

*Dowden West Community
Development District*

Agenda

October 21, 2021

AGENDA

Dowden West

Community Development District

219 E. Livingston Street, Orlando, Florida 32801
Phone: 407-841-5524 – Fax: 407-839-1526

October 14, 2021

**Board of Supervisors
Dowden West Community
Development District**

Dear Board Members:

The Board of Supervisors of Dowden West Community Development District will meet **Thursday, October 21, 2021 at 9:00 AM at the Offices of GMS-CF, LLC, 219 E. Livingston Street, Orlando, FL 32801.** Following is the advance agenda for the meeting:

1. Roll Call
2. Public Comment Period
3. Organizational Matters
 - A. Appointment of Individual to Fulfill the Board Vacancy with a Term Ending November 2021
 - B. Administration of Oath of Office to Newly Appointed Board Member
 - C. Consideration of Resolution 2022-01 Electing Assistant Secretary
4. Approval of Minutes of September 16, 2021 Meeting
5. Consideration of Agreement with Berger, Toombs, Elam, Gaines & Frank to Provide Auditing Services for the Fiscal Year 2021
6. Consideration of Proposal from ViaSol Lighting for Purchase of Solar Bollard Lights
7. Consideration of Maintenance Agreement with ViaSol Lighting
8. Consideration of Website Proposal from ReAlign Web Design
9. Ratification of Temporary Access Easement Agreement with Felix Gonzalez, Jr.
10. Staff Reports
 - A. Attorney
 - i. Memorandum Regarding New Statutory Requirement
 - B. Engineer
 - C. District Manager's Report
 - i. Approval of Check Register
 - ii. Balance Sheet and Income Statement
11. Supervisor's Requests
12. Other Business
13. Next Meeting Date
14. Adjournment

The second order of business is the Public Comment Period where the public has an opportunity to be heard on propositions coming before the Board as reflected on the agenda, and any other items.

The third order of business is Organizational Matters. Section A is the appointment of individual to fulfill the Board vacancy with a term ending November 2021. Section C is the consideration of Resolution 2022-01 electing an Assistant Secretary. A copy of the Resolution is enclosed for your review.

The fourth order of business is the approval of the minutes of the September 16, 2021 meeting. The minutes are enclosed for your review.

The fifth order of business is the consideration of agreement with Berger, Toombs, Elam, Gaines and Frank to provide auditing service for the Fiscal Year 2021. A copy of the agreement is enclosed for your review.

The sixth order of business is the consideration of proposal from ViaSol Lighting for purchase of solar bollard lights in Meridian Parks. A copy of the proposal is enclosed for your review.

The seventh order of business is the consideration of maintenance agreement with ViaSol Lighting for solar lights. A copy of the agreement is enclosed for your review.

The eighth order of business is the consideration of website proposal from ReAlign Web Design. A copy of the proposal is enclosed for your review.

The ninth order of business is the ratification of temporary access easement agreement with Felix Gonzalez, Jr. A copy of the agreement is enclosed for your review.

The tenth order of business is Staff Reports. Section A is the Attorney's Report. Sub-Section 1 is the presentation of the memorandum regarding the new statutory requirement impacting CDDs. A copy of the memo is enclosed for your review. Section C is the District Manager's Report. Sub-Section 1 includes the check register for approval and Sub-Section 2 includes balance sheet and income statement for review.

The balance of the agenda will be discussed at the meeting. In the meantime, if you have any questions, please contact me.

Sincerely,



George S. Flint
District Manager

CC: Jan Carpenter, District Counsel
Bobby Johnson, District Engineer
Darrin Mossing, GMS

Enclosures

SECTION III

SECTION C

RESOLUTION 2022-01

**A RESOLUTION OF THE DOWDEN WEST
COMMUNITY DEVELOPMENT DISTRICT ELECTING
_____ AS ASSISTANT
SECRETARY OF THE BOARD OF SUPERVISORS**

WHEREAS, the Board of Supervisors of the Dowden West Community District desires to elect _____ as an Assistant Secretary.

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

1. _____ is elected Assistant Secretary of the Board of Supervisors.

Adopted this 21st day of October, 2021.

Secretary/ Assistant Secretary

Chairman/Vice Chairman

MINUTES

MINUTES OF MEETING
DOWDEN WEST
COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Dowden West Community Development District was held Thursday, September 16, 2021 at 9:00 a.m. in the offices of GMS-CF, LLC, 219 E. Livingston Street, Orlando, Florida.

Present and constituting a quorum were:

Chuck Bell	Chairman
Tom Franklin	Vice Chairman
Gregory Clark	Assistant Secretary
Connie Luong	Assistant Secretary

Also present were:

George Flint	District Manager
Kristen Trucco	District Counsel
Robert Johnson	District Engineer
William Viasalyers	Field Manager

FIRST ORDER OF BUSINESS

Roll Call

Mr. Flint called the meeting to order and called the roll.

SECOND ORDER OF BUSINESS

Public Comment Period

There being none, the next item followed.

THIRD ORDER OF BUSINESS

Organizational Matters

- A. Appointment of Individual to Fill the Board Vacancy with a Term Ending November 2021**
- B. Administration of Oath of Office to Newly Appointed Board Member**
- C. Consideration of Resolution 2021-09 Electing an Assistant Secretary**

This item was tabled.

FOURTH ORDER OF BUSINESS

Approval of the Minutes of the July 15, 2021 Meeting

On MOTION by Mr. Clark seconded by Mr. Franklin with all in favor the minutes of the July 15, 2021 meeting were approved as presented.

FIFTH ORDER OF BUSINESS

Consideration of Landscape Maintenance Agreement with Yellowstone Landscape

Mr. Flint: Next is an agreement with Yellowstone for landscape maintenance. They have been providing service under this agreement and the effective date is August 1, 2021. Exhibit A to the agreement lists the services provided for under this agreement.

On MOTION by Mr. Bell seconded by Mr. Franklin with all in favor the landscape maintenance agreement with Yellowstone Landscape was approved.

SIXTH ORDER OF BUSINESS

Consideration of Aquatic Maintenance Agreement with Aquatic Weed Management

Mr. Flint: Next is the agreement with Aquatic Weed Management, Inc. for aquatic maintenance. This agreement is retroactive to August 1, 2021 when the District took over the ponds. This includes monthly herbicide maintenance of five ponds that the District is currently maintaining and it is \$600 per month.

On MOTION by Mr. Bell seconded by Mr. Franklin with all in favor the agreement with Aquatic Weed Management was approved.

SEVENTH ORDER OF BUSINESS

Consideration of Resolution 2021-08 Approving the Conveyance of Real Property and Improvements

Ms. Trucco: This is for real property tracts and improvements that are being transferred from Beachline South Residential, LLC to the District. These conveyances were contemplated by the original development plan for the District including a recorded plat. This resolution and the documents attached to it effectuates that plan. Attached to the resolution is a special warranty deed, bill of sale that will transfer the real property tracts and improvements from the developer to the District, an owner’s affidavit which is a promise from the developer that there are no encumbrances on the property, agreement regarding taxes, which is a promise from the developer that there are no outstanding taxes on the property and the certificate of the District Engineer certifying the real property tracts and improvements are up to the District’s standards for acceptance.

On MOTION by Mr. Franklin seconded by Mr. Clark with all in favor Resolution 2021-08 Approving the Conveyance of Real Property and Improvements was approved.

EIGHTH ORDER OF BUSINESS

Staff Reports

A. Attorney

There being none, the next item followed.

B. Engineer

There being none, the next item followed.

C. Manager

i. Approval of Check Register

Mr. Flint presented the check register from July 9, 2021 through September 7, 2021 in the amount of \$13,084.49.

On MOTION by Mr. Franklin seconded by Mr. Clark with all in favor the check register was approved.

ii. Balance Sheet and Income Statement

A copy of the balance sheet and income statement were included in the agenda package. No Board action was required.

NINTH ORDER OF BUSINESS

Supervisor’s Requests

There being none, the next item followed.

TENTH ORDER OF BUSINESS

Other Business

There being none, the next item followed.

ELEVENTH ORDER OF BUSINESS

Next Meeting Date

Mr. Flint: The next meeting will be October 21, 2021.

TWELTH ORDER OF BUSINESS

Adjournment

On MOTION by Mr. Clark seconded by Mr. Bell with all in favor
the meeting adjourned at 9:07 a.m.

Secretary/Assistant Secretary

Chairman/Vice Chairman

SECTION V



Berger, Toombs, Elam, Gaines & Frank

Certified Public Accountants PL

600 Citrus Avenue
Suite 200
Fort Pierce, Florida 34950

772/461-6120 // 461-1155
FAX: 772/468-9278

September 14, 2021

Dowden West Community Development District
Governmental Management Services
6200 Lee Vista Blvd, Suite 300
Orlando, FL 32822

The Objective and Scope of the Audit of the Financial Statements

You have requested that we audit the financial statements of Dowden West Community Development District, which comprise governmental activities and each major fund as of and for the year ended September 30, 2021 which collectively comprise the basic financial statements. We are pleased to confirm our acceptance and our understanding of this audit engagement by means of this letter for the year ending September 30, 2021.

The objectives of our audit are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with auditing standards generally accepted in the United States of America (GAAS) will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users made on the basis of these financial statements. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.

The Responsibilities of the Auditor

We will conduct our audit in accordance with (GAAS). Those standards require that we comply with applicable ethical requirements. As part of an audit in accordance with GAAS, we exercise professional judgement and maintain professional skepticism throughout the audit. We also:

- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for our opinion.

Fort Pierce / Stuart



Dowden West Community Development District
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- Obtain an understanding of internal control relevant to the audit 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 District's internal control. However, we will communicate to you in writing concerning any significant deficiencies or material weaknesses in internal control relevant to the audit of the financial statements that we have identified during the audit.
- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements, including the disclosures, and whether the financial statements represent the underlying transactions and events in a manner that achieves fair presentation.
- Conclude, based on the audit evidence obtained, whether there are conditions or events, considered in the aggregate, that raise substantial doubt about the District's ability to continue as a going concern for the reasonable period of time.

Because of the inherent limitations of an audit, together with the inherent limitations of internal control, an unavoidable risk that some material misstatements may not be detected exists, even though the audit is properly planned and performed in accordance with GAAS.

We will maintain our independence in accordance with the standards of the American Institute of Certified public Accountants.



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The Responsibilities of Management and Identification of the Applicable Financial Reporting Framework

Management is responsible for:

1. Identifying and ensuring that the District complies with the laws and regulations applicable to its activities, and for informing us about all known violations of such laws or regulations, other than those that are clearly inconsequential;
2. The design and implementation of programs and controls to prevent and detect fraud, and for informing us about all known or suspected fraud affecting the District involving management, employees who have significant roles in internal control, and others where the fraud could have a material effect on the financial statements; and
3. Informing us of its knowledge of any allegations of fraud or suspected fraud affecting the District received in communications from employees, former employees, analysts, regulators, short sellers, vendors, customers or others.

The Board is responsible for informing us of its views about the risks of fraud within the entity, and its knowledge of any fraud or suspected fraud affecting the entity.

Our audit will be conducted on the basis that management acknowledges and understands that it has responsibility:

1. To evaluate subsequent events through the date the financial statements are issued or available to be issued, and to disclose the date through which subsequent events were evaluated in the financial statements. Management also agrees that it will not conclude on subsequent events earlier than the date of the management representation letter referred to below;
2. For the design, implementation and maintenance of internal control relevant to the preparations of fair presentation of financial statements that are free from material misstatement, whether due to fraud or error; and
3. To provide us with:
 - a. Access to all information of which management is aware that is relevant to the preparation and fair presentation of the financial statements including information relevant to disclosures;
 - b. Draft financial statements, including information relevant to their preparation and fair presentation, when needed to allowed for the completion of the audit in accordance with the proposed timeline;



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Page 4

- c. Additional information that we may request from management for the purpose of the audit; and
- d. Unrestricted access to persons within the District from whom we determine it necessary to obtain audit evidence.

As part of our audit process, we will request from management written confirmation concerning representations made to us in connection with the audit, including among other items:

1. That management has fulfilled its responsibilities as set out in the terms of this arrangement letter; and
2. That it believes the effects of any uncorrected misstatements aggregated by us during the current engagement and pertaining to the latest period presented are immaterial, both individually and in the aggregate, to the financial statements taken as a whole.

Reporting

We will issue a written report upon completion of our audit of Dowden West Community Development District's financial statements. Our report will be addressed to the Board of Dowden West Community Development District. We cannot provide assurance that an unmodified opinion will be expressed. Circumstances may arise in which it is necessary for us to modify our opinion, add an emphasis-of-matter or other-matter paragraph(s), or withdraw from the engagement.

Records and Assistance

During the course of our engagement, we may accumulate records containing data that should be reflected in the Dowden West Community Development District books and records. The District will determine that all such data, if necessary, will be so reflected. Accordingly, the District will not expect us to maintain copies of such records in our possession.

The assistance to be supplied, including the preparation of schedules and analyses of accounts, has been discussed and coordinated with Megan Byington. The timely and accurate completion of this work is an essential condition to our completion of the audit and issuance of our audit report.

Other Relevant Information

In accordance with Government Auditing Standards, a copy of our most recent peer review report has been provided to you, for your information.

Either party may unilaterally terminate this agreement, with or without cause, upon sixty (60) days written notice subject to the condition that the District will pay all invoices for services rendered prior to the date of termination.



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Fees, Costs and Access to Workpapers

Our fees for the services described above are based upon the value of the services performed and the time required by the individuals assigned to the engagement, plus direct expenses. Invoices for fees will be submitted in sufficient detail to demonstrate compliance with the terms of this engagement. Billings are due upon submission. Our fee for the services described in this letter for the year ending September 30, 2021 will not exceed \$3,490, unless the scope of the engagement is changed, the assistance which Dowden West Community Development District has agreed to furnish is not provided, or unexpected conditions are encountered, in which case we will discuss the situation with you before proceeding. All other provisions of this letter will survive any fee adjustment.

In the event we are requested or authorized by Dowden West Community Development District or are required by government regulation, subpoena, or other legal process to produce our documents or our personnel as witnesses with respect to our engagement for Dowden West Community Development District, Dowden West Community Development District will, so long as we are not a party to the proceeding in which the information is sought, reimburse us for our professional time and expenses, as well as the fees and expenses of our counsel, incurred in responding to such requests.

The audit documentation for this engagement is the property of Berger, Toombs, Elam, Gaines, & Frank and constitutes confidential information. However, you acknowledge and grant your assent that representatives of the cognizant or oversight agency or their designee, other government audit staffs, and the U.S. Government Accountability Office shall have access to the audit documentation upon their request and that we shall maintain the audit documentation for a period of at least three years after the date of the report, or for a longer period if we are requested to do so by the cognizant or oversight agency.

Access to requested documentation will be provided under the supervision of Berger, Toombs, Elam, Gaines, & Frank audit personnel and at a location designated by our Firm.



Dowden West Community Development District
September 14, 2021
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Information Security – Miscellaneous Terms

Berger, Toombs, Elam, Gaines & Frank is committed to the safe and confidential treatment of Dowden West Community Development District's proprietary information. Berger, Toombs, Elam, Gaines & Frank is required to maintain the confidential treatment of client information in accordance with relevant industry professional standards which govern the provision of services described herein. Dowden West Community Development District agrees that it will not provide Berger, Toombs, Elam, Gaines & Frank with any unencrypted electronic confidential or proprietary information, and the parties agree to utilize commercially reasonable measures to maintain the confidentiality of Dowden West Community Development District's information, including the use of collaborate sites to ensure the safe transfer of data between the parties.

If any term or provision of this arrangement letter is determined to be invalid or unenforceable, such term or provision will be deemed stricken and all other terms and provisions will remain in full force and effect.

Because Berger, Toombs, Elam, Gaines & Frank will rely on Dowden West Community Development District and its management and Board of Supervisors to discharge the foregoing responsibilities, Dowden West Community Development District holds harmless and releases Berger, Toombs, Elam, Gaines & Frank, its partners, and employees from all claims, liabilities, losses and costs arising in circumstances where there has been a known misrepresentation by a member of Dowden West Community Development District's management, which has caused, in any respect, Berger, Toombs, Elam, Gaines & Frank's breach of contract or negligence. This provision shall survive the termination of this arrangement for services.

This letter constitutes the complete and exclusive statement of agreement between Berger, Toombs, Elam, Gaines, & Frank and Dowden West Community Development District, superseding all proposals, oral or written, and all other communications, with respect to the terms of the engagement between the parties.



Berger, Toombs, Elam,
Gaines & Frank
Certified Public Accountants PL

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Please sign and return the attached copy of this letter to indicate your acknowledgment of, and agreement with, the arrangements for our audit of the financial statements including our respective responsibilities.

Sincerely,

*Berger Toombs Elam
Gaines & Frank*

BERGER, TOOMBS, ELAM, GAINES & FRANK
J. W. Gaines, CPA

Confirmed on behalf of the addressee:



**BAGGETT
REUTIMANN**
& ASSOCIATES, CPAS, PA

Judson B. Baggett
MBA, CPA, CVA, Partner
Marci Reutimann
CPA, Partner

6815 Dairy Road
Zephyrhills, FL 33542
(813) 788-2155
(813) 782-8606

Report on the Firm's System of Quality Control

To the Partners
Berger, Toombs, Elam, Gaines & Frank, CPAs, PL
and the Peer Review Committee of the Florida Institute of Certified Public Accountants

October 30, 2019

We have reviewed the system of quality control for the accounting and auditing practice of Berger, Toombs, Elam, Gaines & Frank, CPAs, PL, (the firm), in effect for the year ended May 31, 2019. Our peer review was conducted in accordance with the Standards for Performing and Reporting on Peer Reviews established by the Peer Review Board of the American Institute of Certified Public Accountants (Standards).

A summary of the nature, objectives, scope, limitations of, and the procedures performed in a System Review as described in the Standards may be found at aicpa.org/prsummary. The summary also includes an explanation of how engagements identified as not performed or reported in conformity with applicable professional standards, if any, are evaluated by a peer reviewer to determine a peer review rating.

Firm's Responsibility

The firm is responsible for designing a system of quality control and complying with it to provide the firm with reasonable assurance of performing and reporting in conformity with applicable professional standards in all material respects. The firm is also responsible for evaluating actions to promptly remediate engagements deemed as not performed or reported in conformity with professional standards, when appropriate, and for remediating weaknesses in its system of quality control, if any.

Peer Reviewer's Responsibility

Our responsibility is to express an opinion on the design of the system of quality control, and the firm's compliance therewith based on our review.

Required Selections and Considerations

Engagements selected for review included engagements performed under *Government Auditing Standards*, including a compliance audit under the Single Audit Act.

As a part of our peer review, we considered reviews by regulatory entities as communicated by the firm, if applicable, in determining the nature and extent of our procedures.

Opinion

In our opinion, the system of quality control for the accounting and auditing practice of Berger, Toombs, Elam, Gaines & Frank, CPAs, PL, in effect for the year ended May 31, 2019, has been suitably designed and complied with to provide the firm with reasonable assurance of performing and reporting in conformity with applicable professional standards in all material respects. Firms can receive a rating of *pass*, *pass with deficiency(ies)*, or *fail*. Berger, Toombs, Elam, Gaines & Frank, CPAs, PL has received a peer review rating of *pass*.

Baggett, Reutimann & Associates, CPAs PA
BAGGETT, REUTIMANN & ASSOCIATES, CPAs, PA
Signed Electronically by Baggett, Reutimann & Associates, CPAs PA, U.S. 18103 email jud@baggett.com

**ADDENDUM TO ENGAGEMENT LETTER BETWEEN BERGER, TOOMBS,
ELAM, GAINES AND FRANK AND DOWDEN WEST COMMUNITY
DEVELOPMENT DISTRICT
(DATED SEPTEMBER 14, 2021)**

Public Records. Auditor shall, pursuant to and in accordance with Section 119.0701, Florida Statutes, comply with the public records laws of the State of Florida, and specifically shall:

- a. Keep and maintain public records required by the District to perform the services or work set forth in this Agreement; and
- b. Upon the request of the District's custodian of public records, provide the District with a copy of the requested records or allow the records to be inspected or copied within a reasonable time at a cost that does not exceed the cost provided in Chapter 119, Florida Statutes, or as otherwise provided by law; and
- c. Ensure that public records that 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 completion of the Agreement if the Auditor does not transfer the records to the District; and
- d. Upon completion of the Agreement, transfer, at no cost to the District, all public records in possession of the Auditor or keep and maintain public records required by the District to perform the service or work provided for in this Agreement. If the Auditor transfers all public records to the District upon completion of the Agreement, the Auditor shall destroy any duplicate public records that are exempt or confidential and exempt from public disclosure requirements. If the Auditor keeps and maintains public records upon completion of the Agreement, the Auditor shall meet all applicable requirements for retaining public records. All records stored electronically must be provided to the District, upon request from the District's custodian of public records, in a format that is compatible with the information technology systems of the District.

Auditor acknowledges that any requests to inspect or copy public records relating to this Agreement must be made directly to the District pursuant to Section 119.0701(3), Florida Statutes. If notified by the District of a public records request for records not in the possession of the District but in possession of the Auditor, the Auditor shall provide such records to the District or allow the records to be inspected or copied within a reasonable time. Auditor acknowledges that should Auditor fail to provide the public records to the District within a reasonable time, Auditor may be subject to penalties pursuant to Section 119.10, Florida Statutes.

IF THE AUDITOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO THE AUDITOR'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS AGREEMENT/CONTRACT, THE AUDITOR MAY CONTACT THE CUSTODIAN OF PUBLIC RECORDS FOR THE DISTRICT AT:

**GMS-CF, LLC
6200 LEE VISTA BLVD, SUITE 300
ORLANDO, FL 32822
TELEPHONE: 407-841-5524**

Auditor: J.W. Gaines

District: Dowden West CDD

By: _____
Title: Director

By: _____
Title: _____

Date: September 14, 2021

Date: _____

SECTION VI

2SPBL13 Architectural Solar LED Light



The 2SPBL13 solar bollard light is an architectural independent lighting solution ideally for various applications such as parks, pathways, bike lanes, remote areas, golf courses, beach resorts, marinas, residential areas and landscape lighting projects.

The architectural patented design in combination with a robust high LED lighting output in a high-grade construction makes it your ideal choice for all your self-contained lighting projects.

2SPBL13 works completely without wiring and gets its power from the sun, using a special energy storage system, which requires no replacement of batteries for several years.

Energy storage and usage is controlled by a unique built-in self-decise software algorithm. Cloudy days or shaded areas, the intelligent energy saving 2SBL13 always provides perfect lighting conditions.



Key Features

- Maintenance free.
- Minimal ongoing costs with no electricity bills
- IP65 Rating.
- Turtle friendly amber LED.
- Battery level LED display.
- Ease of installation
- 2 years warranty.

Uses and applications guide

Marinas	●
Gardens	●
Landscaping	●
Walking paths	●
Bike paths	●

Technical Specifications

Solar Power	8W
Battery Capacity	7.4V/10AH
Battery Type	Li-Ion Battery
Power of Lamp	5W (up to 500lm)
Distribution type	Type III, type V
Pole Height (Light Included)	Up to 42"
Rainy/Cloudy Days	Depends on solar radiation
Operation Mode	Dusk to dawn. 1.6hr-100% brightness then 25% to dawn. 2.4hr-100% brightness, then 25% to dawn. 3.1hr-100%, 2hr-50% then 25% to dawn.
Lighting Technology	OSRAM LED
Life span	50.000 Hours
CCT	3,000K / 4,000K /Amber (other colors available)
Solar Module	Impact Monocrystalline solar panel
Working temperature	-40°F - 140°F
IP Rating	IP65
Body Material	Anodized aluminum alloy

Ordering guide

Example: 2SPBL13- 30K - 3 - BLK - 24"

Series	LED Color	Distribution type	Finish	Height
2SPBL13	30K 40K A - Amber *Other colors available.	3 - Type III 5 - Type V	BLK - Black *Other colors upon request	24" 36" 42"



• Up on request

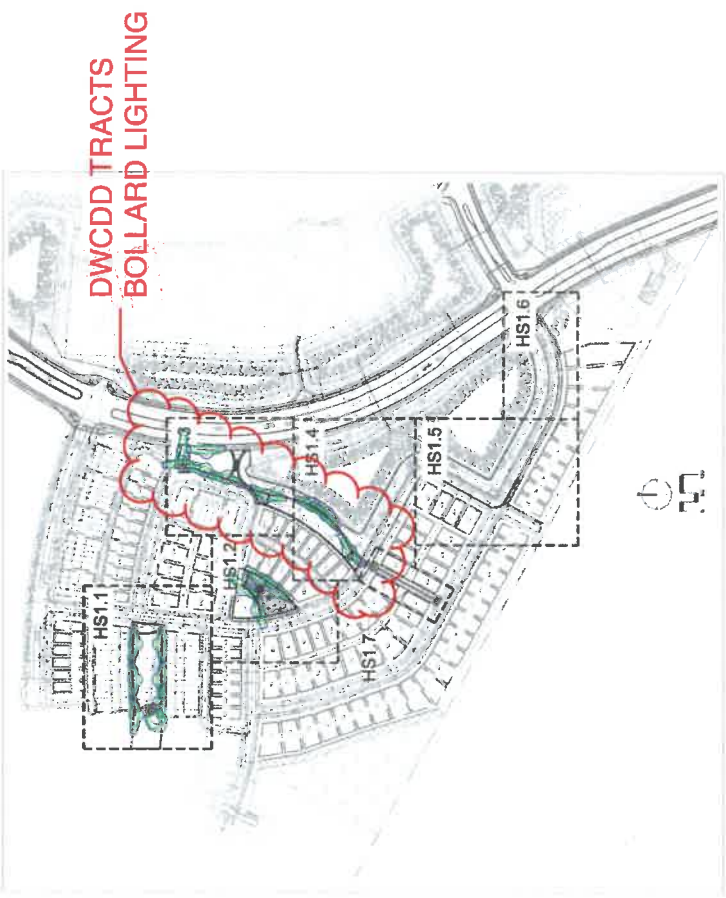


Legal Certification: All technical information and/or products listings and/or technical support, and/or any kind of graphics, illustrations and/or instructions and/or the names, trade names, trademarks, trade symbols, service marks, logos, icons and trade dress of SolarPath Inc or in connection to SolarPath Inc or any of its selling products, contained herein is the exclusive ownership of SolarPath Inc and may not be altered and/or used in any manner including but not limited to copy of some or all of the said material by users and/or viewers or any third party for that matter of this document and the website to which it is linked without the express prior written permission of SolarPath Inc. Furthermore, redistribution or any kind of commercial use or alteration or any kind of use other than downloading presented information in some or all contents of downloadable documents, and/or downloadable contents, is strictly prohibited without express written prior permission. All information set out herein is subject to changes as may occur from time to time. SolarPath Inc is not responsible for, and cannot guarantee and shall not be held liable for any information or the accuracy of such websites that it does not own.

Luminaire Schedule								
Symbol	Label	Luminaire Watts	Lumens/Lamp	Total Lamp Lumens	Arm	Mount Height	LLF	Qty
☐	ISSL_Maxi-Road_Co-NR_4K	19.8	1746	3492	1.141	16	0.880	19
☐	ISSL_Maxi-Road_Co-AWR_4K	19.8	1741.5	3483	1.141	16	0.880	1

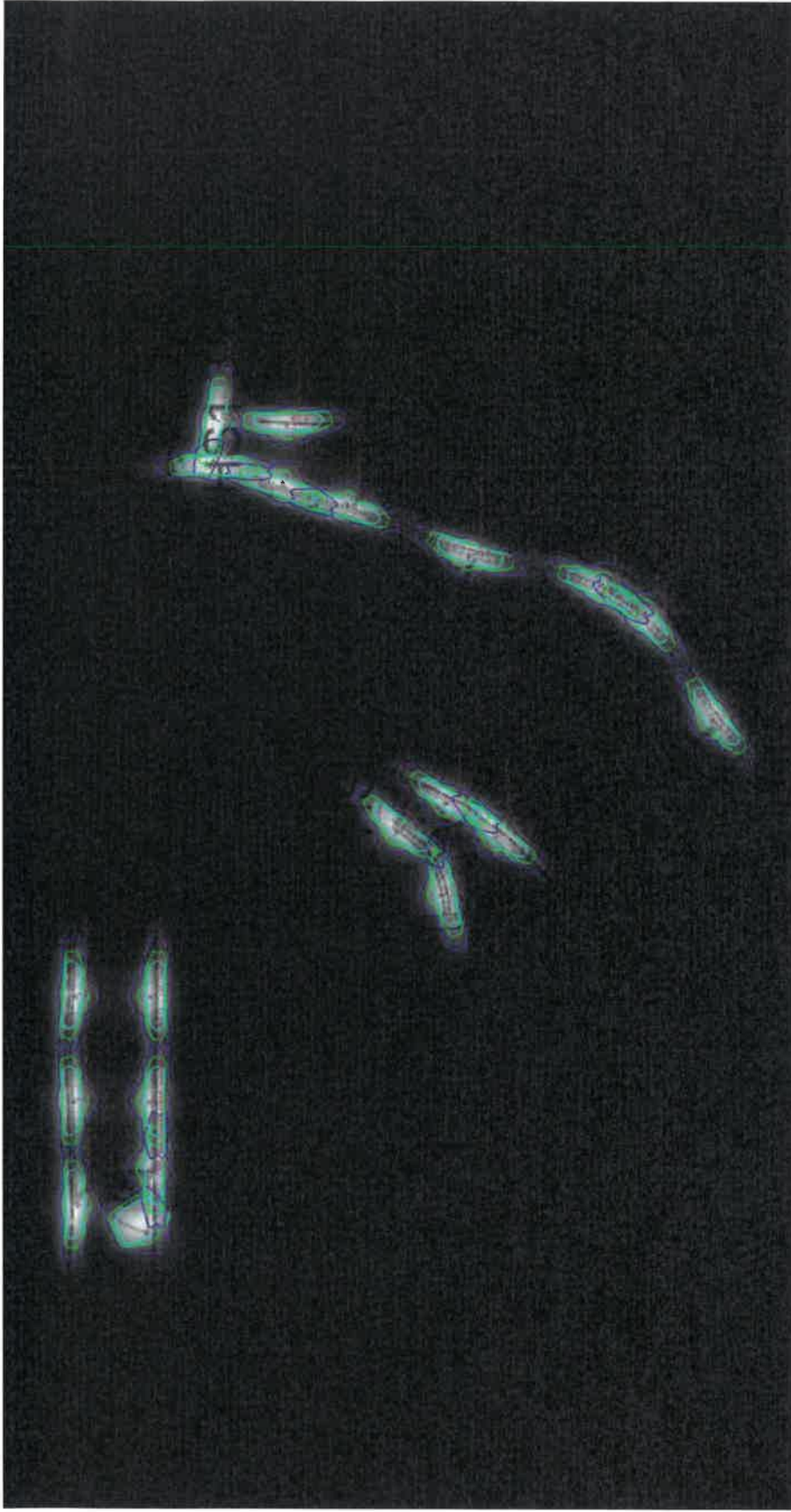
Numeric Summary

Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
Pathway A	Illuminance	Fc	1.68	4.88	0.00	N.A.	N.A.
Pathway B	Illuminance	Fc	1.27	5.00	0.00	N.A.	N.A.
Pathway C	Illuminance	Fc	1.39	5.12	0.00	N.A.	N.A.



<p>Orlando FL - Meridian Parks N1A Project Number - DH_OF2021_252 Prepared By: jim ww Operating Profile - Date:2021-08-27</p>	<p>Sol by Sunna Design Inc. Solarlighting.com sales@solarlighting.com Toll free: +1 800 959 1329</p>
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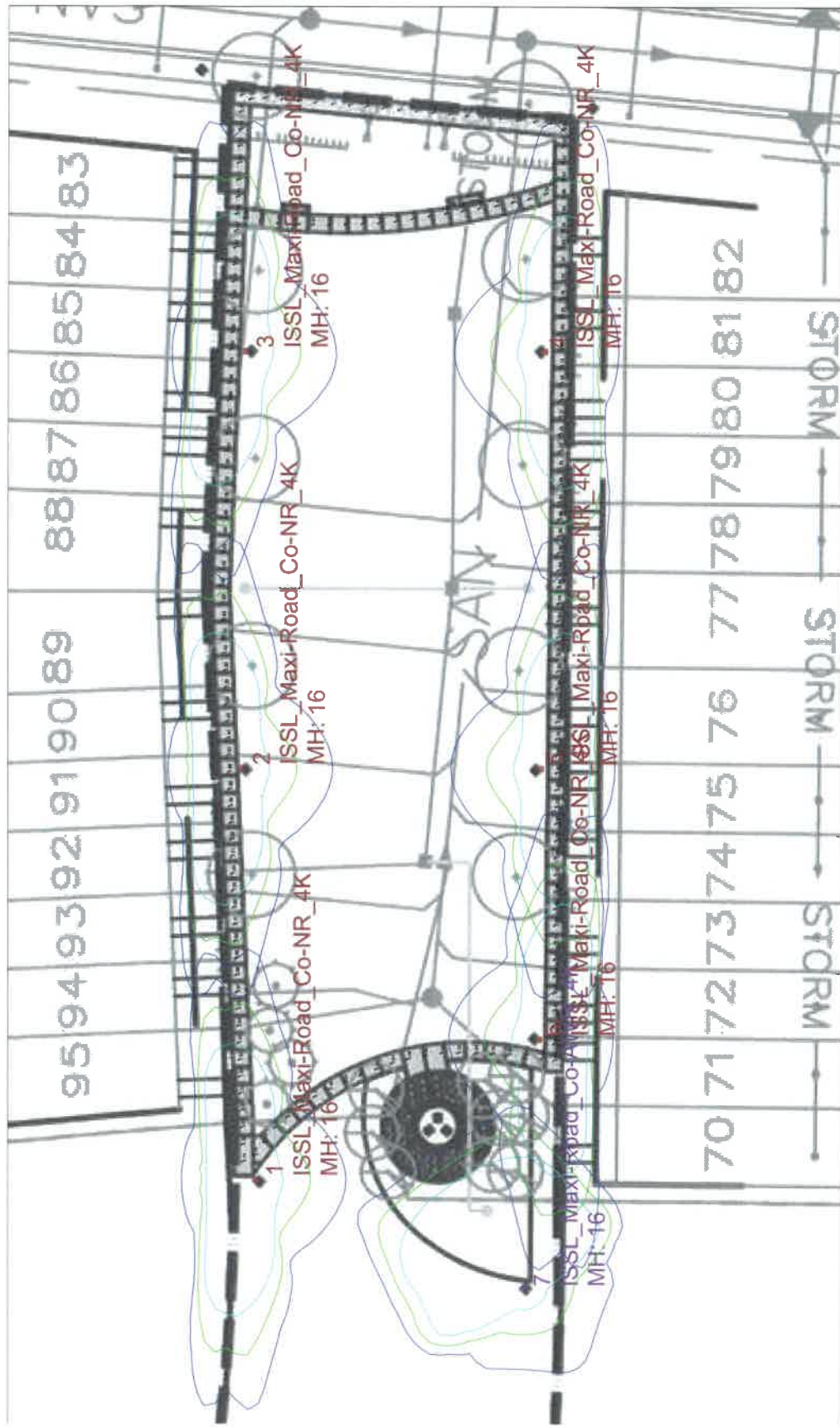




Sol by Sunna Design Inc.

Solarlighting.com
sales@solarlighting.com
Toll free: +1 800 959 1329

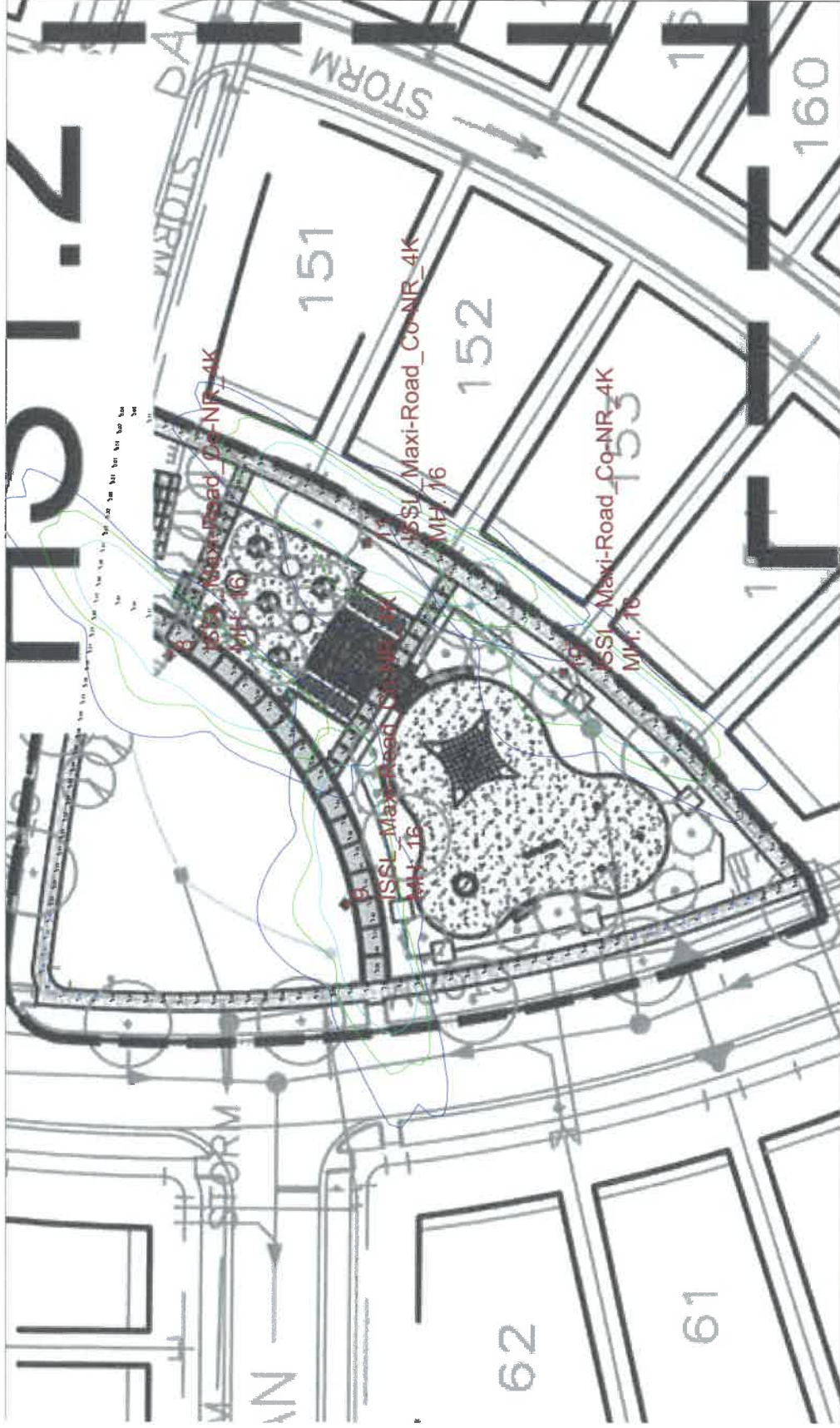
Orlando FL - Meridian Parks N1A
Project Number - DH_OF2021_252
Prepared By: jim ww
Operating Profile -
Date:2021-08-27



Orlando FL - Meridian Parks N1A
 Project Number - DH_OF2021_252
 Prepared By: jim ww
 Operating Profile -
 Date:2021-08-27

Sol by Sunna Design Inc.
 Solarlighting.com
 sales@solarlighting.com
 Toll free: +1 800 959 1329

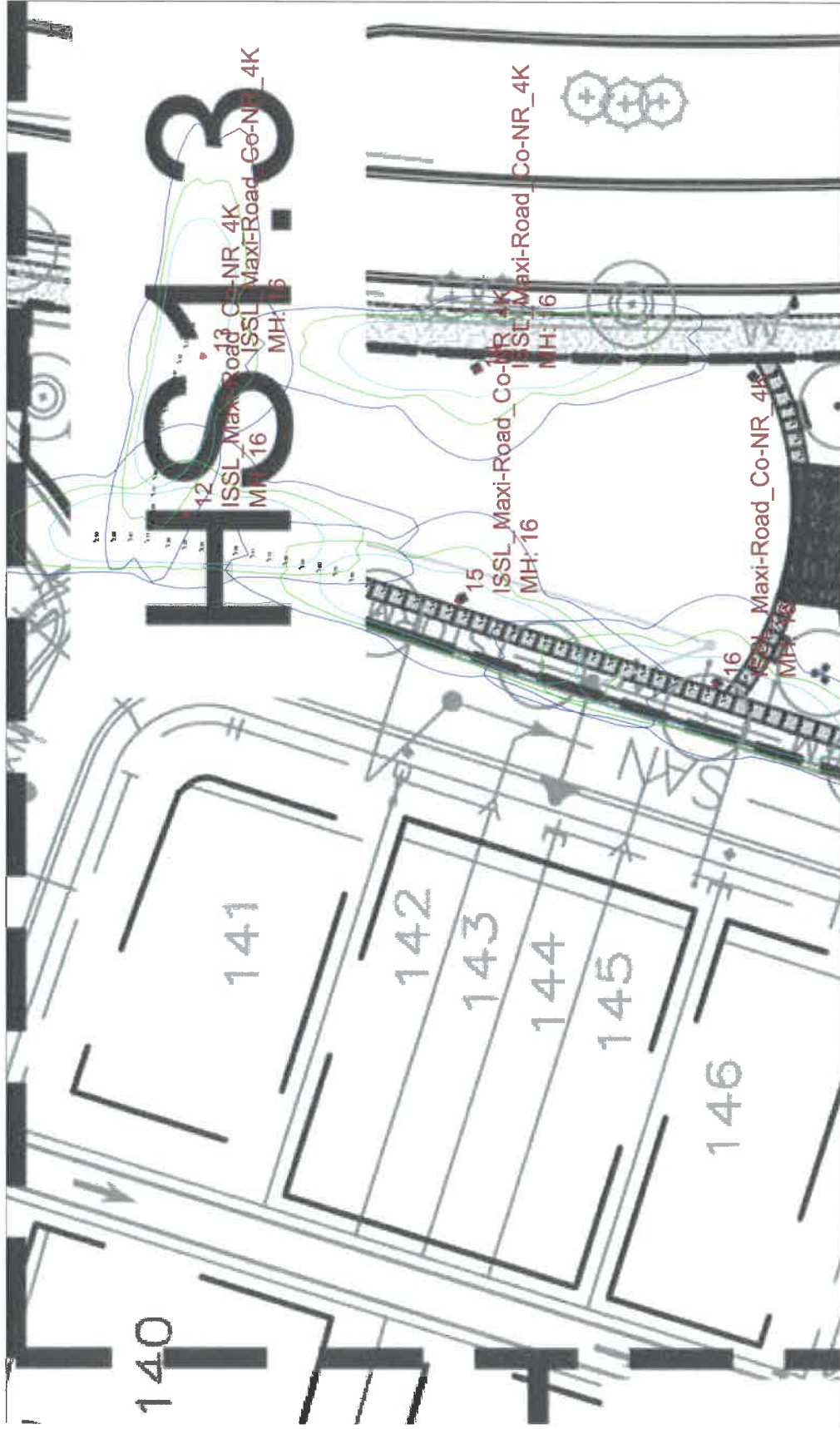




Orlando FL - Meridian Parks N1A
 Project Number - DH_OF2021_252
 Prepared By: jim ww
 Operating Profile -
 Date:2021-08-27

Sol by Sunna Design Inc.
 Solarlighting.com
 sales@solarlighting.com
 Toll free: +1 800 959 1329

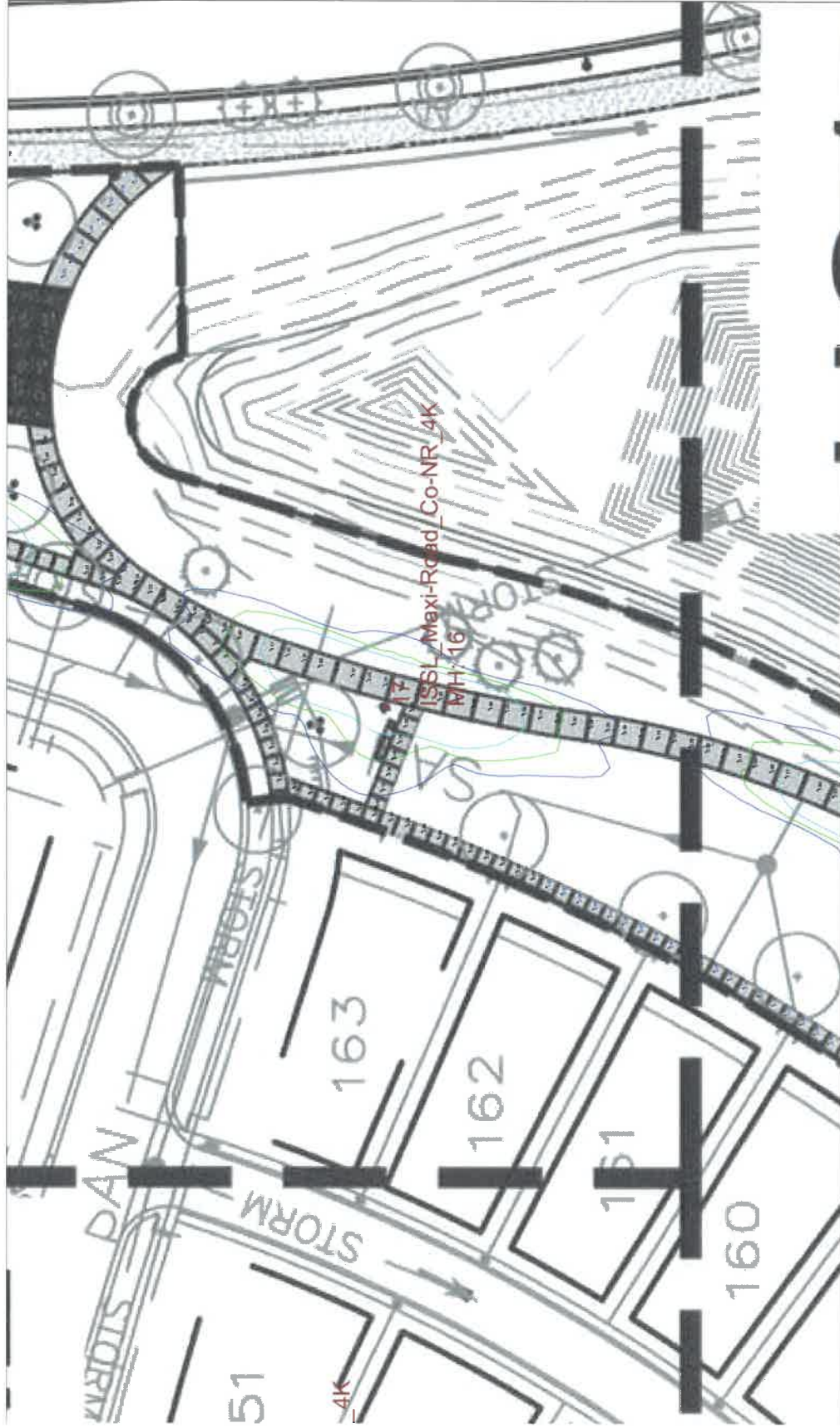




Orlando FL - Meridian Parks N1A
 Project Number - DH_OF2021_252
 Prepared By: jim ww
 Operating Profile -
 Date:2021-08-27

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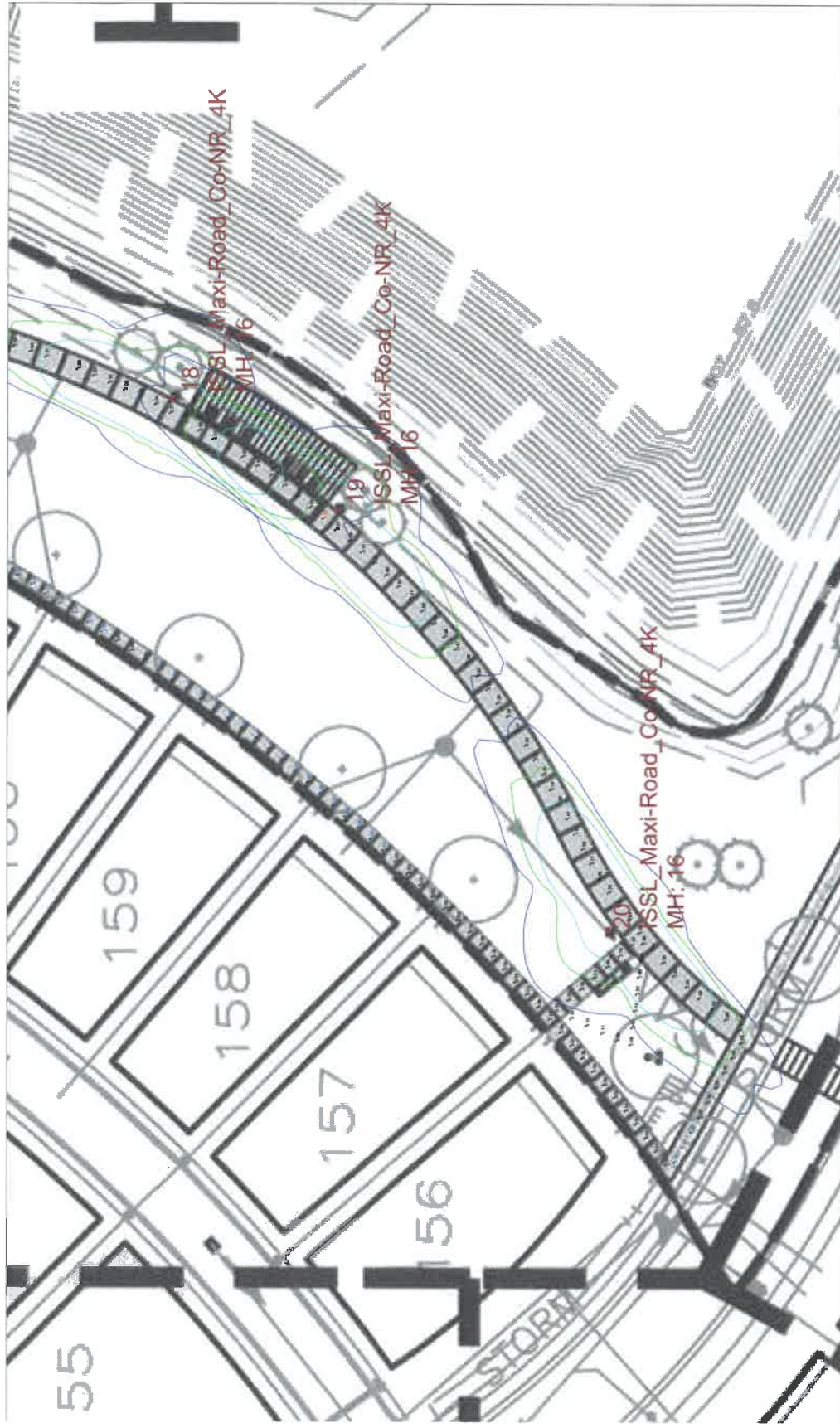




Orlando FL - Meridian Parks N1A
 Project Number - DH_OF2021_252
 Prepared By: jim ww
 Operating Profile -
 Date:2021-08-27

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Orlando FL - Meridian Parks N1A
 Project Number - DH_OF2021_252
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Luminaire Location Summary

Lumino	Label	X	Y	Z	Orient
1	SSL_Meet-Road_Co-NR_4K	611	781	16	90
2	SSL_Meet-Road_Co-NR_4K	732.5	785	16	91.169
3	SSL_Meet-Road_Co-NR_4K	855.5	784	16	86.424
4	SSL_Meet-Road_Co-NR_4K	855.5	697.5	16	270
5	SSL_Meet-Road_Co-NR_4K	732.5	698.5	16	269.045
6	SSL_Meet-Road_Co-NR_4K	652.5	699	16	268.182
7	SSL_Meet-Road_Co-NR_4K	578.5	702	16	33.935
8	SSL_Meet-Road_Co-NR_4K	1047.5	412	16	320.572
9	SSL_Meet-Road_Co-NR_4K	974.5	360	16	281.56
10	SSL_Meet-Road_Co-NR_4K	1042	296.5	16	319.236
11	SSL_Meet-Road_Co-NR_4K	1090	353.5	16	329.216
12	SSL_Meet-Road_Co-NR_4K	1479.5	624.5	16	178.264
13	SSL_Meet-Road_Co-NR_4K	1625	619	16	79.077
14	SSL_Meet-Road_Co-NR_4K	1520.5	539.5	16	0.971
15	SSL_Meet-Road_Co-NR_4K	1454.5	545	16	180.017
16	SSL_Meet-Road_Co-NR_4K	1430	469	16	165.141
17	SSL_Meet-Road_Co-NR_4K	1368	328	16	343.009
18	SSL_Meet-Road_Co-NR_4K	1337	172.5	16	161.821
19	SSL_Meet-Road_Co-NR_4K	1304	123.5	16	138.79
20	SSL_Meet-Road_Co-NR_4K	1179	45	16	306.027

Orlando FL - Meridian Parks N1A
 Project Number - DH_OF2021_252
 Prepared By: jim ww
 Operating Profile -
 Date:2021-08-27

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SECTION VII

Agreement for the Maintenance of Solar Bollard Lighting

**By and Between Viasol Lighting and Dowden West Community Development
District**

For the Property Located at 11932 Landing Point Loop, Orlando Florida 34761

Dated as of : October __, 2021

AGREEMENT FOR THE MAINTENANCE OF STREET LIGHTING

THIS AGREEMENT FOR THE MAINTENANCE OF STREET LIGHTING (herein this "Agreement") is executed as of October __, 2021 by and between ViaSol Lighting ("VL"), and Dowden West Community Development District (herein the "Principal").

VL and the Principal agree as follows:

- A. VL shall service and maintain the equipment upon the Additional Terms and Conditions set forth hereinafter on Exhibit A attached hereto and made a part hereof.
- B. In consideration of the services to be provided by VL under the terms of this Agreement, Principal shall pay VL the sum of \$432 per year payable in monthly payments of \$36 by check or direct deposit automatic payments to VL's account.
- C. The term of this Agreement shall initially be for a term of 5 years commencing on the 1st day of the first full calendar month after the installation of the equipment and shall expire 5 years (60 months thereafter).
- D. Upon the expiration of the term of this Agreement the term of this Agreement may be renewed or extended upon terms mutually agreed by VL and the Principal.
- F. VL warrants that the equipment will light the prescribed areas detailed in the lighting studies provided. VL shall have the option to replace or repair the light at its expense. VL will replace the light within four business days of a reported failure.

[Signature page follows this page]

Whereas, this Agreement has been executed by VL and the Principal below.

VL:

Principal:

ViaSol Lighting

Dowden West CDD

By: _____

By: _____

Name:
Title:

Name:
Title:

EXHIBIT A – ADDITIONAL TERMS AND CONDITIONS ATTACHED TO AND MADE A PART OF AGREEMENT FOR THE MANTENACE OF STREET LIGHTING

1. GENERAL

This Specification sets out the minimum requirements for the routine and non-routine maintenance of all the equipment associated with the street lighting so that they remain in good condition, operate as designed and meet the specified requirements. Equipment to be replaced as required under this specification include but are not limited to:

Connections and wiring inside pole from control gear to lamp head
Power generation, power storage, and lighting equipment

1.1 SCOPE

- a. Luminaires
- b. Lamps and starters
- c. Control Gear
- d. Photo electric cells

The work to be executed under this Specification requires VL to provide emergency response, and repair work on accident damaged equipment, on a twenty-four (24) hours per day seven (7) days per week basis.

The requirements for routine maintenance are specified in Clause 3 and those for non-routine maintenance are specified in Clause 4. Enhancements and reconstruction work for region-specific locations will be included as required.

1.2 TERMS AND DEFINITIONS

In this Specification, unless otherwise required by the subject or context, the following words and expressions will have the following meanings:

Term/Acronym	Definition
After hours	Any hours outside the normal hours.

Cabinet/Housing	An approved housing for power distribution, and optionally installation of smart devices to control and communicate with a group of streetlights. Solar-powered streetlights may have a dedicated housing for each pole for installation of control gear.
Control gear	An electronic, electrical, or electro-mechanical device for the

	purpose of driving the streetlight.
Day	Working day unless otherwise stated.
Deficiency	The visible or measurable evidence of failure or other undesirable condition that is at or exceeding its intervention Level or that is likely to become a Hazard (as reasonably determined by VL) before the next scheduled or required inspection. This may affect the safety, serviceability, structural capacity or appearance of the asset.
Defective lens	A lens that, because of dust or burning, allows the transmission of very poor light.
Enclosure	A part providing an appropriate degree of protection of equipment against external influences and against contact with live parts.
Efficacy	A comparison of light output to energy consumption. Efficacy is measured in lumens per Watt.
Fault	Any malfunction of equipment to be rectified immediately.
Fault-dispatch	On receipt of fault from any source, the action of forwarding that fault to the service crew.
Footing and post	A concrete base bolt assemblies and reinforcement cages, pits, and a post used primarily for the support of a streetlight
Functional check	The regular inspection of the streetlight to ensure their safety and general operating condition.
Housing	See Definition for Cabinet. Other names that may be used are Cabinet or Cubicle.
IS	In Service.
LED	Light emitting diode.
Lamp	The replaceable unit, which is the source of the light. Also known as a globe or bulb.
Luminaires	The apparatus housing the lamp and controls the light distribution.
Maintain or maintenance	These terms shall include, regardless of cause and in addition to all other work specified, the following: <ul style="list-style-type: none"> a) The repair and/or replacement of all defective, damaged or worn-out components or parts thereof to ensure the proper operation of the lights. b) The regular inspection and servicing of all lights and associated equipment
MEN	Multiple earthed neutral (MEN) system

Non-routine maintenance	The repair and/or replacement of equipment damaged or defective through any cause and shall require: (a) A twenty-four (24) hours per day seven (7) days per week fault attendance service for the purpose of inspection, identification and repair of reported site malfunctions. (b) An adequate back-up service to enable permanent repairs and rectification of all site deficiencies. (c) A fully equipped workshop facility for the purpose of testing and repairing equipment removed from the maintenance site.
Normal hours	6am to 6pm Monday to Friday, excluding public holidays.
PV	Photovoltaic
Preventive maintenance	The regular inspection, adjustment and minor servicing that is required to keep the streetlights including its support structures in good operating order.
Principal	Lake Meadow Landing Homeowners Association, Inc.
Principal's Representative	A delegate of HOA/CDD who is authorized to act on behalf of the Principal.
Response time	The time elapsed from the initial receipt of a fault attendance call to the initial attendance at the site.
Routine maintenance	Regular inspection and servicing of all on-site equipment and must include: (a) Functional Checks (b) Preventative Maintenance
Supports	All structural components, brackets, outreaches, clamps and parts thereof, used to support streetlights.
VL	Viasol Lighting
VLMU	Viasol Lighting Maintenance Units
WAE	Work-as-executed.
Work site	Street lighting site.

1.3 RELEVANT SPECIFICATIONS

This Specification shall apply to all equipment and techniques used in the maintenance of street lighting unless otherwise agreed in writing by the Principal. Technical requirements of the completed works shall be in accordance with Sunna Direct Specifications and Operation & Maintenance manuals.

2. PARTS AND EQUIPMENT

2.1 SUPPLY

For the purpose of maintaining the streetlights under this Specification, VL shall supply all parts and equipment items. Replacement parts and equipment shall be new. If any secondhand equipment or material is considered for reuse, Principal must approve its use, in writing.

Any secondhand equipment approved by Principal for use under this contract shall conform to the requirements of the Specification under which the equipment was originally purchased.

2.2 HOLDING STOCK

At all times, VL shall hold adequate stock levels of parts and equipment in storage for the street lighting maintenance including emergency fault repairs, in accordance with this Specification.

2.3 DAMAGED, DEFECTIVE, OBSOLETE OR REDUNDANT EQUIPMENT

All other damaged, defective, obsolete or redundant parts and equipment shall be removed from the site and disposed of by VL. Items may be redeployed at the discretion of the Principal at the Principal's cost. Items that are declared by the Principal to be obsolete or damaged beyond repair must be disposed of by VL after seeking the approval from the Principal.

The cost of disposal of such items must be borne by VL. Any items that can be recycled shall be recycled.

2.4 STORAGE FACILITIES

VL shall load, unload, haul and store all parts and equipment at their cost.

VL shall maintain secured and enclosed storage facilities sufficient to accommodate for the parts and equipment. All equipment shall be stored at VL risk and responsibility.

3. ROUTINE MAINTENANCE

3.1 GENERAL

For routine street lighting maintenance, VL shall undertake regular inspections once every six (6) months and provide a report on the following:

lamp outages, damaged solar panel and damaged or crooked poles.

3.2 FUNCTIONAL CHECK SERVICE

Each streetlight maintained under this Specification shall be activated and checks performed twice a year for testing correct operation during normal hours shall include but not limited to the following:

Run diagnostic check, with software provided, to assess battery health, solar panel production and lighting program activation.

Turn all switches OFF & ON to stop dust build-up

Clean solar cell surfaces when needed,

Luminaire cleaning and inspection,

Inspect for any sign of vermin damage in the cabinet.

Remove any Graffiti on assembly

Advise Principal of trees that interfere with solar-panels and light output of luminaires,

Check all support structures for their integrities,

3.4 ROUTINE MAINTENANCE RECORDS AND REPORTS

VL shall keep and maintain accurate records of all replacements, alterations and repairs made to any equipment within the requirements of the Specification.

VL shall enter all routine and non-routine works carried out by VL in an Asset Management system agreed with the Principal on a once a month basis.

4. NON-ROUTINE MAINTENANCE

4.1 GENERAL

For non-routine maintenance of streetlights, VL shall attend streetlight sites on a 'call-out' basis to inspect and repair reported faults in the equipment of operation of the streetlights.

4.2 FAULT ATTENDANCE

4.2.1 Fault Attendance Service

Provide a fault attendance service for all streetlight failures arising from any cause, shall be repaired within the time set out in Clause 5.1.1

Typical causes of street lighting faults shall include but shall not be limited to

- a. Control gear malfunctions
- b. Accident damage
- c. Storm damage
- d. Vandalism
- e. Vermin damage
- f. Fire damage
- g. PVCell failure, and
- h. Blown lamps.

All repair works must be in accordance with Sunna Design Specification listed in Clause 1.3 as amended.

VL shall retain records of all repair details for at least a period of five (5) years and have them readily available for inspection by the Principal. VL shall use the enclosed inspection report to record all maintenance details.

4.2.2 Procedure

In the event of a fault call, VL shall attend the site as soon as possible, but under no circumstances must the maximum response time for fault attendance, specified in Clause 5.1.1 (for each type of fault), elapse between VL receiving the call and the initial attendance at the site.

The fault shall be rectified as soon as practicable after arrival at the site.

VL shall inform the Principal of

- a) any items not satisfactorily repaired within the prescribed times, and
- b) an estimate of the time required to complete the works.

5 REQUIREMENTS APPLICABLE TO BOTH ROUTINE AND NONROUTINE MAINTENANCE

5.1 GENERAL

Each streetlight shall be maintained to the following standards:

- a) The light output of each individual lamp shall not fall below its minimum intended design output,
- b) Ensure all support structures for lighting are structurally sound.
- c) Attend all response times as set out in Clause 5.1.1,
- d) If more than two (2) consecutive lamps are out of service at any one time a seven (7) day response will apply,
- e) Condition based replacement of LED light sources in ten (10) years, luminaires in fifteen (15) years, or as recommended by the manufacturer whichever is earlier

If any of the above conditions are not met VL shall take action to rectify the problem. If any of the above condition create an unsafe situation, VL shall make the site safe within two (2) days of notification. Final repairs shall be completed within thirty (30) days of notification.

5.1.1 Performance Indicators

All faults shall be attended to within the following maximum response times:

- a) response time for all hazardous situations to public & motorists or faults is four (4) hours,
- b) response time for non-hazardous situations to public & motorists or faults is seven (7) days, and

- c) response time to repair all lamp outages is thirty (30) days.

Ensure the percentage of lamp failure does not exceed five percent (5%) at any one time, within a half mile radius.

5.1.2 Condition Monitoring

VL shall determine the luminance outputs within each light grid, make an assessment of the luminance condition, and rate the level once every year.

5.2 DRAWINGS

Where supplied by the Principal, one set of drawings shall be stored in the lighting cabinet (if provided) at each site and one shall be stored at VL office. If third party cloud monitoring of the location and output of the lights in any development is contracted and paid for, a digital site map will be provided, as well as access to such map and light location.

Any drawings that are different to the site conditions shall be marked in red to show details of these and any 'work as executed' (WAE) variations must be forwarded to the Principal within seven (7) days. The copy of such drawings stored in the lighting cabinet (if provided) must be marked in red to indicate that the current issue is being amended.

The Principal will amend the drawings and will issue VL with two (2) copies of the amended drawings.

All drawings issued to VL shall be returned to the Principal at the completion of a Contract.

5.3 MAINTENANCE OF RECORDS AND REPORTS

VL shall provide all reports by the first week of each reporting period, using the form(s) as provided herein.

In the comments field you shall record any problems, design faults, equipment approaching/passing their serviceable life and any other fault trends.

PROJECT SPECIFIC DETAILS

A1 LIST OF STREET LIGHT LOCATIONS AND INVENTORY

(This will be filled in accordance with the scope of Purchase Agreement.)

A2 SCHEDULE OF CALLS FOR STREET LIGHT MAINTENANCE

Semi-annual maintenance to be performed on date to be determined.

INSPECTION REPORT FORM

Contractor _____ Date _____

ID	Monthly						Yearly					Comments			
	A	A	B.a	B.a	B.b	B.b	B.c	B.c	C	C	D		D	D	E

- Notes:
- A. Inspections completed
 - B. Availability
 - a. Damaged
 - b. Equipment failures (e.g. Lamps)
 - c. Service failures (e.g. Power Supply)
 - C. Fault Attendances
 - D. Functional Checks
 - E. Preventative Maintenance complete

HAZARD RECTIFICATION REPORT FORM

Date.....

Location of accident Road and Light unit/serial number	
Time contractor was informed of accident	
Date of accident and repair crew arrival time Was Incident or fault a dangerous situation Y/N	
Time site was made safe and final repair Date/time	
Description of replaced equipment and cost of equipment plus materials	
Police attendance Yes/No	
Details of any vehicles involved	
Number of hours claimed for complete repair	
Comments	

FUNCTIONAL CHECK SERVICE REPORT

DATE

Location

.....

ITEM	CHECKED	CLEANED	REPAIRED	COMMENTS	FFA
Wiring					
Mountings					
Battery Performance					
PV Cell					
Lamps					
Controller					

Signed:

Date sent to Principal:

SECTION VIII



REALIGNSM

WEB DESIGN


Align the future. ReAlign the past.

Customized ADA Compliant Website Proposal

for:

**Dowden West
Community Development District**

October 12, 2021



Project Scope

Website Design Overview

1. Project Background and Description

Dowden West CDD (the client) is seeking an ADA compliant website.

2. Project Scope

ReAlign Web Design (the company) will create and design a new website for the client. The website will aim to portray the CDD in a professional image while serving several functions such as; district information center, document storage, Florida statute requirement fulfillment, and ADA compliance.

The website will have standard security including antivirus, firewall and SSL encryption. The website will be compliant with Section 508 of the Americans with Disabilities Act (ADA) and will maintain a conformance level of AA with the Web Content Accessibility Guidelines 2.0 (WCAG 2.0).

The project is considered finished when the client is satisfied with the implementation of the website provided, within reason. The company will provide an invoice upon completion and implementation of the website. Any further revisions beyond the finished website may be subject to a fee.

3. Deliverables

The company: One completed website, site content and images, website security, antivirus and firewall, SSL implementation, domain transfer (if necessary), DNS and hosting setup, ADA Section 508 compliance and WCAG 2.0 AA conformity.

The client: Payment upon completion and invoice receipt and any content required to complete the project within the scope of work including proprietary property.

4. Price - \$1,750 Upon Completion

The company will bill \$1,750 upon completion of the finished website and acceptance by the client.

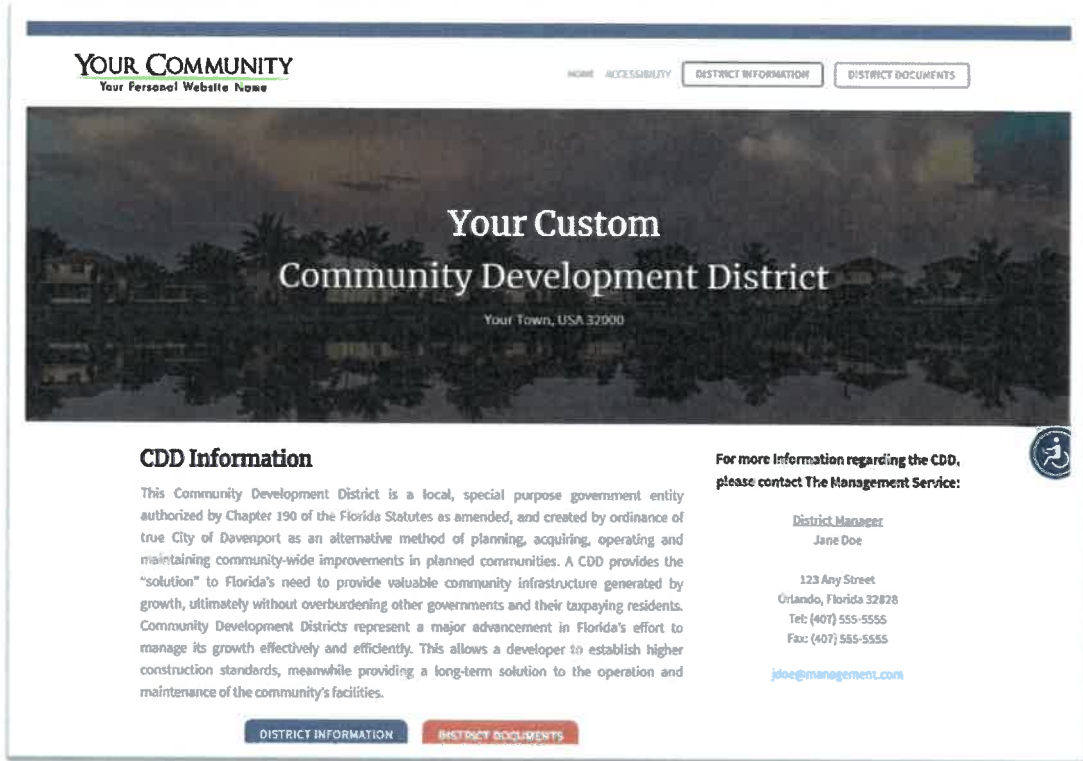
5. High-Level Timeline/Schedule

The company will utilize best efforts to deliver the completed website within one month of an executed agreement and authority to proceed.

Demo Content – Everything is Customized

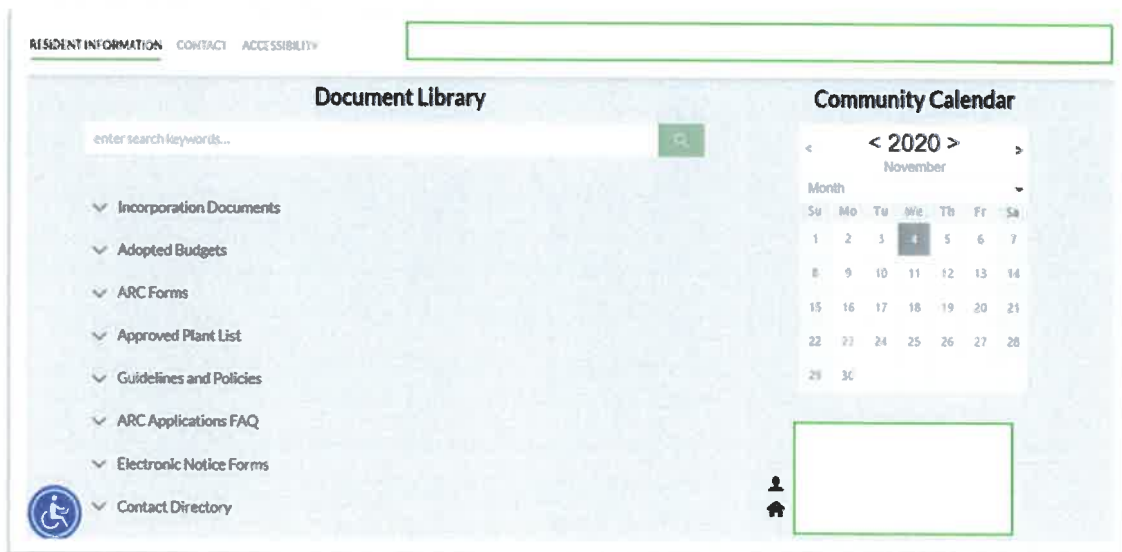
Custom Website Design

Featuring a welcome page with public information, community features and documents.



Document Storage

Quickly search, find, and download community documents like budgets, notices, and more.



Community Information

Display the current board, meeting notices, and other important information.

BOARD OF DIRECTORS

CDD Board

			
TROY GRAY BOARD MEMBER	JULY WOOD BOARD MEMBER	NICO VULTURE BOARD MEMBER	RICHY LACE BOARD MEMBER
f t i s	f t i s	f t i s	f t i s
Lorem ipsum dolor sit amet, consectetur adipiscing elit, sed diam nonummy nibh.	Lorem ipsum dolor sit amet, consectetur adipiscing elit, sed diam nonummy nibh.	Lorem ipsum dolor sit amet, consectetur adipiscing elit, sed diam nonummy nibh.	Lorem ipsum dolor sit amet, consectetur adipiscing elit, sed diam nonummy nibh.

Easy Contact

Custom contact options that notify the board and/or management company.

GET IN TOUCH

Lorem ipsum dolor sit amet, consectetur adipiscing elit, sed diam nonummy nibh
eumend inconst ut hincet dolore magna aliquam erat volutpat.

Your Name (required)

Your Email (required)

Your Message (required)

[Submit](#)



Sesam Street 323b, 4010,
We're open Monday – Friday, 8 a.m. – 7:30 p.m.
EST

ADA Compliance Testing (Optional)

1. Testing Methodology

All tests are conducted in accordance with Section 508 of the Americans with Disabilities Act (ADA) and a conformance level of AA with the Web Content Accessibility Guidelines 2.0 (WCAG 2.0) and for both desktop and mobile versions of each website.

The automated tests incorporate the world's most comprehensive audit accessibility rule engine and remediation service which is continuously updated to reflect the latest WCAG and Section 508 requirements set forth by the US Government and regulatory bodies. Criteria includes usage of the following: Screen readers, screen magnifiers, speech to text software, keyboard only navigation, text and link adaptability, color contrast analyzers, and other automated scanning software.

Our four-point testing methodology:

1. **Perceivable:** Ensuring content and information are available for all users.
2. **Operable:** User interface and navigation must be operable and compatible with keyboard or mouse inclusive of those with various disabilities.
3. **Understandable:** User-friendly and easy to comprehend.
4. **Structure:** The website's coding provides an accessible end-user experience.

Upon satisfactorily completing the test for ADA compliance, we will provide the following:

- ADA Website Compliance Seal
- ADA Website Testing Report of Automated Audit

2. Price - \$960 Annually

Includes quarterly (four annual) automated audit tests with a summary report for each test.

Failed audits can be retested at \$325 per test. The fee includes a one-hour digital consultation to review the failed report. All issues identified are described and include appropriate remediation suggestions detailed with supporting documents such as screenshots of violations, html code snippets, and context to relevant ADA guidelines for immediate resolution and retesting.



Indemnification: The Company warrants that all accessibility compliance seals warrant a passing grade from the UserWay accessibility testing widget at the time of testing according to the standards set forth by UserWay. The Company does not independently verify the accuracy of accessibility tests. The Client specifically recognizes and acknowledges that ADA Section 508 guidelines and WCAG 2.0 guidelines are constantly changing and that at the time of this Agreement there is no single definitive authority on digital accessibility standards. Upon acceptance of the completed website, the Client assumes title to the website along with all responsibility for maintaining ADA 508 and WCAG 2.0 conformity and compliance. At the moment of transfer of title of the website to the Client and thereafter in perpetuity, the Client shall indemnify, defend and hold Company and its owners, shareholders, officers, directors, partners, partnerships, affiliates, subsidiaries, divisions or employees, authorized agents, independent contractors and permitted assigns ("Company Indemnified Parties") harmless from and against any and all claims, suits, actions, demands, and proceedings of any kind ("Claims"), threatened, asserted or filed against Company or any and all Company Indemnified Parties by any third party, and any damages, losses, expenses, liabilities or costs of any kind (including but not limited to reasonable attorneys' fees, witness fees and court costs) which may be incurred in connection with such Claims (including those necessary to successfully establish the right to indemnification), regarding non-compliance with any ADA Section 508 guidelines and WCAG 2.0 guidelines or similar regulations and cannot be held liable for any lawsuits arising therefrom.

SECTION IX

TEMPORARY ACCESS EASEMENT AGREEMENT
BY AND BETWEEN THE DOWDEN WEST COMMUNITY DEVELOPMENT
DISTRICT AND FELIX ESTREMERA GONZALEZ, JR. AND SYLVETTE MILAGROS
RODRIGUEZ GARCIA

This **Temporary Access Easement Agreement** (“Easement Agreement”) is made and entered into this 18th day of September, 2021, by and between:

Dowden West Community Development District, a local unit of special-purpose government established pursuant to Chapter 190, Florida Statutes, being situated in Orange, County, Florida, and whose mailing address is 219 East Livingston Street, Orlando, Florida 32801 (the “District”); and

Felix Estremera Gonzalez, Jr. and Sylvette Milagros Rodriguez Garcia, whose mailing address is 9560 Launch Point Road, Orlando Florida 32832 (the “Homeowners”).

WITNESSETH

WHEREAS, the District was established pursuant to the Uniform Community Development District Act of 1980, Chapter 190, Florida Statutes, as amended (the “Act”), by an ordinance of the City of Orlando, Orange County, Florida, (the “Ordinance”) and is validly existing under the Constitution and laws of the State of Florida; and

WHEREAS, the District is the owner of certain lands in the City of Orlando, Orange County, Florida, more particularly described as Parcel ID 33-23-31-1996-13-000 (the “District Property”); and

WHEREAS, Homeowners are the owners of the property within the District having the address of 9560 Launch Point Rd. Orlando Florida 32832, with a property description of STARWOOD PHASE N-1A 97/149 LOT 3, as recorded in the Records of Orange County, Florida (Parcel ID 33-23-31-1996-00-030) (the “Homeowners’ Property”); and

WHEREAS, Homeowners have requested that the District grant to them a temporary, nonexclusive easement over a portion of the District Property for the purpose of gaining access to Homeowners’ Property for the construction of a swimming pool in the rear yard at Homeowners’ Property, and the District is agreeable to granting such an easement on the terms and conditions set forth herein; and

WHEREAS, the portion of District Property over which the temporary easement (the “Easement Property”) is requested is shown on **Exhibit A**, attached hereto and made a part hereof.

WHEREAS, the portion of District Property over which the temporary easement (the "Easement Property") is requested is shown on Exhibit A, attached hereto and made a part hereof.

NOW, THEREFORE, in consideration of the sum of Ten and 00/100 Dollars (\$10.00) and other good and valuable consideration and the mutual covenants of the parties, the receipt and sufficiency of which are hereby acknowledged, the parties hereby agree as follows:

1. **RECITALS.** The foregoing recitals are true and correct and by this reference are incorporated as a material part of this Easement Agreement.
2. **GRANT OF EASEMENT.** The District hereby grants to Homeowners a temporary, non-exclusive easement over, upon, under, through, and across the Easement Property for the sole purpose of Homeowners (and its contractors) gaining access to their lot for the purpose of construction of a swimming pool in the rear yard at Homeowners' Property (the "Easement"). Homeowner agrees that the Easement will only be used for access to the rear portion of their property for construction of a swimming pool and related repair of the Easement Property. No dump trucks, pickups or other vehicles will be parked or left overnight on the Easement Property. No materials shall be placed or stored on the Easement Property. The Homeowners agree and acknowledge that, while the District grants access across the Easement Property, as depicted on Exhibit A, the District makes no representations or warranties of any kind that Homeowner has authority to access road right of way or that the Easement Property is suitable for vehicular, or any other, use; the Homeowners' use of the Easement Property is solely at its own risk. Homeowners shall be responsible for securing all required HOA approvals and permits from the City of Orlando or any other governmental entity or agency having jurisdiction thereof in connection with the excavation and construction of the swimming pool and any related improvements in the rear yard of Homeowners' Property. Nothing herein shall be interpreted or construed to grant any easement or other rights, temporary or otherwise, over any property other than the Easement Property.
3. **TERM.** Homeowners shall be permitted to use the Easement until the earlier of the completion of the excavation and construction of the swimming pool in the rear yard at Homeowner's Property or ninety (90) days from the date of this Easement, at which time the Easement shall automatically terminate.
4. **INDEMNIFICATION.**
 - a. Homeowners agree to indemnify and hold the District harmless from and against any and all damages, losses or claims, including but not limited to legal fees and expenses, to the extent that such damages, losses or claims are attributable to actions, omissions or negligence in the use of the Easement Property by Homeowners, their employees, agents, assignees, and/or contractors (or their subcontractors, employees, materialmen or independent contractors).

b. Homeowners agree that nothing contained in this Easement Agreement shall constitute or be construed as a waiver of the District's limitations on liability set forth in Section 768.28, Florida Statutes, and other law.

5. DAMAGE. In the event that Homeowners, their respective employees, agents, assignees and/ or contractors (or their subcontractors, employees, materialmen or independent contractors) cause damage to the Easement Property or any of the improvements located within the Easement Property or causes damage to the District's other property or any improvements located thereon, in the exercise of the easement rights granted herein, Homeowners, at Homeowners' sole cost and expense, agree to commence and diligently pursue the restoration of the same and the improvements so damaged to as nearly as practical to the original condition and grade, including, without limitation, repair and replacement of any landscaping, hardscaping, plantings, ground cover, irrigation systems, roadways, driveways, sidewalks, parking areas, fences, walks, utility lines, stormwater facilities, pumping facilities, pumps and other structures, within thirty (30) days after receiving written notice of the occurrence of any such damage. The Homeowners shall allow no lien to attach to the Easement Property or any improvements located on said property or District's other property arising out of work performed by, for, or on behalf of Homeowners.

6. DEFAULT. A default by any party under this Easement Agreement shall entitle any other to all remedies available at law or in equity, which may include but not be limited to the right of actual damages, injunctive relief and/or specific performance.

7. ENFORCEMENT OF AGREEMENT. In the event that either the District or Homeowners seek to enforce this Easement Agreement by court proceedings or otherwise, then the prevailing party shall be entitled to recover all fees and costs incurred, including reasonable attorneys' fees and costs for trial, alternative dispute resolution or appellate proceedings.

8. NOTICES. Any notice, demand, consent, authorization, request, approval or other communication that any party is required, or may desire, to give to or make upon the other party pursuant to this Agreement shall be effective and valid only if in writing, signed by the party giving notice and delivered personally to the other parties or sent by express 24-hour guaranteed courier or delivery service or by certified mail of the United States Postal Service, postage prepaid and return receipt requested, addressed to the other party as follows (or to such other place as any party may by notice to the others specify):

To Homeowners: Felix Estremera Gonzalez, Jr.
Sylvette Milagros Rodriguez Garcia
9560 Launch Point Road
Orlando Florida 32832

To the District: Dowden West Community Development District

219 E. Livingston St.
Orlando, Florida 32801
Attn: District Manager

With a copy to: Jan Albanese Carpenter, Esq.
Latham, Luna, Eden & Beaudine, LLP.
201 S. Orange Avenue, Suite 1400
Orlando, Florida 32801

Notice shall be deemed given when received, except that if delivery is not accepted, notice shall be deemed given on the date of such non-acceptance. 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 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 Homeowner may deliver Notice on behalf of the District and Homeowner.

9. THIRD PARTIES. This Easement Agreement is solely for the benefit of the formal parties hereto, 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 Easement Agreement. Nothing in this Easement expressed or implied is intended or shall be construed to confer upon any person or legal entity other than the parties hereto any right, remedy, or claim under or by reason of this Easement Agreement or any of the provisions or conditions hereof. The District shall be solely responsible for enforcing its rights under this Easement Agreement against any interfering third party. Nothing contained in this Easement Agreement shall limit or impair the District's right to protect their rights from interference by a third party.

10. ASSIGNMENT. No party may assign, transfer or license all or any portion of its rights under this Easement Agreement without the prior written consent of the other parties.

11. CONTROLLING LAW. This Easement Agreement shall be construed, interpreted and controlled according to the laws of the State of Florida.

12. PUBLIC RECORDS. Homeowners understand and agree that all documents of any kind provided to the District or to District Staff in connection with this Easement Agreement are public records and are to be treated as such in accordance with Florida law.

13. SEVERABILITY. The invalidity or unenforceability of any one or more provisions of this Easement Agreement shall not affect the validity or enforceability of the remaining portions of this Easement Agreement, or any part of this Easement Agreement not held to be invalid or unenforceable.

14. **BINDING EFFECT.** This Easement Agreement and all of the provisions, representations, covenants, and conditions contained herein shall be binding upon and inure to the benefit of the parties hereto and their respective successors and permitted assigns.

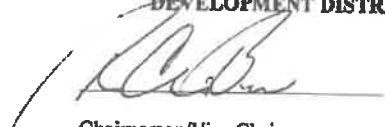
15. **AUTHORIZATION.** By execution below, the undersigned represent that they have been duly authorized by the appropriate body or official of their respective entity to execute this Easement Agreement, and that each party has complied with all the requirements of law and has full power and authority to comply with the terms and provisions of this instrument.

16. **AMENDMENTS.** Amendments to and waivers of the provisions contained in this Easement Agreement may be made only by an instrument in writing which is executed by all parties hereto.

17. **ENTIRE AGREEMENT.** This instrument shall constitute the final and complete expression of the agreement between the parties relating to the subject matter of this Easement Agreement.

IN WITNESS WHEREOF, the parties have caused this instrument to be executed by their duly authorized officers effective as of the day and year first above written.

**DOWDEN WEST COMMUNITY
DEVELOPMENT DISTRICT**

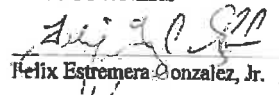


Chairperson/Vice Chairman

Print name: Raul Carlos Becerra

Date: 09/28/2021

HOMEOWNERS



Felix Estremera Gonzalez, Jr.



Sylvette Milagros Rodriguez Garcia

Date: 9/28/2021

EXHIBIT A
Easement Property

Exhibit A



This map is for reference only and is not a survey

Created: 9/27/2021 17:14 Aerial 2021

Easement Property

SECTION X

SECTION A

SECTION 1



LATHAM, LUNA,
EDEN & BEAUDINE, ^{LLP}
— Celebrating 25 Years —
ATTORNEYS AT LAW

MEMORANDUM

To: District Manager, District Engineer

From: District Counsel – Jan A. Carpenter, Esq.
Kristen E. Trucco, Esq.

Date: October 2021

Subject: New Statutory Requirement
Wastewater Services and Stormwater Management Needs Analysis
(Chapter 2021-194, Laws of Florida/HB53)

A new law went into effect on July 1, 2021, which impacts most community development districts (and other governments) in the state. The law is the result of the legislature's determination that there is a need for long-term planning for the state's wastewater and stormwater systems. The law requires governments that either own or operate stormwater management systems and/or wastewater systems to create a 20-year "needs analysis" of such system(s). The requirements relating to wastewater systems are found in Section 4 of Chapter 2021-194, Laws of Florida, which creates a new statutory Section 403.9301, *Florida Statutes*, and the requirements relating to stormwater management programs and systems are found in Section 5 of Chapter 2021-194, Laws of Florida, which creates a new statutory Section 403.9302, *Florida Statutes* (the law is attached for reference).

A brief summary of the new law and its requirements is set forth below. Please feel free to contact us with any questions.

Summary of the Law

The new law establishes a requirement that each special district prepare a rather detailed 20-year needs analysis, for its wastewater and stormwater systems. The Office of Economic and Demographic Research ("OEDR") is expected to promulgate additional details about the requirements of the needs analysis. A basic template for the report has been provided by OEDR, but instructions for completing the template are not yet available.

LATHAM, LUNA, EDEN & BEAUDINE, LLP

October 12, 2021

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For wastewater services, the needs analysis for a special district must include:

- a) A detailed description of the facilities used to provide wastewater services.
- b) The number of current and projected connections and residents served calculated in 5-year increments.
- c) The current and projected service area for wastewater services.
- d) The current and projected cost of providing wastewater services calculated in 5-year increments.
- e) The estimated remaining useful life of each facility or its major components.
- f) The most recent 5-year history of annual contributions to, expenditures from, and balances of any capital account for maintenance or expansion of any facility or its major components.
- g) The local government's plan to fund the maintenance or expansion of any facility or its major components. The plan must include historical and estimated future revenues and expenditures with an evaluation of how the local government expects to close any projected funding gap.

For stormwater management programs and stormwater management systems, the needs analysis must include:

- a) A detailed description of the stormwater management program or stormwater management system and its facilities and projects.
- b) The number of current and projected residents served calculated in 5-year increments.
- c) The current and projected service area for the stormwater management program or stormwater management system.
- d) The current and projected cost of providing services calculated in 5-year increments.
- e) The estimated remaining useful life of each facility or its major components.
- f) The most recent 5-year history of annual contributions to, expenditures from, and balances of any capital account for maintenance or expansion of any facility or its major components.
- g) The local government's plan to fund the maintenance or expansion of any facility or its major components. The plan must include historical and estimated future revenues and expenditures with an evaluation of how the local government expects to close any projected funding gap.

Timing for Reports

For both wastewater and stormwater systems, the first needs analysis must be developed by **June 30, 2022**, with a new or updated analysis due every five (5) years thereafter. The needs analysis, along with

October 12, 2021

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the methodology and any supporting data necessary to interpret the results, must be submitted to the county in which the largest portion of the wastewater service area or stormwater system is located. The county then compiles all the reports and submits a compiled document to the OEDR by July 31, 2022.

Recommendation

The District Engineer and District Manager should review the new statutes and the OEDR Stormwater Template (and the accompanying Stormwater Template Overview) to evaluate the data that will need to be collected about the system(s).

By the next CDD meeting (or no later than a January meeting), the District Engineer should submit a proposal to the Board of Supervisors for creating the needs analysis report. The District Manager may also need to submit a cost proposal to assist the District Engineer with the required financing and budgeting data. The District Engineer should alert the Board of Supervisors if outside consulting work will be necessary. The deadline for the District's submission is only 8 months away, so this process needs to be started fairly quickly. The District Engineer and District Manager may have questions for the Board along the way due to funding and replacement reserve issues. There is no allowance for late reporting, so it is important not to miss the June 30, 2022 filing deadline.

CHAPTER 2021-194

Committee Substitute for Committee Substitute for
Committee Substitute for House Bill No. 53

An act relating to public works; amending s. 255.0991, F.S.; revising a prohibition relating to any solicitation for construction services paid for with state appropriated funds; amending s. 255.0992, F.S.; revising the definition of the term "public works project"; prohibiting the state or any political subdivision that contracts for a public works project from taking specified action against certain persons that are engaged in a public works project or have submitted a bid for such a project; providing applicability; amending s. 403.928, F.S.; requiring the Office of Economic and Demographic Research to include an analysis of certain expenditures in its annual assessment; creating s. 403.9301, F.S.; providing definitions; requiring counties, municipalities, and special districts that provide wastewater services to develop a needs analysis that includes certain information by a specified date; requiring municipalities and special districts to submit such analyses to a certain county; requiring the county to file a compiled document with the coordinator of the Office of Economic and Demographic Research by a specified date; requiring the office to evaluate the document and include an analysis in its annual assessment; providing applicability; creating s. 403.9302, F.S.; providing definitions; requiring counties, municipalities, and special districts that provide stormwater management to develop a needs analysis that includes certain information by a specified date; requiring municipalities and special districts to submit such analyses to a certain county; requiring the county to file a compiled document with the Secretary of Environmental Protection and the coordinator of the Office of Economic and Demographic Research by a specified date; requiring the office to evaluate the document and include an analysis in its annual assessment; providing applicability; providing a determination and declaration of important state interest; providing an effective date.

Be It Enacted by the Legislature of the State of Florida:

Section 1. Subsection (2) of section 255.0991, Florida Statutes, is amended to read:

255.0991 Contracts for construction services; prohibited local government preferences.—

(2) For any a competitive solicitation for construction services paid for with any in which 50 percent or more of the cost will be paid from state-appropriated funds which have been appropriated at the time of the competitive solicitation, a state college, county, municipality, school district, or other political subdivision of the state may not use a local ordinance or regulation to prevent a certified, licensed, or registered contractor.

~~subcontractor, or material supplier or carrier, from participating in the bidding process that provides a preference based upon:~~

- (a) ~~The contractor's~~ Maintaining an office or place of business within a particular local jurisdiction;
- (b) ~~The contractor's~~ Hiring employees or subcontractors from within a particular local jurisdiction; or
- (c) ~~The contractor's~~ Prior payment of local taxes, assessments, or duties within a particular local jurisdiction.

Section 2. Paragraph (b) of subsection (1) and subsections (2) and (3) of section 255.0992, Florida Statutes, are amended to read:

255.0992 Public works projects; prohibited governmental actions.—

(1) As used in this section, the term:

(b) "Public works project" means an activity exceeding \$1 million in value that is of which 50 percent or more of the cost will be paid for with any ~~from state-appropriated funds that were appropriated at the time of the competitive solicitation~~ and which consists of the construction, maintenance, repair, renovation, remodeling, or improvement of a building, road, street, sewer, storm drain, water system, site development, irrigation system, reclamation project, gas or electrical distribution system, gas or electrical substation, or other facility, project, or portion thereof that is owned in whole or in part by any political subdivision.

(2)(a) Except as required by federal or state law, the state or any political subdivision that contracts for a public works project may not take the following actions:

(a) Prevent a certified, licensed, or registered contractor, subcontractor, or material supplier or carrier, from participating in the bidding process based on the geographic location of the company headquarters or offices of the contractor, subcontractor, or material supplier or carrier submitting a bid on a public works project or the residences of employees of such contractor, subcontractor, or material supplier or carrier.

(b) Require that a contractor, subcontractor, or material supplier or carrier engaged in a public works such project:

1. Pay employees a predetermined amount of wages or prescribe any wage rate;
2. Provide employees a specified type, amount, or rate of employee benefits;
3. Control, limit, or expand staffing; or

4. Recruit, train, or hire employees from a designated, restricted, or single source.

~~(c)(b) The state or any political subdivision that contracts for a public works project may not~~ Prohibit any contractor, subcontractor, or material supplier or carrier able to perform such work that ~~who~~ is qualified, licensed, or certified as required by state or local law to perform such work from receiving information about public works opportunities or from submitting a bid on the public works project. This paragraph does not apply to vendors listed under ss. 287.133 and 287.134.

(3) This section does not apply to the following:

(a) Contracts executed under chapter 337.

(b) A use authorized by s. 212.055(1) which is approved by a majority vote of the electorate of the county or by a charter amendment approved by a majority vote of the electorate of the county.

Section 3. Paragraph (e) is added to subsection (1) of section 403.928, Florida Statutes, to read:

403.928 Assessment of water resources and conservation lands.—The Office of Economic and Demographic Research shall conduct an annual assessment of Florida's water resources and conservation lands.

(1) WATER RESOURCES.—The assessment must include all of the following:

(e) Beginning with the assessment due January 1, 2022, an analysis of the expenditures necessary to repair, replace, and expand water-related infrastructure. As part of this analysis, the office shall periodically survey public and private utilities.

Section 4. Section 403.9301, Florida Statutes, is created to read:

403.9301 Wastewater services projections.—

(1) The Legislature intends for each county, municipality, or special district providing wastewater services to create a 20-year needs analysis.

(2) As used in this section, the term:

(a) "Domestic wastewater" has the same meaning as provided in s. 367.021.

(b) "Facility" means any equipment, structure, or other property, including sewerage systems and treatment works, used to provide wastewater services.

(c) "Treatment works" has the same meaning as provided in s. 403.031(11).

(d) "Wastewater services" means service to a sewerage system, as defined in s. 403.031(9), or service to domestic wastewater treatment works.

(3) By June 30, 2022, and every 5 years thereafter, each county, municipality, or special district providing wastewater services shall develop a needs analysis for its jurisdiction over the subsequent 20 years. In projecting such needs, each local government shall include the following:

(a) A detailed description of the facilities used to provide wastewater services.

(b) The number of current and projected connections and residents served calculated in 5-year increments.

(c) The current and projected service area for wastewater services.

(d) The current and projected cost of providing wastewater services calculated in 5-year increments.

(e) The estimated remaining useful life of each facility or its major components.

(f) The most recent 5-year history of annual contributions to, expenditures from, and balances of any capital account for maintenance or expansion of any facility or its major components.

(g) The local government's plan to fund the maintenance or expansion of any facility or its major components. The plan must include historical and estimated future revenues and expenditures with an evaluation of how the local government expects to close any projected funding gap.

(4) Upon completing the requirements of subsection (3), each municipality or special district shall submit its needs analysis, as well as the methodology and any supporting data necessary to interpret the results, to the county within which the largest portion of its service area is located. Each county shall compile all analyses submitted to it under this subsection into a single document and include its own analysis in the document. The county shall file the compiled document with the coordinator of the Office of Economic and Demographic Research no later than July 31, 2022, and every 5 years thereafter.

(5) The Office of Economic and Demographic Research shall evaluate the compiled documents from the counties for the purpose of developing a statewide analysis for inclusion in the assessment due January 1, 2023, pursuant to s. 403.928.

(6) This section applies to a rural area of opportunity as defined in s. 288.0656 unless the requirements of this section would create an undue economic hardship for the county, municipality, or special district in the rural area of opportunity.

Section 5. Section 403.9302, Florida Statutes, is created to read:

403.9302 Stormwater management projections.—

(1) The Legislature intends for each county, municipality, or special district providing a stormwater management program or stormwater management system to create a 20-year needs analysis.

(2) As used in this section, the term:

(a) "Facility" means any equipment, structure, or other property, including conveyance systems, used or useful in connection with providing a stormwater management program or stormwater management system.

(b) "Stormwater management program" has the same meaning as provided in s. 403.031(15).

(c) "Stormwater management system" has the same meaning as provided in s. 403.031(16).

(3) By June 30, 2022, and every 5 years thereafter, each county, municipality, or special district providing a stormwater management program or stormwater management system shall develop a needs analysis for its jurisdiction over the subsequent 20 years. In projecting such needs, each local government shall include the following:

(a) A detailed description of the stormwater management program or stormwater management system and its facilities and projects.

(b) The number of current and projected residents served calculated in 5-year increments.

(c) The current and projected service area for the stormwater management program or stormwater management system.

(d) The current and projected cost of providing services calculated in 5-year increments.

(e) The estimated remaining useful life of each facility or its major components.

(f) The most recent 5-year history of annual contributions to, expenditures from, and balances of any capital account for maintenance or expansion of any facility or its major components.

(g) The local government's plan to fund the maintenance or expansion of any facility or its major components. The plan must include historical and estimated future revenues and expenditures with an evaluation of how the local government expects to close any projected funding gap.

(4) Upon completing the requirements of subsection (3), each municipality or special district shall submit its needs analysis, as well as the

methodology and any supporting data necessary to interpret the results, to the county within which the largest portion of its stormwater management program or stormwater management system is located. Each county shall compile all analyses submitted to it under this subsection into a single document and include its own analysis in the document. The county shall file the compiled document with the Secretary of Environmental Protection and the coordinator of the Office of Economic and Demographic Research no later than July 31, 2022, and every 5 years thereafter.

(5) The Office of Economic and Demographic Research shall evaluate the compiled documents from the counties for the purpose of developing a statewide analysis for inclusion in the assessment due January 1, 2023, pursuant to s. 403.928.

(6) This section applies to a rural area of opportunity as defined in s. 288.0656 unless the requirements of this section would create an undue economic hardship for the county, municipality, or special district in the rural area of opportunity.

Section 6. The Legislature determines and declares that this act fulfills an important state interest.

Section 7. This act shall take effect July 1, 2021.

Approved by the Governor June 29, 2021.

Filed in Office Secretary of State June 29, 2021.

SECTION C

SECTION 1

Dowden West Community Development District

Summary of Checks

September 8, 2021 to October 13, 2021

Bank	Date	Check No.'s	Amount
General Fund	9/15/21	155 - 156	\$ 10,079.96
	9/23/21	157 - 158	\$ 1,261.50
	9/30/21	159 - 160	\$ 5,487.25
	10/8/21	161	\$ 600.00
	10/13/21	162	\$ 200.00
			<hr/>
			\$ 17,628.71
			<hr/>
			\$ 17,628.71

CHECK DATE	VEND#	INVOICE DATE	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNTCHECK.... AMOUNT #
9/15/21	00003	9/10/21	14296	202109	300-15500-10000			EGIS INSURANCE ADVISORS, LLC	*	5,570.00	5,570.00 000155
9/15/21	00001	9/01/21	66	202109	310-51300-34000			MANAGEMENT FEES - SEP 21	*	2,916.67	2,916.67
9/01/21	66	202109	310-51300-35100					INFORMATION TECH - SEP 21	*	50.00	50.00
9/01/21	66	202109	310-51300-31300					DISSEMINATION SVCS-SEP 21	*	291.67	291.67
9/01/21	66	202109	310-51300-51000					OFFICE SUPPLIES	*	.09	.09
9/01/21	66	202109	310-51300-42000					POSTAGE	*	1.53	1.53
9/01/21	67	202109	320-53800-12000					FIELD MANAGEMENT - SEP 21	*	1,250.00	1,250.00
9/23/21	00006	9/13/21	2011600	202108	310-51300-31100			GOVERNMENTAL MANAGEMENT SERVICES- ENGINEER SERVICES-AUG 21	*	600.00	600.00 000156
9/23/21	00002	9/16/21	99200	202108	310-51300-31500			DEWBERRY ENGINEERS, INC.	*	661.50	661.50 000157
9/30/21	00017	8/24/21	2163-513	202108	320-53800-47400			LATHAM, LUNA, EDEN& BEAUDINE, LLP 20 NO FISHING SIGNS	*	487.25	487.25 000158
9/30/21	00001	9/17/21	68	202109	300-15500-10000			FASTSIGNS ASSESSMENT ROLL CERT FY22	*	5,000.00	5,000.00 000159
10/08/21	00018	9/29/21	13455	202109	320-53800-47000			GOVERNMENTAL MANAGEMENT SERVICES- LAKE MAINTENANCE-SEP 21	*	600.00	600.00 000160
10/13/21	00006	10/11/21	2024578	202109	310-51300-31100			AQUATIC WEED MANAGEMENT, INC. ENGINEER SERVICES-SEP 21	*	200.00	200.00 000161
								DEWBERRY ENGINEERS, INC.			200.00 000162

TOTAL FOR BANK A 17,628.71
 TOTAL FOR REGISTER 17,628.71
 DOWD DOWDEN WEST MBYINGTON

SECTION 2

Dowden West
Community Development District

Unaudited Financial Reporting
September 30, 2021



Table of Contents

1	<u>Balance Sheet</u>
2-3	<u>General Fund</u>
4	<u>Debt Service Fund</u>
5	<u>Capital Projects Fund</u>
6-7	<u>Month to Month</u>
8	<u>Long Term Debt Summary</u>
9	<u>Series 2018 Construction Schedule</u>
10	<u>Assessment Receipt Schedule</u>

Dowden West
Community Development District
Combined Balance Sheet
September 30, 2021

	<i>General Fund</i>	<i>Debt Service Fund</i>	<i>Capital Projects Fund</i>	<i>Totals Governmental Funds</i>
Assets:				
Cash	\$ 64,829	\$ -	\$ -	\$ 64,829
Series 2018				
Reserve	\$ -	\$ 209,945	\$ -	\$ 209,945
Revenue	\$ -	\$ 169,768	\$ -	\$ 169,768
Project Fund	\$ -	\$ -	\$ 55,785	\$ 55,785
Prepaid Expenses	\$ 11,580	\$ -	\$ -	\$ 11,580
Due From General Fund	\$ -	\$ 2	\$ -	\$ 2
Total Assets	\$ 76,409	\$ 379,715	\$ 55,785	\$ 511,909
Liabilities:				
Accounts Payable	\$ 631	\$ -	\$ -	\$ 631
Due To Debt Service	\$ 2	\$ -	\$ -	\$ 2
Total Liabilities	\$ 633	\$ -	\$ -	\$ 633
Fund Balances:				
Unassigned	\$ 75,776	\$ -	\$ -	\$ 75,776
Assigned for Debt Service	\$ -	\$ 379,715	\$ -	\$ 379,715
Assigned for Capital Projects	\$ -	\$ -	\$ 55,785	\$ 55,785
Total Fund Balances	\$ 75,776	\$ 379,715	\$ 55,785	\$ 511,276
Total Liabilities & Fund Balance	\$ 76,409	\$ 379,715	\$ 55,785	\$ 511,909

Dowden West

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending September 30, 2021

	Adopted Budget	Prorated Budget Thru 09/30/21	Actual Thru 09/30/21	Variance
Revenues				
Assessments - Tax Roll	\$ 80,455	\$ 80,455	\$ 82,193	\$ 1,738
Assessments - Direct	\$ 96,839	\$ 96,839	\$ 96,839	\$ -
Developer Contributions	\$ 89,968	\$ -	\$ -	\$ -
Total Revenues	\$ 267,262	\$ 177,294	\$ 179,032	\$ 1,738
Expenditures:				
<i>General & Administrative:</i>				
Supervisor Fees	\$ 4,800	\$ 4,800	\$ 1,000	\$ 3,800
FICA Expense	\$ 367	\$ 367	\$ 77	\$ 291
Engineering	\$ 12,000	\$ 12,000	\$ 3,845	\$ 8,155
Attorney	\$ 25,000	\$ 25,000	\$ 12,791	\$ 12,209
Arbitrage	\$ 450	\$ 450	\$ 450	\$ -
Dissemination Fees	\$ 3,500	\$ 3,500	\$ 3,500	\$ -
Annual Audit	\$ 3,375	\$ 3,375	\$ 3,375	\$ -
Trustee Fees	\$ 3,500	\$ 3,500	\$ 4,041	\$ (541)
Assessment Administration	\$ 5,000	\$ 5,000	\$ 5,000	\$ -
Management Fees	\$ 35,000	\$ 35,000	\$ 35,000	\$ (0)
Information Technology	\$ 600	\$ 600	\$ 600	\$ -
Telephone	\$ 300	\$ 300	\$ -	\$ 300
Postage	\$ 1,000	\$ 1,000	\$ 125	\$ 875
Insurance	\$ 5,500	\$ 5,500	\$ 5,381	\$ 119
Printing & Binding	\$ 1,000	\$ 1,000	\$ 119	\$ 881
Legal Advertising	\$ 5,000	\$ 5,000	\$ 560	\$ 4,440
Other Current Charges	\$ 1,000	\$ 1,000	\$ 1,099	\$ (99)
Office Supplies	\$ 625	\$ 625	\$ 2	\$ 623
Property Appraiser	\$ 250	\$ 250	\$ 163	\$ 87
Dues, Licenses & Subscriptions	\$ 175	\$ 175	\$ 175	\$ -
Total General & Administrative:	\$ 108,442	\$ 108,442	\$ 77,303	\$ 31,140

Dowden West

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending September 30, 2021

	Adopted	Prorated Budget	Actual	
	Budget	Thru 09/30/21	Thru 09/30/21	Variance
Operations and Maintenance Expenses				
Contract Services				
Field Management	\$ 15,000	\$ 15,000	\$ 15,000	\$ -
Landscape Maintenance	\$ 34,560	\$ 13,835	\$ 13,835	\$ -
Lake Maintenance	\$ 10,260	\$ 10,260	\$ 600	\$ 9,660
Mitigation Monitoring	\$ 10,000	\$ 10,000	\$ -	\$ 10,000
Repairs & Maintenance				
General Repairs & Maintenance	\$ 2,000	\$ 2,000	\$ -	\$ 2,000
Operating Supplies	\$ 500	\$ 500	\$ -	\$ 500
Landscape Replacement	\$ 5,000	\$ 5,000	\$ -	\$ 5,000
Fountain Repairs & Maintenance	\$ 7,000	\$ 7,000	\$ -	\$ 7,000
Irrigation Repairs	\$ 3,000	\$ 3,000	\$ 277	\$ 2,723
Road & Sidewalk Maintenance	\$ 5,000	\$ 5,000	\$ -	\$ 5,000
Alleyway & Trail Maintenance	\$ 1,500	\$ 1,500	\$ -	\$ 1,500
Signage	\$ 3,500	\$ 3,500	\$ 487	\$ 3,013
Utilities				
Electric	\$ 1,000	\$ 1,000	\$ -	\$ 1,000
Water & Sewer	\$ 14,000	\$ 14,000	\$ -	\$ 14,000
Streetlights	\$ 40,000	\$ 40,000	\$ 38,683	\$ 1,317
Other				
Contingency	\$ 5,000	\$ 5,000	\$ -	\$ 5,000
Property Insurance	\$ 1,500	\$ 1,500	\$ -	\$ 1,500
Total Operations and Maintenance Expenses	\$ 158,820	\$ 138,095	\$ 68,882	\$ 69,213
Total Expenditures	\$ 267,262	\$ 246,537	\$ 146,184	\$ 100,353
Excess Revenues (Expenditures)	\$ -		\$ 32,848	
Fund Balance - Beginning	\$ -		\$ 42,928	
Fund Balance - Ending	\$ -		\$ 75,776	

Dowden West
Community Development District
Debt Service Fund
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending September 30, 2021

	Adopted Budget	Prorated Budget Thru 09/30/21	Actual Thru 09/30/21	Variance
Revenues				
Assessments - Tax Roll	\$ 127,652	\$ 127,652	\$ 130,410	\$ 2,758
Assessments - Direct	\$ 292,340	\$ 292,340	\$ 292,340	\$ -
Interest	\$ -	\$ -	\$ 20	\$ 20
Total Revenues	\$ 419,992	\$ 419,992	\$ 422,770	\$ 2,778
Expenditures:				
<i>General & Administrative:</i>				
Interest - 11/1	\$ 163,035	\$ 163,035	\$ 163,035	\$ -
Principal - 5/1	\$ 95,000	\$ 95,000	\$ 95,000	\$ -
Interest - 5/1	\$ 163,035	\$ 163,035	\$ 163,035	\$ -
Total Expenditures	\$ 421,070	\$ 421,070	\$ 421,070	\$ -
Excess Revenues (Expenditures)	\$ (1,078)		\$ 1,700	
Fund Balance - Beginning	\$ 168,152		\$ 378,015	
Fund Balance - Ending	\$ 167,074		\$ 379,715	

Dowden West
Community Development District
Capital Projects Fund
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending September 30, 2021

	Adopted Budget	Prorated Budget Thru 09/30/21	Actual Thru 09/30/21	Variance
Revenues				
Interest	\$ -	\$ -	\$ 31	\$ 31
Total Revenues	\$ -	\$ -	\$ 31	\$ 31
Expenditures:				
<i>General & Administrative:</i>				
Capital Outlay	\$ -	\$ -	\$ 648,419	\$ (648,419)
Total Expenditures	\$ -	\$ -	\$ 648,419	\$ (648,419)
Excess Revenues (Expenditures)	\$ -	\$ -	\$ (648,387)	
Fund Balance - Beginning	\$ -	\$ -	\$ 704,172	
Fund Balance - Ending	\$ -	\$ -	\$ 55,785	

Dowden West
Community Development District
Month to Month

	Oct.	Nov.	Dec.	Jan.	Feb.	Mar.	Apr.	May	Jun.	Jul.	Aug.	Sep.	Total
Revenues													
Assessments - Tax Roll	\$ -	\$ 2,420	\$ 56,391	\$ 16,458	\$ 497	\$ 3,335	\$ 306	\$ -	\$ 2	\$ 844	\$ -	\$ -	\$ 82,193
Assessments - Direct	\$ 48,420	\$ -	\$ -	\$ 24,210	\$ -	\$ -	\$ -	\$ 24,210	\$ -	\$ -	\$ -	\$ -	\$ 96,839
Developer Contributions	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Total Revenues	\$ 48,420	\$ 2,420	\$ 56,391	\$ 40,667	\$ 437	\$ 3,335	\$ 306	\$ 24,210	\$ 2	\$ 844	\$ -	\$ -	\$ 179,032
Expenditures:													
General & Administrative:													
Supervisor Fees	\$ -	\$ -	\$ 200	\$ -	\$ 200	\$ -	\$ 200	\$ -	\$ -	\$ 200	\$ -	\$ -	\$ 1,000
FICA Expense	\$ -	\$ -	\$ 15	\$ -	\$ 15	\$ -	\$ 15	\$ -	\$ -	\$ 15	\$ -	\$ -	\$ 77
Engineering	\$ 790	\$ -	\$ 600	\$ 300	\$ -	\$ -	\$ 755	\$ 100	\$ 200	\$ 500	\$ 600	\$ -	\$ 3,845
Attorney	\$ 1,118	\$ 1,198	\$ 2,514	\$ 495	\$ 2,598	\$ 819	\$ 1,094	\$ 880	\$ 564	\$ 853	\$ 662	\$ -	\$ 12,791
Arbitrage	\$ -	\$ -	\$ -	\$ -	\$ 450	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 450
Dissemination Fees	\$ 292	\$ 292	\$ 292	\$ 292	\$ 292	\$ 292	\$ 292	\$ 292	\$ 292	\$ 292	\$ 292	\$ -	\$ 3,500
Annual Audit	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,375	\$ -	\$ -	\$ -	\$ 3,375
Trustee Fees	\$ 1,010	\$ -	\$ -	\$ 3,030	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4,041
Assessment Administration	\$ 5,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,000
Management Fees	\$ 2,917	\$ 2,917	\$ 2,917	\$ 2,917	\$ 2,917	\$ 2,917	\$ 2,917	\$ 2,917	\$ 2,917	\$ 2,917	\$ 2,917	\$ -	\$ 35,000
Information Technology	\$ 50	\$ 50	\$ 50	\$ 50	\$ 50	\$ 50	\$ 50	\$ 50	\$ 50	\$ 50	\$ 50	\$ -	\$ 600
Telephone	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Postage	\$ 22	\$ 23	\$ 15	\$ 4	\$ 4	\$ 27	\$ 5	\$ 4	\$ 2	\$ 1	\$ 17	\$ -	\$ 125
Printing & Binding	\$ 8	\$ 1	\$ -	\$ 20	\$ -	\$ 28	\$ 7	\$ 21	\$ -	\$ -	\$ 34	\$ -	\$ 119
Office Supplies	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0	\$ -	\$ 0	\$ 0	\$ 0	\$ 0	\$ -	\$ 2
Insurance	\$ 5,381	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,381
Legal Advertising	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Property Appraiser	\$ -	\$ -	\$ 163	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 560	\$ -	\$ -	\$ 560
Other Current Charges	\$ -	\$ 265	\$ 126	\$ 125	\$ 144	\$ 132	\$ 132	\$ 33	\$ 41	\$ 41	\$ 48	\$ 11	\$ 1,099
Dues, Licenses & Subscriptions	\$ 175	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 175
Total General & Administrative	\$ 16,763	\$ 4,746	\$ 6,892	\$ 7,232	\$ 6,670	\$ 4,264	\$ 5,466	\$ 4,296	\$ 7,440	\$ 5,428	\$ 4,619	\$ 3,487	\$ 77,303

Dowden West
Community Development District
Month to Month

	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Total
Operations and Maintenance Expenses													
Contract Services													
Field Management	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 15,000
Landscape Maintenance	\$ 2,767	\$ 2,767	\$ 2,767	\$ 2,767	\$ 2,767	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 13,835
Lake Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 600	\$ 600
Mitigation Monitoring	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Repairs & Maintenance													
General Repairs & Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Operating Supplies	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Landscape Replacement	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Fountain Repairs & Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Irrigation Repairs	\$ 277	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 277
Road & Sidewalk Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Alleyway & Trail Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Signage	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 487	\$ -	\$ 487
Utilities													
Electric	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Water & Sewer	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Streetlights	\$ 3,187	\$ 3,234	\$ -	\$ -	\$ 6,482	\$ 3,198	\$ 3,198	\$ 3,150	\$ 3,198	\$ 3,198	\$ 3,198	\$ 6,639	\$ 38,683
Other													
Contingency	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Property Insurance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Total Operations and Maintenance Expenses	\$ 7,480	\$ 7,251	\$ 4,017	\$ 4,017	\$ 10,499	\$ 4,448	\$ 4,448	\$ 4,400	\$ 4,448	\$ 4,448	\$ 4,936	\$ 8,489	\$ 68,882
Total Expenditures	\$ 24,243	\$ 11,997	\$ 10,909	\$ 11,249	\$ 17,169	\$ 8,712	\$ 9,911	\$ 8,696	\$ 11,888	\$ 9,877	\$ 9,555	\$ 11,975	\$ 146,184
Excess Revenues (Expenditures)	\$ 24,177	\$ (9,577)	\$ 47,482	\$ 29,419	\$ (16,732)	\$ (5,377)	\$ (9,609)	\$ 15,514	\$ (11,806)	\$ (9,833)	\$ (9,555)	\$ (11,974)	\$ 32,848

Dowden West
Community Development District
Long Term Debt Summary

SERIES 2018, SPECIAL ASSESSMENT REVENUE BONDS	
INTEREST RATES:	4.35%, 4.85%, 5.40%, 5.55%%
MATURITY DATE:	5/1/2049
RESERVE FUND DEFINITION	50% OF MAXIMUM ANNUAL DEBT SERVICE
RESERVE FUND REQUIREMENT	\$209,945
RESERVE FUND BALANCE	\$209,945
BONDS OUTSTANDING - 02/08/18	\$6,170,000
LESS: PRINCIPAL PAYMENT - 05/01/20	(\$90,000)
LESS: PRINCIPAL PAYMENT - 05/01/21	(\$95,000)
CURRENT BONDS OUTSTANDING	\$5,985,000

Dowden West

Community Development District

Special Assessment Revenue Bonds, Series 2018

Date	Requisition #	Contractor	Description	Requisition
Fiscal Year 2020				
10/23/19	1	Dowden West CDD	Reimbursement for Construction Related Expenses	\$1,207.00
10/23/19	2	Dewberry Engineers, Inc.	Invoices: 1660182 & 1720723 - Construction Engineering Services	\$1,005.00
11/25/19	3	Matamy Orlando, LLC	Beachline South Residential, LLC - Reimbursement of Construction Costs	\$4,613,688.00
6/1/20	4	Dewberry Engineers, Inc.	Invoices: 1757509, 1776886, 1780422 & 1792065 - Construction Engineering Services	\$4,387.50
7/23/20	5	Dewberry Engineers, Inc.	Invoices: 1828788 & 1840854 - Construction Engineering Services	\$7,315.00
TOTAL				\$4,627,602.50
Fiscal Year 2020				
10/1/19		Interest		\$788.32
11/1/19		Interest		\$678.86
11/5/19		Transfer from Cost of Issuance		\$967.57
12/1/19		Interest		\$486.30
1/1/20		Interest		\$91.16
2/1/20		Interest		\$90.92
3/1/20		Interest		\$75.29
4/1/20		Interest		\$33.93
5/1/20		Interest		\$5.87
6/1/20		Interest		\$6.06
7/1/20		Interest		\$3.50
8/1/20		Interest		\$3.30
9/1/20		Interest		\$2.98
TOTAL				\$3,234.06
Project (Construction) Fund at 09/30/19				\$5,328,540.61
Interest Earned thru 9/30/20				\$3,234.06
Requisitions Paid thru 9/30/20				(\$4,627,602.50)
Remaining Project (Construction) Fund				\$704,172.17

Date	Requisition #	Contractor	Description	Requisition
Fiscal Year 2021				
7/22/21	6	Matamy Orlando, LLC	Reimbursement of Construction Costs	\$646,268.67
7/19/21	7	Dewberry Engineers, Inc.	Invoices: 1895912, 1906211 & 1937104 - Construction Engineering Services	\$2,150.00
TOTAL				\$648,418.67
Fiscal Year 2021				
10/1/20		Interest		\$2.89
11/1/20		Interest		\$2.98
12/1/20		Interest		\$2.89
1/1/21		Interest		\$2.98
2/1/21		Interest		\$2.99
3/1/21		Interest		\$2.70
4/1/21		Interest		\$2.99
5/1/21		Interest		\$2.89
6/1/21		Interest		\$2.99
7/1/21		Interest		\$2.89
8/1/21		Interest		\$1.84
9/1/21		Interest		\$0.24
TOTAL				\$31.27
Project (Construction) Fund at 09/30/20				\$704,172.17
Interest Earned thru 09/30/21				\$31.27
Requisitions Paid thru 09/30/21				(\$648,418.67)
Remaining Project (Construction) Fund				\$55,784.77

Dowden West
Community Development District
Special Assessment Receipts
Fiscal Year 2021

Gross \$ 85,590.43 \$ 135,800.00 \$221,390.43
Net \$ 80,455.00 \$ 127,652.00 \$208,107.00

DATE	DESCRIPTION	GROSS AMT	COMMISSIONS	DISC/PENALTY	INTEREST	NET RECEIPTS	SERIES 2018		TOTAL
							GENERAL FUND	DEBT SERVICE FUND 2018	
							38.66%	61.34%	100.00%
11/12/20	ACH	\$4,401.72	\$0.00	\$176.07	\$0.00	\$4,225.65	\$1,633.65	\$2,592.00	\$4,225.65
11/19/20	ACH	\$2,119.35	\$0.00	\$84.78	\$0.00	\$2,034.57	\$786.57	\$1,248.00	\$2,034.57
12/07/20	ACH	\$815.13	\$0.00	\$32.61	\$0.00	\$782.52	\$302.53	\$479.99	\$782.52
12/14/20	ACH	\$151,125.83	\$0.00	\$6,045.07	\$0.00	\$145,080.76	\$56,088.80	\$88,991.96	\$145,080.76
12/21/20	ACH	\$5,379.88	\$0.00	\$215.21	\$6.73	\$5,171.40	\$1,999.28	\$3,172.12	\$5,171.40
01/11/21	ACH	\$44,343.38	\$0.00	\$1,773.79	\$0.00	\$42,569.59	\$16,457.57	\$26,112.02	\$42,569.59
02/03/21	ACH	\$1,304.22	\$121.88	\$52.17	\$0.00	\$1,130.17	\$436.93	\$693.24	\$1,130.17
03/03/21	ACH	\$8,966.44	\$0.00	\$358.70	\$17.76	\$8,625.50	\$3,334.65	\$5,290.85	\$8,625.50
04/19/21	ACH	\$815.13	\$0.00	\$24.45	\$0.00	\$790.68	\$305.68	\$485.00	\$790.68
06/14/21	ACH	\$0.00	\$0.00	\$0.00	\$5.92	\$5.92	\$2.29	\$3.63	\$5.92
07/15/21	ACH	\$2,119.35	\$0.00	\$0.00	\$63.58	\$2,182.93	\$843.93	\$1,339.00	\$2,182.93
09/13/21	ACH	\$0.00	\$0.00	\$0.00	\$3.25	\$3.25	\$1.26	\$1.99	\$3.25
TOTAL		\$221,390.43	\$121.88	\$8,762.85	\$97.24	\$212,602.94	\$82,193.14	\$130,409.80	\$212,602.94

100%	Gross Percent Collected
\$0.00	Balance Remaining to Collect

DIRECT ASSESSMENTS:

DATE RECEIVED	DUE DATE	CHECK NO.	NET ASSESSED	AMOUNT RECEIVED	GENERAL FUND	DEBT SERVICE FUND 2018
Net Assessments						
				\$389,179.24	\$96,839.24	\$292,340.00
10/20/20	11/1/20	22748	\$194,589.62	\$194,589.62	\$48,419.62	\$146,170.00
1/26/21	2/1/21	24094	\$97,294.81	\$97,294.81	\$24,209.81	\$73,085.00
5/21/21	5/1/21	25971	\$97,294.81	\$97,294.81	\$24,209.81	\$73,085.00
			\$389,179.24	\$389,179.24	\$96,839.24	\$292,340.00