAS, NATALIE ANN	THOMAS, NATALIE ANN	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760917159	LOT 124 WILLOW WALK SUB PH IC PH#7609.1715/9	SEIDE, PIERRE A	SEIDE, PIERRE A	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760917209	LOT 125 WILLOW WALK SUB PH IC PH#7609.1720/9	PARRINO, JOSEPH P	PARRINO, JOSEPH P	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760917259	LOT 126 WILLOW WALK SUB PH IC PH#7609.1725/9	MARONDA HOMES INC OF FLORIDA	MARONDA HOMES INC OF FLORIDA	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760917309	LOT 127 WILLOW WALK SUB PH IC PH#7609.1730/9	SEIDE, CLEANTA	SEIDE, CLEANTA	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760917359	LOT 128 WILLOW WALK SUB PH IC PH#7609.1735/9	MOJICA, LUIS A	MOJICA, LUIS A	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760917409	LOT 129 WILLOW WALK SUB PH IC PH#7609.1740/9	HILAVECZA, PETER	HILAVECZA, PETER	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760917459	LOT 130 WILLOW WALK SUB PH IC PH#7609.1745/9	KURSCHEINER, DAVID MICHAEL	KURSCHEINER, DAVID MICHAEL	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760917509	LOT 131 WILLOW WALK SUB PH IC PH#7609.1750/9	SOUFFRANT, KETTY	SOUFFRANT, KETTY	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760917559	LOT 132 WILLOW WALK SUB PH IC PH#7609.1755/9	PIERRE-LOUIS, MIRACLE	PIERRE-LOUIS, MIRACLE	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760917609	LOT 133 WILLOW WALK SUB PH IC PH#7609.1760/9	ZUPPINGER, WILLIAM ERIC	ZUPPINGER, WILLIAM ERIC	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760917659	LOT 134 WILLOW WALK SUB PH IC PH#7609.1765/9	MARONDA HOMES INC OF FLORIDA	MARONDA HOMES INC OF FLORIDA	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760917709	LOT 135 WILLOW WALK SUB PH IC PH#7609.1770/9	KEEGAN, CAROL	KEEGAN, CAROL	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760917759	LOT 136 WILLOW WALK SUB PH IC PH#7609.1775/9	MICROBERTS, RYAN S	MICROBERTS, RYAN S	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760917809	LOT 137 WILLOW WALK SUB PH IC PH#7609.1780/9	HORTON, DEMETRIUS A	HORTON, DEMETRIUS A	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760917859	LOT 138 WILLOW WALK SUB PH IC PH#7609.1785/9	GADSON, ASHLEY	GADSON, ASHLEY	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760917909	LOT 139 WILLOW WALK SUB PH IC PH#7609.1790/9	OSTNER, CHRISTINA E	OSTNER, CHRISTINA E	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760917959	LOT 140 WILLOW WALK SUB PH IC PH#7609.1795/9	RIVERA, ERICA N	RIVERA, ERICA N	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760918009	LOT 141 WILLOW WALK SUB PH IC PH#7609.1800/9	FORTEAU, RAYMOND E	FORTEAU, RAYMOND E	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760918059	LOT 142 WILLOW WALK SUB PH IC PH#7609.1805/9	IH CENTRAL FLORIDA LLC	IH CENTRAL FLORIDA LLC	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760918109	LOT 143 WILLOW WALK SUB PH IC PH#7609.1810/9	BEESLEY, HAL J III	BEESLEY, HAL J III	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760918159	LOT 144 WILLOW WALK SUB PH IC PH#7609.1815/9	WALKER, CHERYL	WALKER, CHERYL	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760918209	LOT 145 WILLOW WALK SUB PH IC PH#7609.1820/9	CHEREPANOV, KOB V	CHEREPANOV, KOB V	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760918259	LOT 146 WILLOW WALK SUB PH IC PH#7609.1825/9	IH CENTRAL FLORIDA LLC	IH CENTRAL FLORIDA LLC	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760918309	LOT 147 WILLOW WALK SUB PH IC PH#7609.1830/9	WESTER, WILLIE A JR	WESTER, WILLIE A JR	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760918359	LOT 148 WILLOW WALK SUB PH IC PH#7609.1835/9	IH CENTRAL FLORIDA LLC	IH CENTRAL FLORIDA LLC	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760918409	LOT 149 WILLOW WALK SUB PH IC PH#7609.1840/9	LEE, MALINDA E	LEE, MALINDA E	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760918459	LOT 150 WILLOW WALK SUB PH IC PH#7609.1845/9	SULLIVAN, RONALD GENE	SULLIVAN, RONALD GENE	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760918509	LOT 151 WILLOW WALK SUB PH IC PH#7609.1850/9	MCLEAN, KELSIE LYNN	MCLEAN, KELSIE LYNN	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760918559	LOT 152 WILLOW WALK SUB PH IC PH#7609.1855/9	FEARON, ROBERT FRANCIS III	FEARON, ROBERT FRANCIS III	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760918609	LOT 153 WILLOW WALK SUB PH IC PH#7609.1860/9	BASIC, RAYKO W	BASIC, RAYKO W	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760918659	LOT 154 WILLOW WALK SUB PH IC PH#7609.1865/9	GARCIA, VALENTIN	GARCIA, VALENTIN	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760918709	LOT 155 WILLOW WALK SUB PH IC PH#7609.1870/9	LINDSAY-CHIN, ANN M	LINDSAY-CHIN, ANN M	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760918759	LOT 156 WILLOW WALK SUB PH IC PH#7609.1875/9	CAMPO, RAUL EDUARDO	CAMPO, RAUL EDUARDO	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760918809	LOT 157 WILLOW WALK SUB PH IC PH#7609.1880/9	LOCKHART, PAMALA J	LOCKHART, PAMALA J	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760918859	LOT 158 WILLOW WALK SUB PH IC PH#7609.1885/9	COLON, CARRISA GENNIE	COLON, CARRISA GENNIE	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760918909	LOT 159 WILLOW WALK SUB PH IC PH#7609.1890/9	ALEJANDRE, ANGEL JOSE	ALEJANDRE, ANGEL JOSE	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760918959	LOT 160 WILLOW WALK SUB PH IC PH#7609.1895/9	TAYLOR, RONALD EUGENE	TAYLOR, RONALD EUGENE	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760919009	LOT 161 WILLOW WALK SUB PH IC PH#7609.1900/9	BARAJAS, ASTRID	BARAJAS, ASTRID	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760919059	LOT 162 WILLOW WALK SUB PH IC PH#7609.1905/9	SKALSKY, JENNIFER J	SKALSKY, JENNIFER J	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760919109	LOT 163 WILLOW WALK SUB PH IC PH#7609.1910/9	ROBBINS, RENEE MICHELLE	ROBBINS, RENEE MICHELLE	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760919159	LOT 164 WILLOW WALK SUB PH IC PH#7609.1915/9	JENKOVER, DANIEL STEVEN	JENKOVER, DANIEL STEVEN	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760919209	LOT 165 WILLOW WALK SUB PH IC PH#7609.1920/9	CONDELLO, EDWARD JOHN JR	CONDELLO, EDWARD JOHN JR	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LR88	760919259	LOT 166 WILLOW WALK SUB PH IC PH#7609.1925/9	MEN							

WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT										
2019 ASSESSMENT ROLL (Uniform Method)										
PROJ NO	PARCEL ID	LEGAL DESC	OWNER NAME1	MAIL LABEL1	PRODUCT TYPE	SERIES 2015 DEBT SERVICE	SERIES 2017 DEBT SERVICE	SERIES 2019 DEBT SERVICE	O&M	TOTAL

LRR8	760919759	LOT 176 WILLOW WALK SUB PH IC PH#7609.1975/9	MANDRI, OMAR	MANDRI, OMAR	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760919809	LOT 177 WILLOW WALK SUB PH IC PH#7609.1980/9	MARONDA HOMES INC OF FLORIDA	MARONDA HOMES INC OF FLORIDA	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760919859	LOT 178 WILLOW WALK SUB PH IC PH#7609.1985/9	MARONDA HOMES INC OF FLORIDA	MARONDA HOMES INC OF FLORIDA	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760919909	LOT 179 WILLOW WALK SUB PH IC PH#7609.1990/9	FLEURISSANT, SERILUS	FLEURISSANT, SERILUS	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760919959	LOT 180 WILLOW WALK SUB PH IC PH#7609.1995/9	MARONDA HOMES INC OF FLORIDA	MARONDA HOMES INC OF FLORIDA	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760920009	LOT 181 WILLOW WALK SUB PH IC PH#7609.2000/9	DAKIN, ALEXANDRA TATIANA	DAKIN, ALEXANDRA TATIANA	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760920059	LOT 182 WILLOW WALK SUB PH IC PH#7609.2005/9	MARONDA HOMES INC OF FLORIDA	MARONDA HOMES INC OF FLORIDA	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760920109	LOT 183 WILLOW WALK SUB PH IC PH#7609.2010/9	MAKAR, DOSHA DANYELLE	MAKAR, DOSHA DANYELLE	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760920159	LOT 184 WILLOW WALK SUB PH IC PH#7609.2015/9	DAVLIN, BROOKE ELIZABETH	DAVLIN, BROOKE ELIZABETH	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760920209	LOT 185 WILLOW WALK SUB PH IC PH#7609.2020/9	HUBBS, ROBERT E IV	HUBBS, ROBERT E IV	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760920259	LOT 186 WILLOW WALK SUB PH IC PH#7609.2025/9	LEE, ARTHUR R II	LEE, ARTHUR R II	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760920309	LOT 187 WILLOW WALK SUB PH IC PH#7609.2030/9	IH CENTRAL FLORIDA LLC	IH CENTRAL FLORIDA LLC	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760920359	LOT 188 WILLOW WALK SUB PH IC PH#7609.2035/9	IH CENTRAL FLORIDA LLC	IH CENTRAL FLORIDA LLC	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760920409	LOT 189 WILLOW WALK SUB PH IC PH#7609.2040/9	BARNGROVER, KERWIN L	BARNGROVER, KERWIN L	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760920459	LOT 190 WILLOW WALK SUB PH IC PH#7609.2045/9	LYMAN, GEORGE E	LYMAN, GEORGE E	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760920509	LOT 191 WILLOW WALK SUB PH IC PH#7609.2050/9	MOSEDER, ROBERT	MOSEDER, ROBERT	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760920559	LOT 192 WILLOW WALK SUB PH IC PH#7609.2055/9	WISER, DONNA	WISER, DONNA	SF	\$966.85	\$0.00	\$0.00	\$766.85	\$1,733.70
LRR8	760921009	PUBLIC R/W LYING WITHIN WILLOW WALK PH IIA, IIB, IID	MANATEE COUNTY	MANATEE COUNTY	0	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
LRR8	760921059	LOT 19, WILLOW WALK PH IIA, IIB, IID PH#7609.2105/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760921109	LOT 20, WILLOW WALK PH IIA, IIB, IID PH#7609.2110/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760921159	LOT 21, WILLOW WALK PH IIA, IIB, IID PH#7609.2115/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760921209	LOT 22, WILLOW WALK PH IIA, IIB, IID PH#7609.2120/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760921259	LOT 23, WILLOW WALK PH IIA, IIB, IID PH#7609.2125/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760921309	LOT 24, WILLOW WALK PH IIA, IIB, IID PH#7609.2130/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760921359	LOT 25, WILLOW WALK PH IIA, IIB, IID PH#7609.2135/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760921409	LOT 26, WILLOW WALK PH IIA, IIB, IID PH#7609.2140/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760921459	LOT 27, WILLOW WALK PH IIA, IIB, IID PH#7609.2145/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760921509	LOT 28, WILLOW WALK PH IIA, IIB, IID PH#7609.2150/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760921559	LOT 29, WILLOW WALK PH IIA, IIB, IID PH#7609.2155/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760921609	LOT 30, WILLOW WALK PH IIA, IIB, IID PH#7609.2160/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760921659	LOT 31, WILLOW WALK PH IIA, IIB, IID PH#7609.2165/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760921709	LOT 32, WILLOW WALK PH IIA, IIB, IID PH#7609.2170/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760921759	LOT 33, WILLOW WALK PH IIA, IIB, IID PH#7609.2175/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760921809	LOT 34, WILLOW WALK PH IIA, IIB, IID PH#7609.2180/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760921859	LOT 35, WILLOW WALK PH IIA, IIB, IID PH#7609.2185/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760921909	LOT 36, WILLOW WALK PH IIA, IIB, IID PH#7609.2190/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760921959	LOT 37, WILLOW WALK PH IIA, IIB, IID PH#7609.2195/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760922009	LOT 38, WILLOW WALK PH IIA, IIB, IID PH#7609.2200/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760922059	LOT 39, WILLOW WALK PH IIA, IIB, IID PH#7609.2205/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760922109	LOT 40, WILLOW WALK PH IIA, IIB, IID PH#7609.2210/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760922159	LOT 41, WILLOW WALK PH IIA, IIB, IID PH#7609.2215/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760922209	LOT 42, WILLOW WALK PH IIA, IIB, IID PH#7609.2220/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760922259	LOT 43, WILLOW WALK PH IIA, IIB, IID PH#7609.2225/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760922309	LOT 44, WILLOW WALK PH IIA, IIB, IID PH#7609.2230/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760922359	LOT 45, WILLOW WALK PH IIA, IIB, IID PH#7609.2235/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760922409	LOT 46, WILLOW WALK PH IIA, IIB, IID PH#7609.2240/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760922459	LOT 47, WILLOW WALK PH IIA, IIB, IID PH#7609.2245/9	DR HORTON INC	DR HORTON INC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760922509	LOT 48, WILLOW WALK PH IIA, IIB, IID PH#7609.2250/9	DR HORTON INC	DR HORTON INC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760922559	LOT 49, WILLOW WALK PH IIA, IIB, IID PH#7609.2255/9	DR HORTON INC	DR HORTON INC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760922609	LOT 50, WILLOW WALK PH IIA, IIB, IID PH#7609.2260/9	DR HORTON INC	DR HORTON INC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760922659	LOT 51, WILLOW WALK PH IIA, IIB, IID PH#7609.2265/9	DR HORTON INC	DR HORTON INC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760922709	LOT 52, WILLOW WALK PH IIA, IIB, IID PH#7609.2270/9	DR HORTON INC	DR HORTON INC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760922759	LOT 53, WILLOW WALK PH IIA, IIB, IID PH#7609.2275/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760922809	LOT 54, WILLOW WALK PH IIA, IIB, IID PH#7609.2280/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760922859	LOT 55, WILLOW WALK PH IIA, IIB, IID PH#7609.2285/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760922909	LOT 56, WILLOW WALK PH IIA, IIB, IID PH#7609.2290/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760922959	LOT 57, WILLOW WALK PH IIA, IIB, IID PH#7609.2295/9	DR HORTON INC	DR HORTON INC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760923009	LOT 58, WILLOW WALK PH IIA, IIB, IID PH#7609.2300/9	DR HORTON INC	DR HORTON INC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760923059	LOT 59, WILLOW WALK PH IIA, IIB, IID PH#7609.2305/9	DR HORTON INC	DR HORTON INC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760923109	LOT 60, WILLOW WALK PH IIA, IIB, IID PH#7609.2310/9	DR HORTON INC	DR HORTON INC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760923159	LOT 61, WILLOW WALK PH IIA, IIB, IID PH#7609.2315/9	DR HORTON INC	DR HORTON INC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760923209	LOT 62, WILLOW WALK PH IIA, IIB, IID PH#7609.2320/9	DR HORTON INC	DR HORTON INC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760923259	LOT 63, WILLOW WALK PH IIA, IIB, IID PH#7609.2325/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760923309	LOT 64, WILLOW WALK PH IIA, IIB, IID PH#7609.2330/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760923359	LOT 65, WILLOW WALK PH IIA, IIB, IID PH#7609.2335/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760923409	LOT 66, WILLOW WALK PH IIA, IIB, IID PH#7609.2340/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760923459	LOT 67, WILLOW WALK PH IIA, IIB, IID PH#7609.2345/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760923509	LOT 68, WILLOW WALK PH IIA, IIB, IID PH#7609.2350/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760923559	LOT 69, WILLOW WALK PH IIA, IIB, IID PH#7609.2355/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760923609	LOT 70, WILLOW WALK PH IIA, IIB, IID PH#7609.2360/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760923659	LOT 71, WILLOW WALK PH IIA, IIB, IID PH#7609.2365/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760923709	LOT 72, WILLOW WALK PH IIA, IIB, IID PH#7609.2370/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760923759	LOT 73, WILLOW WALK PH IIA, IIB, IID PH#7609.2375/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760923809	LOT 74, WILLOW WALK PH IIA, IIB, IID PH#7609.2380/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760923859	LOT 75, WILLOW WALK PH IIA, IIB, IID PH#7609.2385/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760923909	LOT 76, WILLOW WALK PH IIA, IIB, IID PH#7609.2390/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760923959	LOT 77, WILLOW WALK PH IIA, IIB, IID PH#7609.2395/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760924009	LOT 78, WILLOW WALK PH IIA, IIB, IID PH#7609.2400/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760924059	LOT 79, WILLOW WALK PH IIA, IIB, IID PH#7609.2405/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760924109	LOT 80, WILLOW WALK PH IIA, IIB, IID PH#7609.2410/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760924159	LOT 81, WILLOW WALK PH IIA, IIB, IID PH#7609.2415/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760924209	LOT 82, WILLOW WALK PH IIA, IIB, IID PH#7609.2420/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760924259	LOT 83, WILLOW WALK PH IIA, IIB, IID PH#7609.2425/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760924309	LOT 84, WILLOW WALK PH IIA, IIB, IID PH#7609.2430/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760924359	LOT 85, WILLOW WALK PH IIA, IIB, IID PH#7609.2435/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.85	\$1,704.35
LRR8	760924409	LOT 86, WILLOW WALK PH IIA, IIB, IID PH#7609.2440/9	OK WILLOW WALK LLC	OK WILLOW WALK LLC	50N	\$0.00	\$937.50	\$0.00	\$766.	



Direct Collect



WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT  
2019 ASSESSMENT ROLL (Direct Collect)

PROJ NO	PARCEL ID	LEGAL DESC	OWNER NAME1	NEIGHBORHOOD NAME	PRODUCT TYPE	SERIES 2015 DEBT SERVICE	SERIES 2017 DEBT SERVICE	SERIES 2019 DEBT SERVICE	O&M	TOTAL
LRSS	760900139	NORTH PARCEL THAT CERTAIN PORTION OF LAND LYIN	OK WILLOW WALK LLC	BECK ESTATES,MENDOZA ROAD AREA	NORTH	\$0.00	\$67,221.00	\$182,457.00	\$120,987.34	\$370,665.34
NET COLECTIONS						\$0.00	\$67,221.00	\$182,457.00	\$120,987.34	\$370,665.34

# Tab 9

**RESOLUTION 2019-09**

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

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

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

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

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF WILLOW WALK 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 annually, 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 1<sup>st</sup> DAY OF AUGUST, 2019.**

**WILLOW WALK COMMUNITY  
DEVELOPMENT DISTRICT**

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**CHAIRMAN / VICE CHAIRMAN**

**ATTEST:**

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**SECRETARY / ASSISTANT SECRETARY**

**EXHIBIT A**  
**WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT**  
**BOARD OF SUPERVISORS MEETING DATES**  
**FOR FISCAL YEAR 2019/2020**

November 7, 2019  
February 6, 2020  
May 7, 2020  
August 6, 2020

All meetings will convene at 9:45 a.m. at the Trevesta Clubhouse, located at 6210 Trevesta Place, Palmetto, Florida 34221.