Agenda

May 21, 2021

AGENDA

Randal Park

Community Development District

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

May 14, 2021

Board of Supervisors Randal Park Community Development District

Dear Board Members:

The Board of Supervisors of Randal Park Community Development District will meet Friday, May 21, 2021 at 9:30 AM at the Randal House Clubhouse, 8730 Randal Park Blvd., Orlando, Florida 32832. Following is the advance agenda for the meeting:

- 1. Roll Call
- 2. Public Comment Period (Speakers will fill out a card and submit it to the District Manager prior to the beginning of the meeting)
- 3. Approval of Minutes of the April 16, 2021 Meeting
- 4. Engineer's Report
- 5. Consideration of Resolution 2021-05 Approving the Proposed Fiscal Year 2022 Budget and Setting a Public Hearing
- 6. Discussion of Request for Installation of Fountain in Pond Near Train Rails
- 7. Discussion of COVID-19 Sanitization
- 8. Staff Reports
 - A. Attorney
 - B. District Manager's Report
 - i. Approval of Check Register
 - ii. Balance Sheet and Income Statement
 - iii. Presentation of Number of Registered Voters 1,444
 - iv. Field Manager's Report
 - v. Amenity Report
- 9. Supervisor's Requests
- 10. Other Business
- 11. Next Meeting Date
- 12. 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. Speakers must fill out a Request to Speak form and submit it to the District Manager prior to the beginning of the meeting.

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

The fourth order of business is the Engineer's Report. Any engineering related items will be discussed under this item.

The fifth order of business is the consideration of Resolution 2021-05 approving the proposed Fiscal Year 2022 budget and setting a public hearing. Once approved, the proposed budget will be transmitted to the governing authorities at least 60 days prior to the final budget hearing. A copy of the Resolution and proposed budget are enclosed for your review.

The sixth order of business is the discussion of request for the installation of a fountain at the pond near the train rail. This is an open discussion item.

The seventh order of business is the discussion of the COVID-19 sanitization. This an open discussion item.

Section B of the eighth order of business is the District Manager's Report. Sub-Section 1 includes the check register for approval and Sub-Section 2 includes the balance sheet and income statement for review. Sub-Section 3 is the presentation of the number of registered voters within the boundaries of the District. Sub-Section 4 is the presentation of the Field Manager's Report that contains the details of the field issues going on in the community and Sub-Section 5 is the presentation of the Amenity Report detailing the activities going on in the community.

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

Sincerely,

Jason M. Showe District Manager

CC: Jan Carpenter, District Counsel

James Hoffman, District Engineer Marcia Calleja, Amenity Manager

Alexandra Penagos, Community Manager

Darrin Mossing, GMS

Enclosures

MINUTES

MINUTES OF MEETING RANDAL PARK COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Randal Park Community Development District was held Friday, April 16, 2021 at 9:30 a.m. at the Randal House Clubhouse, 8730 Randal Park Boulevard, Orlando, Florida.

Present and constituting a quorum were:

Stephany CorneliusChairpersonKatie SteuckVice ChairpersonDavid GrimmAssistant SecretaryMatthew PhelpsAssistant Secretary

Chuck Bell Assistant Secretary by phone

Also present were:

Jason Showe District Manager
Kristin Trucco District Counsel

James Hoffman District Engineer by phone

William Viasalyers Field Manager
Marcia Calleja Amenity Manager
Alexandra Panagos Community Manager

Lathan Smith Yellowstone

FIRST ORDER OF BUSINESS Roll Call

Mr. Showe 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 Approval of the Minutes of the March 19, 2021 Meeting

On MOTION by Mr. Grimm seconded by Ms. Steuck with all in favor the minutes of the March 19, 2021 meeting were approved as amended.

FOURTH ORDER OF BUSINESS

Engineer's Report

Phase 5 Pond

Mr. Hoffman stated the modification of the Phase 5 pond at the north end is underway. I have driven by there quite a few times along 528 and can see the work. I don't know if there have been any inquiries or questions from residents beyond what we responded to last month.

Mr. Showe stated not that I'm aware of.

Mr. Hoffman stated that is probably a good sign given how significant the activities are. If you are not getting flooded with complaints, then they must be doing an okay job. Keep me aware of any issues that come up during or after construction.

Randal Park Boulevard

Mr. Hoffman stated one of the issues from last month was the cracks and so forth on Randal Park Boulevard. I submitted a request to the City of Orlando, their pavement review portal and attached some pictures and when I hear back, I will forward that and I also have a call into their streets and drainage division directly to see if we can get traction on those. One of the cracks in particular that has a very significant bump as you go through in a vehicle or if you are on a bicycle it is even more hazardous. I will keep the staff posted on any correspondence with the City.

Swing Set

Mr. Hoffman stated William reached out with a drawing for a swing set that the Board had approved for installation at Hildreth and Lovett at the park. In my discussions with William, the swing set does have some inground components and some foundation work and we can rather quickly get a grading plan together for that area, essentially overlay that swing set on our original design files for the park. This will require a grading plan on the area in order to do just about anything. As far as the actual permit acquisition I believe the vendor has provided a fee for that. It may not sound like the most nominal number but if they are doing that for a fixed flat fee to get the permit from the city it may be the most expeditious path. If we were to go do that under our contract with the District and it starts to snowball into a bunch of issues with the city it could rack up somewhat quickly. My advice would be to proceed with vendor acquiring that permit, put everything in their name.

Mr. Phelps stated you said a nominal fee. What is that?

Mr. Hoffman stated I think it was \$2,000 to get the permit.

Mr. Viasalyers stated that is correct.

Mr. Phelps stated at the last meeting we discussed entertaining another RFP up to and not including \$10,700.

Mr. Viasalyers stated we did not receive any additional proposals.

Ms. Trucco stated we can work that into the agreement with the contractor, that they have to obtain their own permit and incur that cost.

Mr. Hoffman stated when they submit they are going to need a grading plan and we would be happy to prepare that and can do that rather quickly, in a couple hours and do that under our existing hourly agreement. That may be worth a discussion with the vendor as well that we can provide that plan because we have all the files and that may be something they are pricing out in their work that would help reduce the processing fee.

Wetland and Conservation Tract

Mr. Hoffman stated the last item is I need to close the loop with Kristen on the conveyances for the Randal Walk wetland and conservation tract. I have some minor comments and will send them to you and we can chat after the meeting. I can swing by your office on Monday and get these signed and notarized and witnessed.

Ms. Trucco stated that is no problem. Just send me your comments by email or I can call you back later today. You can swing by my office any day, we have notaries and witnesses.

Ms. Steuck stated I just pulled up the quote for the playground and they charge \$1,250 for engineering drawings and for permitting, drawings, will be a maximum of \$2,000. It sounds like they are not charging that much to do the permitting.

Mr. Hoffman stated in the \$500 to \$700 range they probably spent 3-4 hours putting an exhibit and plan together. We can get that plan reduced, there won't be any guesswork on it, it will be with the Randal Park design for that area. It is not too terribly different, we would be happy to do that. With that breakdown it may be something that they need to prepare and if we need to do any revisions we can do that pretty quick and would be happy to help out however we can.

Ms. Steuck stated then they will just do everything. You are saying they will just handle the permitting because it is easier for them to do it. Is that what you are saying?

Mr. Hoffman stated for sure I think they should go run the permit down. As far as the actual engineer drawings and the plan, we can probably be competitive and save the District

some money on the preparation of engineer drawing that we will need, at least on the first submittal, but we are talking about in the order of a couple hundred bucks, not taking \$1,200 down to \$200. It may be a \$500 savings to get the initial plans in, but if the city requires a lot of things, sometimes these small permits sail through and sometimes they snowball into a lot of nitpicky comments.

Ms. Steuck stated on this quote they are saying they are going to charge \$2,000 no matter what.

Mr. Hoffman stated if they have to do revision, they will handle it all as a lump sum. Without including all the engineering drawings then I would say that is not a terrible quote and that would help isolate the District's costs to one vendor with no unknowns. If there is anything we can do to help in terms of files or base files we will be happy to send them over for that park area.

Mr. Grimm stated just to confirm, is it something we can ask them to redline the drawing portion you mentioned or is that just going to be a flat fee, which is fine because we approved up to that amount anyway.

Mr. Viasalyers stated there are two different costs. \$2,000 is for the permit the \$1,250 is for the engineering drawings. I think we should allow our District Engineer to provide the drawing.

Mr. Showe stated that is the most efficient way to do it. What Jimmy is saying is he doesn't want to get caught running back and forth with the city and then charging an hourly rate if there are changes. If he can do the drawing, get that to the vendor then the vendor runs all the paperwork through.

Ms. Trucco asked did we have a formal motion adopting that proposal?

Mr. Showe responded yes. We gave two weeks after the meeting and we couldn't find another vendor.

Ms. Steuck asked when you sign that contract can you put whatever is less than whatever is greater? They are saying they are going to charge \$2,000 or 4% whichever is greater for permitting, but if it only costs \$700 then they are saying they are going to charge \$2,000 no matter what.

Mr. Viasalyers stated right, it is \$2,000.

Mr. Hoffman left the telephone conference at this time.

FIFTH ORDER OF BUSINESS

Discussion of Reopening Plan for Facilities

Mr. Showe stated we just presented the plan and Counsel made some minor clarifications.

Ms. Trucco stated yes, just clarifications that we discussed last month and the Board approved and this is just a final draft we are looking at in case anybody has any final tweaks on it. It looks good from our perspective; we are complying with insurance as well.

Mr. Showe stated we have the pool and splash pad open to full capacity, we still have capacity restrictions on the fitness center and the playgrounds as well as this building.

SIXTH ORDER OF BUSINESS

Staff Reports

A. Attorney

There being none, the next item followed.

B. Manager

i. Approval of Check Registers

Mr. Bell joined the meeting during this item.

On MOTION by Mr. Grimm seconded by Ms. Steuck 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.

Mr. Showe will bring back to the next meeting the information on the call dates for all the bond issues as requested by the Board.

iii. Field Manager's Report

Mr. Viasalyers stated I have been communicating with Katie and others regarding the dog park and Lathan can speak to that.

Mr. Smith stated I have looked at the dog park, we did no cutting on it, nothing other than fencing it off put the rocks in and left the tarp over the rock drain, the areas where we spread the extra soil around spread the sand then we seeded it. We have germination of the Bermuda it is coming in very thin, very fine. In an ideal situation we would have Bermuda germinated in three

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to five days with 80° - 90° and we have seen some temperatures in those ranges but in the last month we have also seen two cold snaps where we had night temperatures in the 40s and low 60s and high 70s and that slows down all the germination. We have some areas in the main park that are nice, we have some areas around the edge where it is really thin that are coming in that are still thin, both just due to putting a fresh cut edge on them, they look much cleaner right now. I still need to go in and trim the park back, I had TruGreen come out they fertilized them twice just to encourage more growth. I talked to the Field Manager with them and we looked at the thin area, we looked at the dog park and we discussed them coming in and putting more seed down at the dog park especially. I need to keep that closed to get it to where it needs to be longer. I will confirm with him how long he thinks that would be. I'm being realistic and it will probably be at least another month. The thin areas in the main park we can still section off and open the main areas of the park for normal use and they can start fertilizing and working on getting the weeds out of the main park. We had the majority of the weeds out of the main park and in winter we had weed germination in there as well. They will start taking those out as quickly as feasible. We don't want to take out anything new and we don't want to damage anything new and then start doing the same on the dog park. I have spoken to him and he is talking about getting with his applicator and coming out and putting more seed in the dog park to help bring that along. Unfortunately, that is not the best case scenario we had, that is not what we presented to you and that is not what was presented to me. None of this would be at any additional cost to you. We did sod for you last year in some areas and it was quite expensive and it was uneven and took time to grow together and we kept working on that until it was correct and now we have nice looking sod in the places you wanted plants replaced. We had other issues with that. We are going to keep working on it and we are going to make it right and we are going to do what needs to be done to get you what we promised.

Ms. Steuck asked why does it look just like weeds growing in the dog park? Everything looks like weeds it doesn't look like grass.

Mr. Smith stated there is Bermuda all across the main park, where it is bare is where weeds are going to germinate. The dog park was mostly weeds to start with and that has continued. We had the weeds sprayed but we didn't do anything for a solid month. We fertilized and turned the irrigation on, we made sure it got more water so it could germinate the seed along with that you can't treat weeds, the weeds just continue to grow and they are going to

grow as fast if not faster than anything else. When you fertilize you are not just fertilizing your seeds and Bermuda grass you are fertilizing anything that happens to be growing. Your main park and the back park were both full of a lot of weeds before we changed companies. They took the weeds out and where we have irrigation issues I can't treat weeds because I'm going to damage the turf. They are not going to damage the existing seed or the existing Bermuda in there until it is feasible to treat weeds. They will get the weeds all out of it. I have every confidence in the world in the technician we have from TueGreen will do that.

Ms. Steuck stated that makes sense and that sounds fair. What maybe we can do is have a little bit better communication that would be very helpful.

Ms. Cornelius stated I think it is about the expectation for us and for the residents.

Mr. Smith stated hindsight being 20/20 they said it would take four weeks, but I should have gone with eight weeks.

Mr. Grimm stated I went over there this morning before the meeting and I have some notes. It was dry for a couple weeks even though the irrigation was being run. During the heart of the day the dryness still affect growth. I have a few questions on the actual job that took place specifically when it comes to weeds. I understand when you are not treating the issue the weeds tend to take control of the growth when it comes to the seeds actually sprouting, both at the park and the dog park. When I looked at the main park, the greenspace this morning it appeared the growth of weeds and non-bermuda grass is not a matter of not treating the grass over the last four weeks, it is a bigger issue, something that probably should have been addressed prior to the Board bringing these jobs forward. Having said that and addressing the weeds in the dog park, when you started the project, was all the grass removed, all the weeds removed and all that was really left was the topsoil type presence or did you just spread the dirt around like you mentioned and the weeds stayed there? What was actually done at the beginning of the project before the seed was actually laid?

Mr. Smith stated it was graded and aerated because we had some Bermuda in the dog park and the other field was treated for weeds, but we didn't go in and spray the whole dog park because we had a little bit of grass that we wanted to keep in there. I know TruGreen went in and sprayed the weeds, not spot sprayed but they used a selective herbicide to go over it and it controlled the majority of the weeds and leave the Bermuda in those areas. When we did the

drain we took excess dirt and graded it in the main part of the dog park over what was existing there., then we aerated and added seed.

Mr. Grimm asked how was the job on the big park? How did that start? Did they try to kill all the weeds? Because you mentioned that you have walked it multiple times, there is crab grass, some Bermuda, weeds that I have no idea what they are and it looks like it was an issue prior to this process after laying the seed.

Mr. Smith stated there was a huge issue in a lot of the parks before we changed companies last year. We were getting areas inundated with weeds from the previous company that was doing our spray service. We have a lot of areas in the main park at Lovett and Burrows you couldn't see any Bermuda in that park at all. That is when we changed over to Zoysia. We had to make a change for the community and the Board. There were weed complaints and it was time to get another company in here to do it. They came in, in the winter and cleaned a lot of the parks up with weeds, they cut through that park and sprayed a selected herbicide and fertilized and cleaned a lot of the weeds up in that park at the time. Winter was looking good and we were benefiting from the cold weather and the winter dieback and their weed control and it exposed a lot of Bermuda in there but there were a lot of thin spots. Then we came in and sprayed the weeds, basically we have had a month where they haven't treated anything as far as weeds.

Mr. Grimm asked when you describe winter you are stating late 2020 to early 2021?

Mr. Smith responded yes.

Mr. Grimm asked how long has it been since you have been using TruGreen?

Mr. Smith responded I don't know if it was late 2020 but it has been all of 2021.

Mr. Grimm asked in your experience should it have been something that we waited to lay the seed down and let them control the weed issue that obviously, was a big issue throughout the community due to the prior fertilization company and now we are fighting two battles instead of one, which was having the Bermuda come through in the big park now we are actually going to fight the weeds and then at the end of the day we almost might lose the investment we had with the Bermuda seeding because we didn't address that first. I'm not blaming you I'm just saying should they have in your opinion say, let's deal with the weeds first then lay the seed so that is all we are addressing and now we have a bad situation? I don't understand how it is going to look the way our desired goal is to make it look.

Mr. Smith stated I understand what you are asking and what really needed to happen and what did happen is they treated the weeds. We had winter dieback, and every winter duckweed goes away. It comes in every year when it gets warm and wet and when it gets cold it freezes back or dies back. Every year that is a cycle that happens. We had winter dieback of weeds, we had TruGreen spray the weeds and take out other weeds and mostly what was left was Bermuda. We had the weeds under control and we seeded. Haven't been able to treat weeds we have been watering and if you watch the parks the irrigation comes on in the middle of the morning and irrigation comes on in the middle of the afternoon and it runs every night. That is to minimize the heat that builds up in the soil so you don't scorch the seed. I have had my irrigation techs out here to make sure that park runs those two times in the middle of the day so the seed doesn't scorch. Any time you would have done this, we could have treated the weeds and we could have gone into June treating weeds and June, July and August is too hot I can't maintain the soil temperature that won't scorch those seeds. You would have wasted 100% of the seeds. The best case scenario is we would have waited until this month. As soon as you stop treating weeds you are going to have weeds come in, as soon as you put a preemergent fertilizer or preemergent herbicide down to stop seed germination that will stop the weed seeds from germinating and it will also stop the Bermuda. We ae going to fight this battle no matter what time we have to fight it. In the dog days of summer we would have never got the seed to do anything. I don't know a better solution or better time where we wouldn't have fought weeds but if we waited we would have been able to do nothing. Let's fight the two battles and I will keep working with TruGreen to do their job and I will try to get the desired outcome that you expect. I'm not walking away from it and I'm not throwing my hands up I'm going to do my best to make you happy and you are not going to lose your investment because we are going to keep working on it to do what is right.

Mr. Grimm stated thanks.

Ms. Steuck stated the main park after you mowed it and now you are going to treat for weeds it already looks better. The dog park is the bigger concern. How many weeks do we need to keep waiting to say this isn't going to work, we just need to lay sod down? If we wait another month and it looks exactly like it did and then we are waiting another month to get sod ordered and another month to lay the sod.

Mr. Smith stated I will get a hard answer from TruGreen of what they think they can do in the next month, but I'm saying it will take at least a month. I will pin them down to putting more seed down, doing what they need to do and then we will evaluate it and if we have to put in sod, we will figure something out. I will go back and add the dog park as part of the deal. I won't say we can't afford \$5,000 for sod but I will, just to fix expectation if we have to eat it and not pass it on to you I can't say 100% that is going to happen, but I will talk with Josh and Rob and we will do whatever we have to do. I will address it with them now and if we end up having to come back in and sod it then I will figure out how to sod it.

Ms. Steuck stated my question was, we have been closed for a month now, you are saying one more month. But if two weeks from now we are not seeing any improvement then do we get the sod ordered? We don't want to wait a whole other month then it still looks bad. How soon should we see improvement?

Mr. Smith stated let me see what I can find out from TruGreen they realistically think they can do and if we need to make a decision, I will let you know something the first part of next week.

Ms. Cornelius asked could we entertain just sodding the dog park?

Mr. Grimm stated there are sprouts, you can see them. I would say can get an update in two weeks to see where we are at.

Ms. Cornelius stated if we can have the expectation that is the plan because perception sometimes kills everything.

Mr. Grimm stated I think in two weeks we should have a good sense of what is going on.

Mr. Showe stated if you will provide an update to William, I will get it out to the Board and that way they will see it as soon as we have it.

Ms. Steuck stated if in two weeks things are starting to look like they are supposed to look, then you say we need two more weeks, that is fine, but I don't want to wait a month and say this isn't going to work and then it is another month before we can get sod.

Mr. Grimm asked is it realistic to open the dog park in four weeks?

Mr. Smith stated it depends on what you get coming in from the existing seed. We may have it look better and if it is 80% of what has germinated already comes in it might be a little more durable.

Mr. Grimm stated as a Board it is better to decide to keep it closed until it can come to a state that will have durability. They have an option of the back park, I know it is not convenient for residents up front. If we are seeing development in growth and it is starting to work and the timing is paying off I hate to open it and we are back where we were.

Mr. Smith stated durability-wise we can see what it looks like and if we think it can open we can update you with that but at the end of the day I can say it is looking good but it is not going to be durable and that would become a decision for you.

Ms. Cornelius stated I don't want to have another hindsight moment. In hindsight we should have put in sod and not wasted our time. Is there a window if we get to the two weeks and you say we have to wait another two weeks and see and then it gets there at week four and it is not durable yet so we have to do another month? Are we missing a good installation window for sod? Are we going to get to a point where we need to do sod, but we can't because the weather is not good?

Mr. Smith stated the biggest thing with sod is going to be are we going to get fields flooded and they can't cut sod.

Ms. Cornelius asked realistically what does sod cost for the dog park

Mr. Smith stated the quote was \$5,800.

Mr. Phelps stated we are not the experts and if you are saying the two week marker with TruGreen then if we are not seeing improvement then we need to pull the plug and do sod.

Ms. Steuck asked can you start contacting your sod people, target a May 1st installation, but do you have to pay for the sod when you order it, how does that work?

Mr. Smith stated I had some sod work and it was 8,000 square feet of Zoysia and they had it cut out and installed in less than a week. You are saying you want a May 1st install window?

Ms. Steuck stated I say give it two more weeks and if there is not significant improvement then May 1, install the sod.

Mr. Grimm asked would it be more realistic to say at May 1st have an update and if it is not promising then we initiate the sod installation, which could potentially be a week?

Mr. Smith stated I will make the phone call to see how long it will take. I can have my ducks in a row for that.

Mr. Phelps stated you are proposing that Yellowstone is covering the cost of the sod or not.

Mr. Smith stated we are going to try to make it right no matter what.

Mr. Phelps stated from a business perspective that would require us to give you the opportunity to do due diligence to get it ready and if that doesn't happen then you lay sod as your ultimate goal of making it right. By us saying go ahead and put it in, come May 1st, we are on the hook for that. I think that is what he is saying. By saying go ahead and do it you are no longer giving him the opportunity to do everything that Yellowstone can do in their control and power. He is not going to be able to go to somebody and say I need \$5,800 to put sod in.

Ms. Steuck stated I would not expect Yellowstone to pay for the sod. I would 100% expect Yellowstone to credit us for money we spent on seed that did not work.

Mr. Phelps stated for the sake of P&P we need to know if the Board is authorizing the management company to proceed to purchase and pay for the sod and installation. In the conversation we are having it is not confusing I think we all understand that we are saying to go ahead and do it now we are on the hook or are we saying, let's see if Yellowstone's opportunity to make it right, which means we are going to have to have a little more time, let's get it right now to give them the ability to get the things done that they need to get done and if it doesn't work then they lay the sod. Am I correct in what I'm saying?

Mr. Showe stated I think we all have the same goal in mind it is the process.

Ms. Trucco stated there is the cost as well. We need to look at the agreement to see what we had initially contracted with Yellowstone for and then see. There is a legal aspect to this where we entered into an agreement for a service. I probably want to take a look at that before we are going to pay.

Mr. Showe asked would the fix be sodding all of it or just spots?

Ms. Steuck stated it would be all of it.

Mr. Showe stated I think we have the target that he provides the update on May 1st and we go one direction or the other from that update. We can let him get to May 1st, I will provide an update to the Board and staff will recommend a plan we will discuss with the chair what the plan would be, we can send the plan out to the Board, the estimated cost and we plan to proceed unless any Board member objects to moving forward in this manner and we can bring it back to

the next meeting for full ratification. That gives you the two weeks to work the plan and then see where we are at.

Ms. Steuck stated as far as the cost, no matter what, the park needs grass. I don't know when you order the sod if Yellowstone pays for it and bill the Board. I'm sure we can figure out a way to make it work so we are not double paying for seed and sod wherever that comes from.

Mr. Smith stated I also have the seed quote.

Ms. Steuck stated two goals, (1) get sod as quickly after May 1st if it is not working and (2) we will figure out how we are not going to double pay for seed and sod.

Mr. Smith stated that is reasonable.

Mr. Showe stated I will provide an update to the Board and we will work with the chair to firm the plan the chair is comfortable with and send an update to the Board with the plan. If anyone has an objection to proceeding with it, we will bring it back to the next meeting, but that means a delay.

Ms. Steuck asked do you handle spraying for ants? Who does that?

Mr. Smith responded we sprinkle bait on ant mounds that we visibly see and the parks are sprayed herbicides and a lot of times there will be an insecticide in them as well that will take care of ants.

Ms. Steuck stated there is a big ant mound on the sidewalk right here, Yellowstone would be spraying it.

Mr. Smith stated we typically do.

Ms. Steuck asked will you have your people keep a better eye on anthills?

Ms. Cornelius asked is that in the scope of our agreement?

Mr. Smith stated yes. The material we use usually in 48 hours you may still see the mound, but they are dead.

Balance of Field Manager's Report

Mr. Viasalyers stated I will meet with David after the meeting to see where you want the mile markers and we can finish that.

I have a couple of proposals. Staff noticed the fencing around the parking lot and mailbox area is getting worn out and we would like to bring back additional proposals. I do have one proposal for \$2,200 to do all the fencing. We also have another proposal for milling and

resurfacing of the walk path. This one is almost twice as much as the previous proposal so I will get a couple more proposals.

Ms. Steuck asked why is that happening?

Mr. Viasalyers stated there was a resident who was running along the path and fell because of the crack.

Ms. Steuck asked don't you just fill the crack like they do in the street because \$70,000 seems like a lot?

Mr. Viasalyers stated based on what Jimmy has told us, cars roll over those areas in the street and they help keep them flat. Here it is just a walk path and no cars or on it and it pops up and if you fill it in it is just going to expand and contract again and it is a waste of money.

Mr. Showe stated your proposed budget will be presented next month. I don't think we are anticipating an assessment increase based on the current O&M, but these are things we would typically put in your capital project budget for next year. We will use the high dollar mark and if this is the highest proposal that is what we will put in the budget to be safe, knowing we are going to get other proposals that will likely come in lower. If you have any projects you would like to see, between now and the next meeting is the time to add those.

iv. Amenity Report

Ms. Calleja gave an overview o the amenity report, copy of which was included in the agenda package.

The Board discussed non-resident usage of the pool and suggested ways to ensure that non-residents who are not guests of a resident are not allowed in the pool area.

SEVENTH ORDER OF BUSINESS Supervisor's Requests

Ms. Cornelius stated I get a lot of comments about getting a new pizza vendor.

Ms. Calleja stated I will try to get somebody else in.

Mr. Grimm stated I participated in the public library meeting last week and most public meetings are streamed at this point or if not streamed, delayed streamed. Could we look at a YouTube channel or a Facebook Live? I'm not trying to make it easy for everybody but 9:30 a.m. on a Friday most people are working. They want to participate and I think we are open to participation from residents in our Board meetings but unless they are here physically, there is no

participation. I know participation has been minimal since day one, but this might be an opportunity to get them to see what the Board is doing and the conversations we have had and create more knowledge for them in understanding everything that is discussed and the questions we ask.

Ms. Steuck stated in lieu of streaming can't you just post this recording to the Randal Park website?

Mr. Showe stated we could post the recording because of the size of it we typically will send it to folks who request it. Streaming is a challenge in terms of how you do it.

Ms. Trucco asked can we also consider changing the meeting time? That is one thing that other districts have done.

Ms. Steuck stated I think we have changed the time to an evening meeting and there was no participation. People say they want to participate but I don't think they actually want to.

Mr. Grimm stated they are lazy and want the work to be done for them and knowing that is a fact and there aren't many people who are going to sit and watch, at least if it is streamed even on a Facebook Live platform where if no one is opposed I can turn my phone on and do that.

Ms. Trucco stated we run into sunshine law issues especially if you were to do it. There has been an attorney general's opinion that was just released recently that said that the Board member posted something and it was construed that even another Board member reading it was two Board members communicating about Board business outside of a publicly noticed meeting in violation of the sunshine law and the public records law because we are a governmental entity we have to follow the sunshine law.

Mr. Grimm stated on the meeting notice when it was on Zoom, as long as that Zoom information was posted that was official, so on the notice if there is this information that the meeting is going to be streamed you can turn comments off.

Ms. Steuck stated I think streaming live on Facebook you are opening a can of worms. I don't see any good coming from that.

Ms. Trucco stated the Board can do it but just be aware you may be running close to some sunshine law, public records issues and there are criminal penalties and fines for those.

Maybe we could start with posting notice of the meetings around the pool, encouraging people to go to the website.

Mr. Showe stated in one of our districts an individual resident has come and set up their own Facebook Live and at that point it is them posting the video, it is a public meeting, there is no prohibition against posting a video.

Ms. Cornelius stated I think that is a better way to handle it. Put out something on Facebook such as amongst the residents you guys take turns who wants to take on each month if you want to be present and they can volunteer to do the Facebook Live or whatever, rather than changing the time right away. We are the Board and this is the time that works for us so that is why we do it. If they want to be present they can be present. We make time to be present, we all have jobs too. If we change the time I don't think there will be much of a difference. Last time we changed a meeting to an evening people still complained that 6 p.m. is too early, we need an 8 p.m. meeting.

Mr. Grimm stated if it is important enough to you to make it work, you will. I'm not for changing the time. We are in this role because we want to represent our community and if we get more involvement I don't think that is a bad thing. There is always going to be negativity in anything where a lot of people are involved. A lot of people don't know the process and maybe they need to be educated in the process so they can understand. I don't want to pay for a service but if it is as simple as trying to get a resident to attend and do a Facebook Live, I will reach out to people and see if they are interested.

Mr. Showe stated that is probably the cleanest way I have seen it done because it is not you posting it and you don't have to be concerned about comments.

Ms. Trucco stated as long as you are not commenting on it. The attorney general opinion was on some governmental entity and they got into trouble with the sunshine law and I can provide it to you if you like but the concern is just you commenting on something about the District's business.

Mr. Phelps stated maybe something in the newsletter from Alex or Marcia with a reminder of the next CDD meeting is whatever and any resident who wishes to come and set up a phone a livestream for residents who are unable to join, we highly encourage you to do so if you are interested.

Ms. Trucco stated that is great.

Mr. Showe stated anyone who wants something heard by the Board if they call me or send me an email if they have something to say but are unable to attend a meeting and I will get it to the Board.

Mr. Grimm stated I can pin a post on the front of the Facebook page and explain why we can't do a Facebook Live.

Mr. Showe stated we have been using the phone for call-in and if someone can't attend in person, they can call in.

Mr. Grimm asked can we use Zoom at this point?

Mr. Showe stated you can but here is the challenge, there are only a few districts who are successfully using Zoom for residents, they have a giant ballroom. To set it up right you need a camera that faces you, a camera that faces the audience and AV equipment so that everybody connected can hear it. You get a lot of people who can't hear you.

Ms. Cornelius stated I agree with everything you are saying and that we have all said, but I also want to say that all of us have always been available. We were always able to email Alex or Jason. We have posted all this information, we have posted the Zoom information and maybe two people would call in. We have done all of this, we made it very easy for people to attend or to listen or contact us.

Ms. Steuck stated the community knows who is on the Board and they don't message us. Anytime someone messages me I contact Alex or William or whoever is affected. The residents don't want to message me or you they want to post something on Facebook and get the whole community riled up and everyone is complaining and they could have just messaged me and said do you mind telling staff that there is an ant infestation on the sidewalk.

Mr. Grimm stated for me it is more about people learning the process and understanding the process.

Mr. Showe stated we do internal notes that I circulate to staff after these meetings that keep us all moving forward and I can do a version of that we can post. We have the meeting agenda and we can post a version of those notes that I will send to the Board first for your review and we can post it. It is not minutes but a quick summary of what was approved, this is the next action step.

Mr. Grimm stated we tend to do that anyway, when the swing set and soccer goals were approved, we tried to educate them on what is going on here. Some people need to be educated on the process and by having it a live video or a video after the fact would be an opportunity.

Mr. Showe stated in other districts we have posted signs notifying residents of a meeting.

Mr. Grimm stated I think it is our responsibility to put out there what is going on. Unfortunately, people are not going on the website and reading.

Ms. Steuck stated I disagree with you. It is our responsibility to be here and their responsibility to be involved.

Ms. Cornelius stated I agree. I think we have also done a really good job of communicating. Anything they need to know we communicate.

Ms. Steuck stated we are all adults if we want to know what is going on we will know what is going on.

Ms. Cornelius stated we live here we make decisions based on residents input.

Mr. Showe stated from experience the fact that you don't have a whole lot of people here is an indication that things are running pretty well, because when there are problems, people will be here.

EIGHTH ORDER OF BUSINESS

Other Business

There being none, the next item followed.

NINTH ORDER OF BUSINESS

Next Meeting Dates

Mr. Showe stated the next meeting date is May 21, 2021 and we will have the proposed budget at that meeting and if you have anything you want to add to the budget let us know.

On MOTION by Ms. Cornelius seconded by Mr. Phelps with all in favor the meeting adjourned at 11:10 a.m.

Secretary/Assistant Secretary	Chairman/Vice Chairman	

SECTION V

RESOLUTION 2021-05

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE RANDAL PARK COMMUNITY DEVELOPMENT DISTRICT APPROVING A PROPOSED BUDGET FOR FISCAL YEAR 2021/2022 AND SETTING A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW; ADDRESSING TRANSMITTAL, POSTING AND PUBLICATION REQUIREMENTS; ADDRESSING SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the District Manager has heretofore prepared and submitted to the Board of Supervisors ("Board") of the Randal Park Community Development District ("District") prior to June 15, 2021, a proposed budget ("Proposed Budget") for the fiscal year beginning October 1, 2021 and ending September 30, 2022 ("Fiscal Year 2021/2022"); and

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

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE RANDAL PARK COMMUNITY DEVELOPMENT DISTRICT:

- 1. **PROPOSED BUDGET APPROVED.** The Proposed Budget prepared by the District Manager for Fiscal Year 2021/2022 attached hereto as **Exhibit A** is hereby approved as the basis for conducting a public hearing to adopt said Proposed Budget.
- 2. **SETTING A PUBLIC HEARING.** A public hearing on said approved Proposed Budget is hereby declared and set for the following date, hour and location:

DATE:

August20, 2021

HOUR:

9:30 a.m.

LOCATION:

Randal House Clubhouse 8730 Randal Park Blvd.

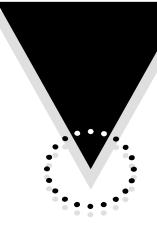
Orlando, FL 32832

- 3. TRANSMITTAL OF PROPOSED BUDGET TO LOCAL GENERAL PURPOSE GOVERNMENT. The District Manager is hereby directed to submit a copy of the Proposed Budget to Orange County and City of Orlando at least 60 days prior to the hearing set above.
- 4. **POSTING OF PROPOSED BUDGET.** In accordance with Section 189.016, *Florida Statutes*, the District's Secretary is further directed to post the approved Proposed Budget on the District's website at least two days before the budget hearing date as set forth in Section 2, and shall remain on the website for at least 45 days.

- 5. **PUBLICATION OF NOTICE.** Notice of this public hearing shall be published in the manner prescribed in Florida law.
- 6. **SEVERABILITY.** The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.
- 7. **EFFECTIVE DATE.** This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED THIS 21st DAY OF MAY, 2021.

ATTEST:	RANDAL DEVELOPN	COMMUNITY RICT
	By:	
Secretary	Its:	



Proposed Budget FY 2022





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Randal Park

Community Development District

General Fund

Description	Adopted FY2021 Budget	Actual Thru 3/31/21	Projected Next 6 Months	Total as of 9/30/21	Proposed FY2022 Budget
Revenues		-,-,		-,,	
Special Assessments	\$963,338	\$924,977	\$38,361	\$963,338	\$963,338
Colonial Properties Contribution	\$46,221	\$23,110	\$23,111	\$46,221	\$46,332
Miscellaneous Revenue	\$1,000	\$895	\$0	\$895	\$1,000
Activities	\$7,000	\$1,621	\$0	\$1,621	\$7,000
Rentals	\$7,000	\$2,150	\$0	\$2,150	\$7,000
Total Revenues	\$1,024,559	\$952,753	\$61,472	\$1,014,225	\$1,024,670
Expenditures					
<u>Administrative</u>					
Supervisor Fees	\$12,000	\$4,000	\$5,000	\$9,000	\$12,000
FICA Expense	\$900	\$306	\$61	\$367	\$900
Annual Audit	\$4,600	\$4,300	\$0	\$4,300	\$4,400
Trustee Fees	\$12,500	\$8,500	\$3,500	\$12,000	\$12,500
Dissemination Agent	\$10,500	\$5,250	\$5,250	\$10,500	\$10,500
Arbitrage	\$1,800	\$0	\$1,800	\$1,800	\$1,800
Engineering	\$10,000	\$1,190	\$3,240	\$4,430	\$10,000
Attorney	\$20,000	\$9,236	\$9,236	\$18,472	\$20,000
Assessment Administration	\$5,000	\$5,000	\$0	\$5,000	\$5,000
Management Fees	\$40,575	\$20,288	\$20,288	\$40,575	\$41,792
Information Technology	\$1,200	\$500	\$500	\$1,000	\$1,400
Website Maintenance	\$1,000	\$0	\$1,200	\$1,200	\$1,200
Telephone	\$100	\$0	\$30	\$30	\$100
Postage	\$650	\$181	\$312	\$493	\$650
Insurance	\$5,556	\$5,304	\$0	\$5,304	\$5,834
Printing & Binding	\$2,150	\$447	\$473	\$920	\$2,150
Legal Advertising	\$2,250	\$508	\$1,509	\$2,016	\$2,250
Other Current Charges	\$350 \$300	\$792	\$840	\$1,632	\$1,700
Office Supplies	\$200	\$4 *004	\$50	\$54 *004	\$200
Property Appraiser	\$800	\$904	\$0 #0	\$904	\$800
Property Taxes Dues, Licenses & Subscriptions	\$250 \$175	\$241 \$175	\$0 \$0	\$241 \$175	\$250 \$175
Total Administrative	\$132,556	\$67,124	\$53,288	\$120,412	\$135,601
Maintenance	\$132,550	307,124	\$33,200	\$120,412	\$133,001
Contract Services: Field Management	\$17,390	\$8,695	\$10,144	\$18,839	\$17,912
Wetland Maintenance	\$9,600	\$8,093 \$0	\$4,800	\$4,800	\$9,600
Mitigation Monitoring	\$2,500	\$0 \$0	\$1,250	\$1,250	\$2,500
Landscape Maintenance	\$288,264	\$144,077	\$1,230	\$288,155	\$288,264
Lake Maintenance	\$9,600	\$4,470	\$4,470	\$8,940	+0.000
Security Patrol	\$35,184	\$15,681	\$19,503	\$35,184	\$9,600 \$36,400
Repairs & Maintenance					
Facility Maintenance	\$29,120	\$14,630	\$22,312	\$36,942	\$29,120
Repairs & Maintenance	\$11,000	\$3,702	\$1,574	\$5,277	\$11,000
Operating Supplies	\$9,800	\$2,352	\$7,448	\$9,800	\$9,800
Landscape Replacement	\$10,500	\$1,714	\$3,838	\$5,552	\$10,500
Irrigation Repairs	\$10,000	\$629	\$3,277	\$3,906	\$10,000
Alley Maintenance	\$1,500	\$0	\$500	\$500	\$1,500
Stormwater Repairs & Maintenance	\$1,500	\$0	\$500	\$500	\$1,500
Fountain Maintenance	\$3,500	\$2,738	\$950	\$3,688	\$3,500
Sign Maintenance	\$1,000	\$520	\$377	\$897	\$1,000
Pressure Washing	\$5,700	\$4,250	\$0	\$4,250	\$5,700
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Randal Park

Community Development District

General Fund

Description	Adopted FY2021 Budget	Actual Thru 3/31/21	Projected Next 6 Months	Total as of 9/30/21	Proposed FY2022 Budget
Utilities					
Utilities - Common Area	\$30,000	\$9,220	\$9,220	\$18,440	\$30,000
Streetlighting	\$110,000	\$50,620	\$50,620	\$101,240	\$110,000
Amenity Center					
Amenity Management	\$77,127	\$38,564	\$38,564	\$77,127	\$79,441
Pool Attendants	\$15,600	\$14,500	\$1,100	\$15,600	\$15,600
Pool Permit	\$550	\$0	\$505	\$505	\$550
Cable TV/Internet/Telephone	\$4,000	\$1,660	\$1,660	\$3,321	\$4,000
Utilities - Amenity Center	\$21,000	\$9,634	\$9,780	\$19,414	\$21,000
Refuse Service	\$2,400	\$1,118	\$1,118	\$2,236	\$2,400
Amenity Center Access Cards	\$1,000	\$515	\$485	\$1,000	\$1,000
HVAC Maintenance	\$574	\$0	\$574	\$574	\$574
Special Events	\$13,962	\$1,460	\$3,453	\$4,913	\$13,962
Holiday Decorations	\$4,410	\$4,410	\$0	\$4,410	\$4,410
Security Monitoring	\$600	\$210	\$210	\$420	\$600
Janitorial Services	\$16,000	\$6,017	\$6,916	\$12,933	\$16,000
Pool Maintenance	\$15,330	\$7,616	\$7,668	\$15,284	\$15,330
Pool Repairs & Maintenance	\$3,200	\$865	\$1,675	\$2,540	\$3,200
Fitness Repairs & Maintenance	\$5,000	\$425	\$382	\$807	\$5,000
Amenity Repairs & Maintenance	\$1,480	\$0	\$1,000	\$1,000	\$1,480
Pest Control	\$650	\$300	\$300	\$600	\$650
Other					
Property Insurance	\$33,570	\$33,568	\$0	\$33,568	\$36,925
Contingency	\$9,392	\$357	\$3,905	\$4,262	\$4,625
Transfer Out - Capital Reserve	\$80,000	\$0	\$80,000	\$80,000	\$74,426
Total Maintenance	\$892,003	\$384,517	\$444,156	\$828,673	\$889,069
Total Expenditures	\$1,024,559	\$451,641	\$497,444	\$949,085	\$1,024,670
Excess Revenue/(Expenditures)	(\$0)	\$501,112	(\$435,972)	\$65,140	(\$0)

^{*}Reflects carry forward surplus less first quarter operating reserves of \$235,000.

	Adopted	Adopted	Adopted	Proposed
	Budget	Budget	Budget	Budget
	FY2019	FY2020	FY2021	FY2022
Net Assessments	\$796,630	\$963,338	\$963,338	\$963,338
Add: Discounts & Collections 69	50,849	61,490	61,490	61,490
Gross Assessments	\$847,479	\$1,024,828	\$1,024,828	\$1,024,828
Assessable Units	797	797	904	904
Per Unit Assessment - Phases 1 - 5	\$1,063.34	\$1,285.86	\$1,191.80	\$1,191.80
Per Unit Assessment - Randal Walk	\$0.00	\$0.00	\$700.60	\$700.60

Notes:

(1 thru 6) is shared costs with Colonial Properties

- 1 Facilities Management & Maintenance2 Landscape Maintenance
- 3 Lake Maintenance
- 4 Irrigation Repairs
 5 Utilities
- 6 Streetlighting

	Total Proposed	Shared	Colonial Properties
	FY 2022 Budget	Costs	Allocation
\$16,883	\$17,912	\$8,956	\$3,806
\$282,504	\$288,264	\$74,400	\$31,620
\$8,940	\$9,600	\$1,260	\$536
\$8,000	\$10,000	\$2,000	\$850
\$30,000	\$30,000	\$16,000	\$6,800
\$98,769	\$110,000	\$6,400	\$2,720
	Totals:	\$109,016	\$46,332

GENERAL FUND BUDGET

REVENUES:

Special Assessments

The District will levy a non-ad valorem assessment on all of the assessable property within the District in order to pay for the operating expenditures during the fiscal year.

Colonial Properties Contribution

Per the cost share arrangement, this amount reflects 50% of the estimated maintenance cost for Dowden Rd and the offsite portion of Randal Park Blvd.

Miscellaneous Revenue

Represents estimated income the District may receive that is not accounted for in other categories.

Activities

Represents fees collected by onsite management company related to various activities operated by the District.

Rentals

The District allows members of the public to rent the Clubhouse for various functions such as birthday parties, anniversaries, weddings, etc.

EXPENDITURES:

Administrative:

Supervisor Fees

The Florida Statutes allows each supervisor to be paid \$200 per meeting for the time devoted to District business and board meetings, not to exceed \$4,800 per year. The amount is based upon five supervisors attending 12 monthly meetings.

FICA Expense

Represents the Employer's share of Social Security and Medicare taxes withheld from Board of Supervisors checks.

Annual Audit

The District is required by Florida Statutes to arrange for an independent audit of its financial records by an Independent Certified Public Accounting Firm. The District's auditing firm is Grau & Associates.

Trustee Fees

The District issued Series 2012, Series 2015 and Series 2018 Special Assessment Bonds that are deposited with a Trustee at Wells Fargo Bank.

GENERAL FUND BUDGET

Dissemination Agent

The District is required by the Security and Exchange Commission to comply with Rule 15c2-12(b) (5) which relates to additional reporting requirements for unrated bond issues. The District has contracted with Governmental Management Services – Central Florida, LLC to provide this service.

Arbitrage

The District has contracted with Grau & Associates to calculate the District's annual Arbitrage Rebate Liability on the Series 2012, Series 2015 and Series 2018 Special Assessment Bonds.

Engineering

The District's engineer will be providing general engineering services to the District, e.g. attendance and preparation for monthly board meetings, review invoices, etc. The District has contracted with Vanasse Hangen Brustlin, Inc.

Attorney

The District's legal counsel will be providing general legal services to the District, e.g. attendance and preparation for monthly meetings, preparation and review of agreements, resolutions, etc. The District has contracted with Latham, Shuker, Eden & Beaudine, LLP.

Assessment Administration

The District will contract to levy and administer the collection of a non-ad valorem assessment on all assessable property within the District.

Management Fees

The District has contracted with Governmental Management Services – Central Florida, LLC to provide Management, Accounting and Recording Secretary Services for the District. The services include, but not limited to, recording and transcription of board meetings, administrative services, budget preparation, all financial reporting, annual audits, etc.

<u>Information Technology</u>

Represents costs related to the District's accounting and information systems, District's website creation and maintenance, electronic compliance with Florida Statutes and other electronic data requirements.

Website Maintenance

Represents the costs associated with monitoring and maintaining the District's website created in accordance with Chapter 189, Florida Statutes. These services include site performance assessments, security and firewall maintenance, updates, document uploads, hosting and domain renewals, website backups, etc.

Telephone

Telephone and fax machine.

Postage

Mailing of Board Meeting agenda packages, overnight deliveries, checks for vendors, and any other required correspondence.

GENERAL FUND BUDGET

Insurance

The District's general liability and public officials liability insurance coverage is provided by Florida Insurance Alliance (FIA). FIA specializes in providing insurance coverage to governmental agencies.

Printing & Binding

Printing and Binding agenda packages for board meetings, printing of computerized checks, stationary, envelopes etc.

Legal Advertising

Advertising of monthly board meetings, public hearings, and any services that are required to be advertised for public bidding, i.e. audit services, engineering service, maintenance contracts and any other advertising that may be required.

Other Current Charges

Bank charges and any other miscellaneous expenses incurred during the fiscal year.

Office Supplies

The District incurs charges for supplies that need to be purchased during the fiscal year, including copier and printer toner cartridges, paper, file folders, binders, pens, paper clips, and other such office supplies.

Property Appraiser

Represents the fees to be paid to the Orange County Property Appraiser for annual assessment roll administration.

Property Taxes

Represents the non-ad valorem assessment from Orange County that will be charged to the District.

Dues, Licenses & Subscriptions

The District is required to pay an annual fee to the Florida Department of Economic Opportunity for \$175. This is the only expense under this category for the District.

Maintenance:

Contract Services:

<u>Field Management</u>

The District has contracted with Governmental Management Services – Central Florida, LLC to provide onsite field management of contracts for the District Services such as landscape and lake maintenance. Services to include weekly onsite inspections, meetings with contractors and monitoring of utility accounts.

Wetland Maintenance/Mitigation Monitoring

The District will be required to maintain and monitor the 298 acres of Jurisdictional Wetlands, Wetland Buffers, and Wetland Mitigation throughout the District. The amounts are based upon the estimated cost for the fiscal year.

GENERAL FUND BUDGET

Landscape Maintenance

The District has contracted with Yellowstone Landscape – Southeast, LLC to maintain the landscaping within the common areas of the District after installation of landscape material has been completed. The services include mowing, edging, trimming, weed and disease control, fertilization, pest control, pruning, weeding, mulching, irrigation inspections and litter removal.

Description	Monthly	Annually
Landscape Maintenance		
Dowden Road/AC-1	\$6,200	\$74,400
Phase 1-3/Amenity Center	\$12,336	\$148,032
Phase 4	\$1,874	\$22,488
Phase 5	\$3,132	\$37,584
Randal Walk	\$480	\$5,760
TOTAL		\$288,264

Lake Maintenance

The District has stormwater management facilities designed to conform to the City of Orlando and South Florida Water Management District (SFWMD) criteria for pre-development versus post-development allowable discharge criteria and water quality treatment. The District has contracted with Applied Aquatic Management Inc. to maintain the lakes throughout the community that provide stormwater management.

Description	Monthly	Annually		
Lake Maintenance		\$800	\$	9,600
Total			\$	9,600

Security Patrol

The District has contracted with Community Watch Solutions, LLC to provide security services throughout the fiscal year.

Repairs & Maintenance:

Facility Maintenance

The District has contracted with Governmental Management Services – Central Florida, LLC to provide routine repairs and maintenance on the District's common areas and amenities.

Repairs & Maintenance

Represents estimated cost for repairs and maintenance of various facilities throughout the District.

Operating Supplies

Estimated cost of supplies purchased for operating and maintaining the clubhouse.

GENERAL FUND BUDGET

Landscape Replacement

Estimated cost related to the replacement of turf, trees, shrubs, etc.

<u>Irrigation Repairs</u>

To record expenses for repairs to the irrigation system.

Alley Maintenance

To record expenses for repairs and maintenance to the alley.

Stormwater Repairs & Maintenance

Represents estimated costs that the District will incur for repairs and maintenance on the stormwater management facilities, including: outfall structures, pipes and other miscellaneous facilities.

Fountain Maintenance

To record expenses for repairs and maintenance to the floating fountain at the Randal Park Clubhouse.

Description	Amount	Annually
Fountain Maintenance		
Clubhouse: Fountain Design Group, Inc. (Quarterly)	\$175	\$700
Phase II Park: Roberts Pool Service (Monthly)	\$100	\$1,200
Contingency		\$1,600
TOTAL		\$3,500

Sign Maintenance

To record expenses to replace miscellaneous signs throughout the fiscal year.

Pressure Washing

To record expenses related to the pressure washing of various areas of the District including the clubhouse, pool deck, curbs and sidewalks.

Utilities:

Utilities - Common Area

Represents the estimated cost for electric and reclaimed water utilities of the common areas within the District. The Orlando Utilities Commission provides these services.

Streetlighting

Orlando Utilities Commission provides for the streetlights within the community.

GENERAL FUND BUDGET

Amenity Center:

Amenity Management

The District has contracted with Governmental Management Services – Central Florida, LLC to staff the Amenity Center, oversee maintenance contracts related to the Amenity Center, conduct various special events throughout the year, administer rental program, respond to resident request, etc.

Pool Attendants

Represents the estimated cost to have pool attendants during certain times throughout the operating season for the pool.

Pool Permit

Estimated cost for required pool permit.

Cable TV/Internet/Telephone

The District will obtain cable television, cable and internet service at the Amenity Center.

Description	Monthly	Annually
Cable TV/Internet/Telephone		
Brighthouse Networks	\$250	\$3,000
Emergency Phone Lines (est.)	\$55	\$660
Contingency		\$340
TOTAL		\$4,000

Utilities - Amenity Center

This represents the estimated cost for electric and reclaimed water utilities of the Amenity Center. The Orlando Utilities Commission provides these services.

Refuse Service

Estimated cost for trash removal service located at the Amenity Center. The Orlando Utilities Commission provides this service.

Description	Monthly	Annually
Refuse Services	\$200	\$2,400
TOTAL		\$2,400

Amenity Center Access Cards

Represents the estimated cost for providing and maintaining access card system.

Randal Park Community Development District

GENERAL FUND BUDGET

HVAC Maintenance

The District will contract with Del-Air Condition Heating Refrigeration, Inc. to perform semi-annual preventative maintenance to the HVAC system.

Description	Semi-Annual	Annually
HVAC Maintenance	\$287 _	\$574
TOTAL		\$574

Special Events

The Leisure Activities Coordinator will coordinate and provide various activities throughout the year. The amount represents the cost of supplies, notice of events, etc.

Holiday Decorations

The District will incur costs to related to the decoration of common areas during the Holidays.

Security Monitoring

The District incurs charges for the monitoring of the Amenity Center security system.

Description	Monthly	Annually
Security Monitoring	\$35	\$420
Contingency	_	\$180
TOTAL		\$600

Janitorial Services

The District has contracted with Westwood Interior Cleaning, Inc. to provide janitorial services for the Amenity Center. The amount is based upon 5 days per week throughout the fiscal year.

Description	Monthly	Annually
Westwood Interior Cleaning, Inc.	\$1,700	\$20,400
Contingency		\$600
TOTAL		\$21,000

Randal Park Community Development District

GENERAL FUND BUDGET

Pool Maintenance

The District will contract with respective companies to provide pool chemicals and pool maintenance services.

Description	Monthly	Annually
Pool Maintenance		
Spies Pools (Chemicals)	\$750	\$9,000
Roberts Pool Service	\$528	\$6,330
TOTAL		\$15,330

Pool Repairs & Maintenance

Estimated miscellaneous pool maintenance cost not included under the agreements with Spies Pools and Roberts Pool Service.

Fitness Repairs & Maintenance

Represents costs related to repairing and maintaining the fitness equipment owned by the District. The amount includes preventative maintenance provided at \$25 bi monthly for 7 fitness machines.

Amenity Repairs & Maintenance

Represents estimated cost for repairs and maintenance of the amenity center.

Pest Control

The District has contracted with 4 All Seasons Pest Control for monthly treatment at the Amenity Center. Also included in the budget is an annual fee for termite bond provided by Turner Pest Control.

Description	Monthly	Annually
Pest Control	\$50	\$600
Contingency		\$50
TOTAL		\$650

Other:

Property Insurance

Represents the estimated cost for property insurance of the Amenity Center to be conveyed to the District. Property Insurance is provided by Florida Insurance Alliance.

Contingency

Represents unforeseen cost not budgeted in other line items.

Transfer Out - Capital Reserve

The District will fund an annual amount for future cost related to replacement and repair of capital assets of the District. Upon completion, the District may have a Capital Reserve study prepared to ensure annually funding

Community Development District

Capital Reserve Fund

Description	Adopted FY2021 Budget	Actual Thru 3/31/21	Projected Next 6 Months	Total as of 9/30/21	Proposed FY2022 Budget
Revenues					
Interest	\$2,000	\$235	\$235	\$470	\$500
Carry Forward Surplus	\$322,042	\$321,592	\$0	\$321,592	\$377,062
Total Revenues	\$324,042	\$321,827	\$235	\$322,062	\$377,562
Expenditures					
Capital Outlay	\$25,000	\$7,179	\$17,821	\$25,000	\$25,000
Walking Path Repair	\$0	\$0	\$0	\$0	\$75,000
Splash Pad	\$0	\$0	\$0	\$0	\$18,000
Pergola staining/repairs	\$0	\$0	\$0	\$0	\$10,000
Painting Parking lot fencing	\$0	\$0	\$0	\$0	\$3,500
Total Expenditures	\$25,000	\$7,179	\$17,821	\$25,000	\$131,500
Other Financing Sources/(Uses)					
Tranfer In/Out	\$80,000	\$0	\$80,000	\$80,000	\$74,426
Total Other Financing Sources/(Uses	\$80,000	\$0	\$80,000	\$80,000	\$74,426
Excess Revenue/(Expenditures)	\$379,042	\$314,648	\$62,414	\$377,062	\$320,488

Community Development District

Debt Service - Series 2012

Description	Adopted FY2021 Budget	Actual Thru 3/31/21	Projected Next 6 Months	Total as of 9/30/21	Proposed FY2022 Budget
P					
<u>Revenues</u>					
Assessments	\$400,189	\$384,252	\$15,937	\$400,189	\$400,189
Interest	\$5,000	\$35	\$35	\$70	\$5,000
Prepayment	\$0	\$0	\$0	\$0	\$0
Carry Forward Surplus	\$361,882	\$368,987	\$0	\$368,987	\$361,652
Total Revenues	\$767,071	\$753,274	\$15,972	\$769,246	\$766,841
Expenditures					
Principal Payment - 11/01	\$95,000	\$95,000	\$0	\$95,000	\$100,000
Special Call - 11/01	\$0	\$15,000	\$0	\$15,000	\$0
Interest Payment - 11/01	\$150,163	\$150,163	\$0	\$150,163	\$147,431
Interest Payment - 05/01	\$147,431	\$0	\$147,431	\$147,431	\$144,556
Total Expenditures	\$392,593	\$260,163	\$147,431	\$407,594	\$391,988
Excess Revenue/(Expenditures)	\$374,478	\$493,111	(\$131,459)	\$361,652	\$374,854
			11/1/22	Interest Payment Principal Payment	\$144,556 \$105,000
				<u>-</u>	\$249,556

	Proposed Budget FY2022
Net Assessments	\$400,189
Add: Discounts & Collections 6%	\$25,544
Gross Assessments	\$425,733

Community Development District Series 2012 Special Assessment Bonds Amortization Schedule

Date		Balance		Prinicpal		Interest		Total
05/01/21	\$	4,485,000.00	\$	-	\$	147,431.25	\$	147,431.25
11/01/21	\$	4,485,000.00	\$	100,000.00	\$	147,431.25	\$	391,987.50
05/01/22	\$	4,385,000.00	\$	-	\$	144,556.25		
11/01/22	\$	4,385,000.00	\$	105,000.00	\$	144,556.25	\$	391,093.75
05/01/23	\$	4,280,000.00	\$	-	\$	141,537.50		
11/01/23	\$	4,280,000.00	\$	115,000.00	\$	141,537.50	\$	394,553.13
05/01/24	\$	4,165,000.00	\$	-	\$	138,015.63		
11/01/24	\$	4,165,000.00	\$	125,000.00	\$	138,015.63	\$	397,203.13
05/01/25	\$	4,040,000.00	\$	-	\$	134,187.50	_	
11/01/25	\$	4,040,000.00	\$	125,000.00	\$	134,187.50	\$	389,546.88
05/01/26	\$	3,915,000.00	\$	-	\$	130,359.38	_	
11/01/26	\$	3,915,000.00	\$	135,000.00	\$	130,359.38	\$	391,584.38
05/01/27	\$	3,780,000.00	\$	-	\$	126,225.00	_	
11/01/27	\$	3,780,000.00	\$	140,000.00	\$	126,225.00	\$	388,162.50
05/01/28	\$	3,640,000.00	\$	-	\$	121,937.50	_	
11/01/28	\$	3,640,000.00	\$	150,000.00	\$	121,937.50	\$	389,281.25
05/01/29	\$	3,490,000.00	\$	-	\$	117,343.75		
11/01/29	\$	3,490,000.00	\$	160,000.00	\$	117,343.75	\$	389,787.50
05/01/30	\$	3,330,000.00	\$	-	\$	112,443.75	_	
11/01/30	\$	3,330,000.00	\$	170,000.00	\$	112,443.75	\$	389,681.25
05/01/31	\$	3,160,000.00	\$	-	\$	107,237.50	_	
11/01/31	\$	3,160,000.00	\$	180,000.00	\$	107,237.50	\$	388,962.50
05/01/32	\$	2,980,000.00	\$	-	\$	101,725.00	_	
11/01/32	\$	2,980,000.00	\$	190,000.00	\$	101,725.00	\$	387,631.25
05/01/33	\$	2,790,000.00	\$	-	\$	95,906.25		200 - 4 - 4 - 4
11/01/33	\$	2,790,000.00	\$	205,000.00	\$	95,906.25	\$	389,765.63
05/01/34	\$	2,585,000.00	\$	-	\$	88,859.38	Φ.	205 222 42
11/01/34	\$	2,585,000.00	\$	215,000.00	\$	88,859.38	\$	385,328.13
05/01/35	\$	2,370,000.00	\$	-	\$	81,468.75	Φ.	205 224 25
11/01/35	\$	2,370,000.00	\$	230,000.00	\$	81,468.75	\$	385,031.25
05/01/36	\$	2,140,000.00	\$	-	\$	73,562.50	Φ.	200 504 25
11/01/36	\$	2,140,000.00	\$	250,000.00	\$	73,562.50	\$	388,531.25
05/01/37	\$	1,890,000.00	\$	-	\$	64,968.75		
11/01/37	\$	1,890,000.00	\$	265,000.00	\$	64,968.75	\$	385,828.13
05/01/38	\$	1,625,000.00	\$	-	\$	55,859.38		
11/01/38	\$	1,625,000.00	\$	285,000.00	\$	55,859.38	\$	386,921.88
05/01/39	\$	1,340,000.00	\$	-	\$	46,062.50		
11/01/39	\$	1,340,000.00	\$	300,000.00	\$	46,062.50	\$	381,812.50
05/01/40	\$	1,040,000.00	\$	-	\$	35,750.00		
11/01/40	\$	1,040,000.00	\$	325,000.00	\$	35,750.00	\$	385,328.13
05/01/41	\$	715,000.00	\$	-	\$	24,578.13		
11/01/41	\$	715,000.00	\$	345,000.00	\$	24,578.13	\$	382,296.88
05/01/42	\$	370,000.00	\$	-	\$	12,718.75		,
11/01/42	\$	370,000.00	\$	370,000.00	\$	12,718.75	\$	382,718.75
, <i></i> , <i></i>	Ψ'	3. 0,000.00	7	0,000.00	7		7	_ 5 _ , 25., 0
			\$	4,485,000.00	\$	4,205,468.75	\$	8,690,468.75

Community Development District

Debt Service - Series 2015

Description	Adopted FY2021 Budget	Actual Thru 3/31/21	Projected Next 6 Months	Total as of 9/30/21	Proposed FY2022 Budget
Revenues					
Assessments Interest Carry Forward Surplus	\$586,919 \$7,000 \$478,263	\$563,547 \$47 \$477,186	\$23,372 \$47 \$0	\$586,919 \$94 \$477,186	\$586,919 \$7,000 \$482,193
Total Revenues	\$1,072,182	\$1,040,779	\$23,419	\$1,064,198	\$1,076,112
Expenditures					
Principal Payment - 11/01 Interest Payment - 11/01 Interest Payment - 05/01	\$165,000 \$210,203 \$206,803	\$165,000 \$210,203 \$0	\$0 \$0 \$206,803	\$165,000 \$210,203 \$206,803	\$170,000 \$206,803 \$203,190
Total Expenditures	\$582,006	\$375,203	\$206,803	\$582,006	\$579,993
Excess Revenue/(Expenditure	\$490,177	\$665,577	(\$183,384)	\$482,193	\$496,119
			11/1/22	Interest Payment Principal Payment	\$203,190 \$180,000 \$383,190

	Proposed Budget FY2022
Net Assessments	\$586,919
Add: Discounts & Collections 6%	\$37,463
Gross Assessments	\$624,382

Randal Park Community Development District Series 2015 Special Assessment Bonds Amortization Schedule

Date		Balance		Prinicpal		Interest		Total
05/01/21	\$	8,230,000.00	\$	-	\$	206,802.50	\$	206,802.50
11/01/21	\$	8,230,000.00	\$	170,000.00	\$	206,802.50	\$	579,992.50
05/01/22	\$	8,060,000.00	\$	-	\$	203,190.00		
11/01/22	\$	8,060,000.00	\$	180,000.00	\$	203,190.00	\$	582,555.00
05/01/23	\$	7,880,000.00	\$	-	\$	199,365.00		
11/01/23	\$	7,880,000.00	\$	185,000.00	\$	199,365.00	\$	579,798.75
05/01/24	\$	7,695,000.00	\$	-	\$	195,433.75		
11/01/24	\$	7,695,000.00	\$	195,000.00	\$	195,433.75	\$	581,723.75
05/01/25	\$	7,500,000.00	\$	-	\$	191,290.00		
11/01/25	\$	7,300,000.00	\$	200,000.00	\$	191,290.00	\$	578,330.00
05/01/26	\$	7,300,000.00	\$	-	\$	187,040.00	Φ.	F00 F00 00
11/01/26	\$	7,300,000.00	\$	220,000.00	\$	187,040.00	\$	588,580.00
05/01/27	\$	7,080,000.00	\$	-	\$	181,540.00	Φ.	F0F00000
11/01/27	\$	7,080,000.00	\$	230,000.00	\$	181,540.00	\$	587,330.00
05/01/28	\$	6,850,000.00	\$	240,000,00	\$	175,790.00	¢	FOF FOO 00
11/01/28	\$	6,850,000.00	\$ \$	240,000.00	\$	175,790.00	\$	585,580.00
05/01/29	\$ \$	6,610,000.00 6,610,000.00	\$ \$	255,000.00	\$ \$	169,790.00 169,790.00	\$	588,205.00
11/01/29	\$		\$ \$	255,000.00	\$ \$	163,415.00	Ф	300,203.00
05/01/30 11/01/30	\$ \$	6,355,000.00 6,355,000.00	\$ \$	265,000.00	\$ \$	163,415.00	\$	585,205.00
05/01/31	\$	6,090,000.00	\$	203,000.00	\$	156,790.00	Ф	303,203.00
11/01/31	\$	6,090,000.00	\$	280,000.00	\$	156,790.00	\$	586,580.00
05/01/32	\$	5,810,000.00	\$	200,000.00	\$	149,790.00	Ψ	300,300.00
11/01/32	\$	5,810,000.00	\$	295,000.00	\$	149,790.00	\$	587,205.00
05/01/33	\$	5,515,000.00	\$	273,000.00	\$	142,415.00	Ψ	307,203.00
11/01/33	\$	5,515,000.00	\$	310,000.00	\$	142,415.00	\$	587,080.00
05/01/34	\$	5,205,000.00	\$	-	\$	134,665.00	4	507,000.00
11/01/34	\$	5,205,000.00	\$	325,000.00	\$	134,665.00	\$	586,205.00
05/01/35	\$	4,880,000.00	\$	-	\$	126,540.00	·	, , , , , , , , , , , , , , , , , , , ,
11/01/35	\$	4,880,000.00	\$	340,000.00	\$	126,540.00	\$	584,580.00
05/01/36	\$	4,540,000.00	\$	· -	\$	118,040.00		
11/01/36	\$	4,540,000.00	\$	360,000.00	\$	118,040.00	\$	586,720.00
05/01/37	\$	4,180,000.00	\$	-	\$	108,680.00		
11/01/37	\$	4,180,000.00	\$	375,000.00	\$	108,680.00	\$	582,610.00
05/01/38	\$	3,805,000.00	\$	· -	\$	98,930.00		
11/01/38	\$	3,805,000.00	\$	395,000.00	\$	98,930.00	\$	582,590.00
05/01/39	\$	3,410,000.00	\$	-	\$	88,660.00		,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,
11/01/39	\$	3,410,000.00	\$	415,000.00	\$	88,660.00	\$	581,530.00
05/01/40	\$	2,995,000.00	\$	-	\$	77,870.00	7	_ 5 1,5 5 5.00
11/01/40	\$	2,995,000.00	\$	440,000.00	\$	77,870.00	\$	584,300.00
05/01/41	\$	2,555,000.00	\$		\$	66,430.00	*	201,000.00
11/01/41	\$	2,555,000.00	\$	460,000.00	\$	66,430.00	\$	580,900.00
05/01/42	\$	2,095,000.00	\$	-	\$	54,470.00	Ψ	300,700.00
11/01/42	\$	2,095,000.00	э \$	485,000.00	\$	54,470.00	\$	581,330.00
05/01/43	\$	1,610,000.00	э \$	-	\$	41,860.00	Ψ	301,330.00
11/01/43		1,610,000.00		510,000.00		41,860.00	\$	580,460.00
05/01/44	\$	1,100,000.00	\$ \$	310,000.00	\$ ¢	28,600.00	φ	300,400.00
	\$			-	\$		¢	E70 200 00
11/01/44	\$	1,100,000.00	\$	535,000.00	\$	28,600.00	\$	578,290.00
05/01/45	\$	565,000.00	\$	-	\$	14,690.00	¢	FF0 (00 00
11/01/45	\$	565,000.00	\$	565,000.00	\$	14,690.00	\$	579,690.00
			\$	8,230,000.00	\$	6,564,172.50	\$	14,794,172.50

Community Development District

Debt Service - Series 2018

Description	Adopted FY2021 Budget	Actual Thru 3/31/21	Projected Next 6 Months	Total as of 9/30/21	Proposed FY2022 Budget
Revenues					
Assessments Interest Carry Forward Surplus	\$117,674 \$500 \$77,778	\$112,992 \$47 \$49,196	\$0 \$16 \$0	\$112,992 \$62 \$49,196	\$117,674 \$500 \$77,778
Total Revenues	\$195,952	\$162,235	\$16	\$162,250	\$195,952
<u>Expenditures</u>					
Interest Payment - 11/01 Principal Payment - 05/01 Interest Payment - 05/01	\$43,528 \$30,000 \$43,528	\$43,528 \$0 \$0	\$0 \$30,000 \$43,582	\$43,528 \$30,000 \$43,582	\$42,913 \$30,000 \$42,913
Total Expenditures	\$117,056	\$43,528	\$73,582	\$117,110	\$115,825
Excess Revenue/(Expenditure	\$78,897	\$118,707	(\$73,566)	\$45,141	\$80,127
			11/1/22	Interest Payment_	\$42,298 \$42,298

	Proposed Budget FY2022
Net Assessments	\$117,674
Add: Discounts & Collections 6%	7,511
Gross Assessments	\$125,185

Randal Park Community Development District Series 2018 Special Assessment Bonds Amortization Schedule

Date		Balance		Prinicpal		Interest		Total
05/01/21	\$	1,740,000.00	\$	30,000.00	\$	43,527.50		
11/01/21	\$	1,710,000.00	\$	50,000.00	\$	42,912.50	\$	116,440.00
05/01/22	\$	1,710,000.00	\$	30,000.00	\$	42,912.50	*	110,110.00
11/01/22	\$	1,680,000.00	\$	-	\$	42,297.50	\$	115,210.00
05/01/23	\$	1,680,000.00	\$	30,000.00	\$	42,297.50		
11/01/23	\$	1,650,000.00	\$	-	\$	41,682.50	\$	113,980.00
05/01/24	\$	1,650,000.00	\$	30,000.00	\$	41,682.50		
11/01/24	\$	1,620,000.00	\$	-	\$	41,067.50	\$	112,750.00
05/01/25	\$	1,620,000.00	\$	35,000.00	\$	41,067.50		
11/01/25	\$	1,585,000.00	\$	-	\$	40,280.00	\$	116,347.50
05/01/26	\$	1,585,000.00	\$	35,000.00	\$	40,280.00	_	====
11/01/26	\$	1,550,000.00	\$	25,000,00	\$	39,492.50	\$	114,772.50
05/01/27 11/01/27	\$ \$	1,550,000.00 1,515,000.00	\$ \$	35,000.00	\$ \$	39,492.50 38,705.00	\$	113,197.50
05/01/28	\$	1,515,000.00	э \$	40,000.00	\$	38,705.00	Ф	113,197.50
11/01/28	\$	1,475,000.00	\$	40,000.00	\$	37,805.00	\$	116,510.00
05/01/29	\$	1,475,000.00	\$	40,000.00	\$	37,805.00	Ψ	110,510.00
11/01/29	\$	1,435,000.00	\$	-	\$	36,905.00	\$	114,710.00
05/01/30	\$	1,435,000.00	\$	45,000.00	\$	36,905.00	7	,,
11/01/30	\$	1,390,000.00	\$, -	\$	35,768.75	\$	117,673.75
05/01/31	\$	1,390,000.00	\$	45,000.00	\$	35,768.75		
11/01/31	\$	1,345,000.00	\$	-	\$	34,632.50	\$	115,401.25
05/01/32	\$	1,345,000.00	\$	45,000.00	\$	34,632.50		
11/01/32	\$	1,300,000.00	\$	-	\$	33,496.25	\$	113,128.75
05/01/33	\$	1,300,000.00	\$	50,000.00	\$	33,496.25		
11/01/33	\$	1,250,000.00	\$		\$	32,233.75	\$	115,730.00
05/01/34	\$	1,250,000.00	\$	50,000.00	\$	32,233.75	_	
11/01/34	\$	1,200,000.00	\$	-	\$	30,971.25	\$	113,205.00
05/01/35	\$	1,200,000.00 1,145,000.00	\$ \$	55,000.00	\$ \$	30,971.25 29,582.50	\$	115,553.75
11/01/35 05/01/36	\$ \$	1,145,000.00	э \$	60,000.00	э \$	29,582.50	Ф	115,555./5
11/01/36	\$	1,085,000.00	\$	00,000.00	\$	28,067.50	\$	117,650.00
05/01/37	\$	1,085,000.00	\$	60,000.00	\$	28,067.50	Ψ	117,030.00
11/01/37	\$	1,025,000.00	\$	-	\$	26,552.50	\$	114,620.00
05/01/38	\$	1,025,000.00	\$	65,000.00	\$	26,552.50	Ψ	114,020.00
11/01/38	\$	960,000.00	\$	05,000.00	\$	24,911.25	\$	116,463.75
05/01/39	\$	960,000.00	\$	65,000.00	\$	24,911.25	Ψ	110,403.73
11/01/39	\$	895,000.00	\$	03,000.00	\$	23,270.00	\$	113,181.25
05/01/40	\$	895,000.00	\$	70,000.00	\$	23,270.00	Ψ	115,101.25
11/01/40	\$	825,000.00	\$	70,000.00	\$	21,450.00	\$	114,720.00
05/01/41	\$	825,000.00	\$	75,000.00	\$	21,450.00	Ψ	114,720.00
11/01/41	\$	750,000.00	\$	7 3,000.00	\$	19,500.00	\$	115,950.00
05/01/42	\$	750,000.00	\$	80,000.00	\$ \$	19,500.00	ψ	113,730.00
11/01/42	\$	670,000.00	\$	-	\$ \$	17,420.00	\$	116,920.00
05/01/43	\$	670,000.00	\$	85,000.00	\$	17,420.00	ψ	110,720.00
11/01/43	\$	585,000.00	\$	-	\$	15,210.00	\$	117,630.00
05/01/44	\$	585,000.00	\$	85,000.00	\$	15,210.00	ψ	117,030.00
11/01/44	\$	500,000.00	\$	-	\$	13,000.00	\$	113,210.00
05/01/45	\$	500,000.00	\$	90,000.00	\$	13,000.00	ψ	113,210.00
11/01/45	\$	410,000.00	\$	-	\$ \$	10,660.00	\$	113,660.00
05/01/46	\$	410,000.00	\$	95,000.00	\$ \$	10,660.00	ψ	113,000.00
11/01/46	\$	315,000.00	\$	-	\$	8,190.00	\$	113,850.00
05/01/47	\$	315,000.00	\$	100,000.00	\$	8,190.00	Ψ	113,030.00
11/01/47	\$	215,000.00	\$	-	\$	5,590.00	\$	113,780.00
05/01/48	\$	215,000.00	\$	105,000.00	\$	5,590.00	~	
11/01/48	\$	110,000.00	\$,	\$	2,860.00	\$	113,450.00
05/01/49	\$	110,000.00	\$	110,000.00	\$	2,860.00	\$	112,860.00
			\$	1,740,000.00	\$	1,592,555.00	\$	3,332,555.00
					_			

Community Development District General Fund Assessment Calculation

	Proposed FY2022				Proposed FY2022
Description	Budget	Randal Park	Randal Walk	Combined	Total
Revenues					
Special Assessments	\$963,338	\$432,052	\$8,600	\$522,687	\$963,338
Colonial Properties Contribution	\$46,332	\$0	\$0	\$46,332	\$46,332
Miscellaneous Revenue	\$1,000	\$0	\$0	\$1,000	\$1,000
Activities	\$7,000	\$7,000	\$0	\$0 \$0	\$7,000
Rentals	\$7,000	\$7,000	\$0	\$0	\$7,000
Total Revenues	\$1,024,670	\$446,052	\$8,600	\$570,019	\$1,024,670
<u>Expenditures</u>					
<u>Administrative</u>					
Supervisor Fees	\$12,000	\$0	\$0	\$12,000	\$12,000
FICA Expense	\$900	\$0	\$0	\$900	\$900
Annual Audit	\$4,400	\$0	\$0	\$4,400	\$4,400
Trustee Fees	\$12,500	\$8,000	\$4,500	\$0	\$12,500
Dissemination Agent	\$10,500	\$7,000	\$3,500	\$0 \$0	\$10,500
Arbitrage	\$1,800	\$1,200	\$600	\$0 \$10,000	\$1,800
Engineering	\$10,000	\$0	\$0	\$10,000	\$10,000
Attorney	\$20,000	\$0 *0	\$0 \$0	\$20,000	\$20,000
Assessment Administration Management Fees	\$5,000 \$41,703	\$0 ¢0	\$0 ¢0	\$5,000	\$5,000 \$41 <i>.</i> 792
Information Technology	\$41,792 \$1,400	\$0 \$0	\$0 \$0	\$41,792 \$1,400	\$41,792 \$1,400
Website Maintance	\$1, 4 00 \$1,200	\$0 \$0	\$0 \$0	\$1, 4 00 \$1,200	\$1, 4 00 \$1,200
Telephone	\$1,200	\$0 \$0	\$0 \$0	\$1,200 \$100	\$1,200 \$100
Postage	\$650	\$0 \$0	\$0 \$0	\$650	\$650
Insurance	\$5,834	\$0 \$0	\$0	\$5,834	\$5,834
Printing & Binding	\$2,150	\$0 \$0	\$0 \$0	\$2,150	\$2,150
Legal Advertising	\$2,250	\$0	\$0	\$2,250	\$2,250
Other Current Charges	\$1,700	\$0	\$0	\$1,700	\$1,700
Office Supplies	\$200	\$0	\$0	\$200	\$200
Property Appraiser	\$800	\$0	\$0	\$800	\$800
Property Taxes	\$250	\$0	\$0	\$250	\$250
Dues, Licenses & Subscriptions	\$175	\$0	\$0	\$175	\$175
Total Administrative	\$135,601	\$16,200	\$8,600	\$110,801	\$135,601
Maintenance					
Contract Services:					
Field Management	\$17,912	\$0	\$0	\$17,912	\$17,912
Wetland Maintenance	\$9,600	\$0	\$0	\$9,600	\$9,600
Mitigation Monitoring	\$2,500	\$0	\$0	\$2,500	\$2,500
Landscape Maintenance (75%/25%)	\$288,264	\$70,626	\$0	\$217,638	\$288,264
Lake Maintenance	\$9,600	\$0	\$0	\$9,600	\$9,600
Security Patrol (75%/25%)	\$36,400	\$27,300	\$0	\$9,100	\$36,400
Repairs & Maintenance	¢20.120	¢31.040	¢Ω	₹7.200	
Facility Maintenance (75%/25%)	\$29,120	\$21,840	\$0 ¢0	\$7,280	\$29,120
Repairs & Maintenance (75%/25%) Operating Supplies (75%/25%)	\$11,000 \$9,800	\$8,250 \$7,350	\$0 \$0	\$2,750 \$2,450	\$11,000 \$9,800
Landscape Replacement (75%/25%)	\$9,800 \$10,500	\$7,350 \$7,875	\$0 \$0	\$2,450 \$2,625	\$9,800 \$10,500
Irrigation Repairs	\$10,000	\$7,673 \$0	\$0 \$0	\$10,000	\$10,000 \$10,000
Alley Maintenance	\$1,500	\$0 \$0	\$0 \$0	\$1,500	\$1,500
Stormwater Repairs & Maintenance	\$1,500	\$0 \$0	\$0 \$0	\$1,500	\$1,500 \$1,500
Fountain Maintenance	\$3,500	\$0 \$0	\$0 \$0	\$3,500	\$3,500 \$3,500
Sign Maintenance	\$1,000	\$0	\$0	\$1,000	\$1,000
Pressure Washing (20%/80%)	\$5,700	\$1,140	\$0	\$4,560	\$5,700
	45,700	7-/- 10	40	Ţ.,500	43,,00

Randal Park Community Development District General Fund Assessment Calculation

	Proposed FY2020				Proposed FY2020
Description	Budget	Randal Park R	andal Walk	Combined	Total
Utilities					
Utilities - Common Area	\$30,000	\$0	\$0	\$30,000	\$30,000
Streetlighting	\$110,000	\$0	\$0	\$110,000	\$110,000
Amenity Center					
Amenity Management	\$79,441	\$79, 44 1	\$0	\$0	\$79,441
Pool Attendants	\$15,600	\$15,600	\$0	\$0	\$15,600
Pool Permit	\$550	\$550	\$0	\$0	\$550
Cable TV/Internet/Telephone	\$4,000	\$4,000	\$0	\$0	\$4,000
Utilities - Amenity Center	\$21,000	\$21,000	\$0	\$0	\$21,000
Refuse Service	\$2,400	\$2,400	\$0	\$0	\$2,400
Amenity Center Access Cards	\$1,000	\$1,000	\$0	\$0	\$1,000
HVAC Maintenance	\$574	\$574	\$0	\$0	\$574
Special Events	\$13,962	\$13,962	\$0	\$0	\$13,962
Holiday Decorations	\$4,410	\$4,410	\$0	\$0	\$4,410
Security Monitoring	\$600	\$600	\$0	\$0	\$600
Janitorial Services	\$16,000	\$16,000	\$0	\$0	\$16,000
Pool Maintenance	\$15,330	\$15,330	\$0	\$0	\$15,330
Pool Repairs & Maintenance	\$3,200	\$3,200	\$0	\$0	\$3,200
Fitness Repairs & Maintenance	\$5,000	\$5,000	\$0	\$0	\$5,000
Amenity Repairs & Maintenance	\$1,480	\$1,480	\$0	\$0	\$1,480
Pest Control	\$650	\$650	\$0	\$0	\$650
Other					
Property Insurance (70%/30%)	\$36,925	\$25,848	\$0	\$11,078	\$36,925
Contingency	\$4,625		\$0	\$4,625	\$4,625
Transfer Out - Capital Reserve	\$74,426		\$0	\$0	\$74,426
Total Maintenance	\$889,069	\$429,852	\$0	\$459,218	\$889,069
Total Expenditures	\$1,024,670	\$446,052	\$8,600	\$570,019	\$1,024,670
Excess Revenue/(Expenditures)	\$0	\$0	\$0	\$0	\$0
Net Assessments		\$432,052	\$8,600	\$522,687	\$963,338
Add: Discounts and Collections (6%)		\$27,578	\$549	\$33,363	\$61,490
Gross Assesment		\$459,629	\$9,149	\$556,050	\$1,024,828
Assessable Units		797	107	904	Total
Per Unit Assessments - Phases 1 - 5		\$576.70	\$0.00	\$615.10	\$1,191.80
Per Unit Assessments - Randal Walk		\$0.00	\$85.50	\$615.10	\$700.60

Community Development District Assessments Schedule - FY2022

Phase 1A and 1	<u> No. Of Units</u>	Per Unit, O & M	<u>Series 2012</u>	<u>Series 2015</u>	<u>Series 2018</u>	<u>Total</u>
Single Family 40'	83	\$1,192	\$1,072	\$0	\$0	\$2,264
Single Family 50'	106	\$1,192	\$1,126	\$0	\$0	\$2,318
Single Family 60'	50	\$1,192	\$1,179	\$0	\$0	\$2,371
Townhome	0	\$0	\$0	\$0	\$0	\$0
Phase 2 & 3	No. Of Units	Per Unit, O & M	Series 2012	<u>Series 2015</u>	<u>Series 2018</u>	<u>Total</u>
Single Family 40'	27	\$1,192	\$1,072	\$301	\$0	\$2,565
Single Family 50'	27	\$1,192	\$1,126	\$251	\$0	\$2,569
Single Family 60'	24	\$1,192	\$1,179	\$202	\$0	\$2,573
Townhome	83	\$1,192	\$805	\$314	\$0	\$2,310
Townhome	5	\$1,192	\$0	\$1,117		\$2,309
Phase 4 & 5	No. Of Units	Per Unit, O & M	<u>Series 2012</u>	<u>Series 2015</u>	<u>Series 2018</u>	<u>Total</u>
Phase 4 & 5 Single Family 40'	No. Of Units	Per Unit, O & M \$1,192	Series 2012 \$0	Series 2015 \$1,551	Series 2018 \$0	Total \$2,743
		<u>-</u>		· · ·	•	
Single Family 40'	33	\$1,192	\$0	\$1,551	\$0	\$2,743
Single Family 40' Single Family 50'	33 119	\$1,192 \$1,192	\$0 \$0	\$1,551 \$1,631	\$0 \$0	\$2,743 \$2,822
Single Family 40' Single Family 50' Single Family 60'	33 119 105	\$1,192 \$1,192 \$1,192	\$0 \$0 \$0	\$1,551 \$1,631 \$1,705	\$0 \$0 \$0	\$2,743 \$2,822 \$2,896
Single Family 40' Single Family 50' Single Family 60' Townhome	33 119 105 135	\$1,192 \$1,192 \$1,192 \$1,192	\$0 \$0 \$0 \$0	\$1,551 \$1,631 \$1,705 \$1,165	\$0 \$0 \$0 \$0	\$2,743 \$2,822 \$2,896 \$2,356
Single Family 40' Single Family 50' Single Family 60' Townhome Randal Walk	33 119 105 135	\$1,192 \$1,192 \$1,192 \$1,192 Per Unit, O & M	\$0 \$0 \$0 \$0 \$0	\$1,551 \$1,631 \$1,705 \$1,165 Series 2015	\$0 \$0 \$0 \$0 \$0	\$2,743 \$2,822 \$2,896 \$2,356
Single Family 40' Single Family 50' Single Family 60' Townhome Randal Walk Single Family 40'	33 119 105 135	\$1,192 \$1,192 \$1,192 \$1,192 Per Unit, O & M \$0	\$0 \$0 \$0 \$0 \$0 Series 2012 \$0	\$1,551 \$1,631 \$1,705 \$1,165 Series 2015 \$0	\$0 \$0 \$0 \$0 \$0 Series 2018 \$0	\$2,743 \$2,822 \$2,896 \$2,356 Total \$0

Total Units 904

SECTION VIII

SECTION B

SECTION 1

Randal Park Community Development District

Check Run Summary

March 01, 2021 thru April 13, 2021

Fund	Date	Check No.'s	Amount
General Fund			
	4/23/21	2178-2188	\$116,615.53
	5/6/21	2189-2197	\$6,528.31
	5/13/21	2198-2205	\$22,152.75

\$145,296.59

AP300R	YEAR-TO-DATE	E ACCOUNTS PAYABLE	PREPAID/COMPUTER	CHECK REGISTER	RUN	5/14/21	PAGE	1
*** CHECK DATES 04/14/2021 - 05/14/20	21 ***	RANDAL PARK CDD						

BANK A RANDAL PARK CDD CHECK VEND#INVOICE.... ...EXPENSED TO...
DATE DATE INVOICE YRMO DPT ACCT# SUB SUBCLASS VENDOR NAME STATUS AMOUNTCHECK.... AMOUNT # 4/23/21 00031 3/31/21 192908 202103 320-53800-47000 285.00 LAKE MAINT 5 PDS - MAR 21 3/31/21 192908 202103 320-53800-47000 55.00 LAKE MAINT DOWDEN - MAR21 3/31/21 192908 202103 320-53800-47000 50.00 MAINT AC1 RETENT - MAR 21 3/31/21 192908 202103 320-53800-47000 355.00 MAINT 4 RET PONDS-MAR 21 APPLIED AQUATIC MANAGMENT, INC. 745.00 002178 4/23/21 00009 4/01/21 I-4/1/20 202103 320-53800-47600 689.50 SECURITY PATROL 3/26-3/28 4/06/21 I-4/6/20 202104 320-53800-47600 689.50 SECURITY PATROL 4/2 - 4/4 4/14/21 I-4/14/2 202104 320-53800-47600 689.50 SECURITY PATROL 4/9-4/11 CITY OF ORLANDO 2,068.50 002179 4/23/21 00095 4/03/21 12983 202104 320-53800-49400 138.69 SPECIAL EVENT - EASTER CAPTAIN CARNIVAL 138.69 002180 4/23/21 00001 4/01/21 623 202104 310-51300-34000 3,381,25 MANAGEMENT FEES-APR 2021 4/01/21 623 202104 310-51300-35100 83.33 INFORMATION TECH-APR 2021 4/01/21 623 202104 310-51300-31300 875.00 DISSEMINATION SVC-APR 21 4/01/21 623 202104 310-51300-51000 OFFICE SUPPLIES 4/01/21 623 202104 310-51300-42000 4.40 POSTAGE 4/01/21 623 202104 310-51300-42500 86.25 COPIES 4/01/21 625 202104 320-53800-12100 6,427,25 AMENITY MGMT SRV-APR 2021 2,427.00 4/01/21 626 202104 320-53800-12300 FACILITY MAINT - APR 2021 GOVERNMENTAL MANAGEMENT SERVICES 13,284.78 002181 4/23/21 00039 4/01/21 6217 202104 320-53800-46400 528.00 POOL MAINTENANCE - APR 21 4/01/21 6218 202104 320-53800-46900 100.00 FOUNTAIN MAINT - APR 21

RAND RANDAL PARK IARAUJO

ROBERTS POOL SERVICE AND REPAIR INC

628.00 002182

** CHECK DATES 04/14/2021 - 05/14/2021 *** RANDAL PARK CDD
BANK A RANDAL PARK CDD

SECURITY SERVICE - JAN 21

SPRING ICE CREAM SOCIAL

5/06/21 00124 5/08/21 14015 202104 320-53800-49400

CHECK VEND#INVOICE.... ...EXPENSED TO...
DATE DATE INVOICE YRMO DPT ACCT# SUB SUBCLASS VENDOR NAME STATUS AMOUNTCHECK.... AMOUNT # 4/23/21 00108 4/06/21 221111 202104 320-53800-46700 1.016.36 JANITORIAL SERVICE-APR 21 RUGBY COMMERCIAL CLEANING, LLC 1,016.36 002183 4/23/21 00049 4/01/21 177429 202103 320-53800-34500 SECURITY MONITORING MAR21 SYNERGY FL 35.00 002184 4/23/21 00066 4/07/21 0N210622 202104 300-13100-10400 402.60 PLANT INSTALLATION 4/07/21 ON210622 202104 300-13100-10400 5.274.12 DOG PARK/FIELD RENOVATION 4/15/21 ON 21214 202104 320-53800-46200 24,012.91 LANDSCAPE MAINT-APR 2021 4/19/21 ON 21278 202104 320-53800-46500 1,200.00 IRRIGATION REPAIRS-APR 21 YELLOWSTONE LANDSCAPE-SOUTHEAST, LLC 30,889.63 002185 4/23/21 00110 4/23/21 04232021 202104 300-20700-10300 36.023.92 TXFER TAX RECEIPTS S2015 RANDAL PARK CDD C/O WELLS FARGO 36,023.92 002186 4/23/21 00111 4/23/21 04232021 202104 300-20700-10300 TXFER TAX RECEIPTS S2018 RANDAL PARK CDD C/O WELLS FARGO 7.222.88 002187 4/23/21 00033 4/23/21 04232021 202104 300-20700-10300 24,562.77 TXFER TAX RECEIPTS S2012 RANDAL PARK CDD C/O WELLS FARGO 24,562.77 002188 5/06/21 00043 4/15/21 14128182 202104 320-53800-46800 50.00 PEST CONTROL - APRIL 2021 50.00 002189 ARROW ENVIRONMENTAL SERVICES 5/06/21 00009 4/21/21 I-4/21/2 202104 320-53800-47600 689.50 SECURITY PATROL 4/16-4/18 184.00 5/03/21 I-5/3/20 202104 320-53800-47600 SECURITY PATROL - 4/30 CITY OF ORLANDO 873.50 002190 5/06/21 00069 2/01/21 1813A 202101 320-53800-47600 453.00

RAND RANDAL PARK IARAUJO

COMMUNITY WATCH SOLUTIONS, LLC

ICE TWISTER CATERING AND EVENTS

453.00 002191

609,99 002192

609.99

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER *** CHECK DATES 04/14/2021 - 05/14/2021 *** RANDAL PARK CDD BANK A RANDAL PARK CDD	CHECK REGISTER	RUN 5/14/21	PAGE 3
CHECK VEND#INVOICEEXPENSED TO VENDOR NAME DATE DATE INVOICE YRMO DPT ACCT# SUB SUBCLASS	STATUS	AMOUNT	CHECK AMOUNT #
5/06/21 00025 4/26/21 97793 202103 310-51300-31500 BOS MTG/PREP.AGREE/COVID	*	1,231.39	
LATHAM, LUNA, EDEN & BEAUDINE LI	LP		1,231.39 002193
5/06/21 00061 4/29/21 134497 202104 320-53800-51000 LITTER PICK UP BAGS/LINER	*	508.00	
PROPET DISTRIBUTORS, INC.			
5/06/21 00039 5/01/21 6294 202105 320-53800-46400 POOL MAINTENANCE - MAY 21	*	528.00	
5/01/21 6295 202105 320-53800-46900 FOUNTAIN MAINT - MAY 2021	*	100.00	
ROBERTS POOL SERVICE AND REPAIR	INC		628.00 002195
5/06/21 00038 4/13/21 365183 202104 320-53800-46400	*	202.00	
JUMBO STICKS 50LB PAIL 4/18/21 365403 202105 320-53800-46400 CHEMICALS/CONTROL - 05/21	*	750.00	
SPIES POOL, LLC			952.00 002196
5/06/21 00066 5/03/21 ON 21687 202104 320-53800-46500 TRRIGATION REPAIRS-APR 21	*	1,222.43	
YELLOWSTONE LANDSCAPE-SOUTHEAST	,LLC		1,222.43 002197
5/13/21 00031 4/30/21 193648 202104 320-53800-47000 LAME MAINT 5 PDS - APR 21	*	285.00	
4/30/21 193648 202104 320-53800-47000	*	55.00	
LAKE MAINT DOWDEN-APR 21 4/30/21 193648 202104 320-53800-47000 MAINT AC1 RETENT - APR 21	*	50.00	
4/30/21 193648 202104 320-53800-47000 MAINT 4 RET PONDS-APR 21	*	355.00	
APPLIED AQUATIC MANAGMENT, INC.			745.00 002198
5/13/21 00040 4/30/21 332-4861 202104 320-53800-47400 BOARD MEETING-SIGN/STAKES	*	95.12	
FASTSIGNS			95.12 002199
5/13/21 00057 5/06/21 41747777 202105 320-53800-46000	*	340.00	
MAINTENANCE ON A/C UNITS 5/06/21 41747777 202105 320-53800-46000 REPLACE PLEATD. AIR FILTE	*	144.34	
FRANK'S AIR CONDITIONING, INC.			484.34 002200
5/13/21 00001 4/30/21 634 202104 320-53800-49000 DISINFECTING SVC-APR 2021	*	1,500.00	

RAND RANDAL PARK IARAUJO

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 5/14/21
*** CHECK DATES 04/14/2021 - 05/14/2021 *** RANDAL PARK CDD

PAGE 4

*** CHECK DATES	04/14/2021 = 05/14/2021 *** R. B.	ANK A RANDAL PARK CDD			
CHECK VEND# DATE	DATE INVOICE YRMO DPT ACCT#	VENDOR NAME SUB SUBCLASS	STATUS	AMOUNT	CHECK
	5/01/21 629 202105 310-51300-	34000	*	3,381.25	
	MANAGEMENT FEES-MAY 2021 5/01/21 629 202105 310-51300-	35100	*	83.33	
	INFORMATION TECH-MAY 2021 5/01/21 629 202105 310-51300-	31300	*	875.00	
	DISSEMINATION SVC-MAY 21 5/01/21 629 202105 310-51300-	51000	*	.63	
	OFFICE SUPPLIES 5/01/21 629 202105 310-51300-	42000	*	10.94	
	POSTAGE 5/01/21 629 202105 310-51300-	42500	*	81.60	
	COPIES 5/01/21 629 202105 320-53800-	49000	*	905.20	
	HOME DEPOT/HOBBY LOBBY 5/01/21 630 202105 320-53800-	12000	*	1,449.17	
	FIELD MANAGEMENT-MAY 21 5/01/21 631 202105 320-53800-	12100	*	6,427.25	
	AMENITY MGMT-MAY 2021 5/01/21 635 202105 320-53800-	12300	*	2,427.00	
	FACILITY MAINT-MAY 2021 5/06/21 633 202104 320-53800-		*	500.00	
	RENTAL EQUIPMOVIE NIGHT 5/06/21 633 202104 320-53800-		*	150.00	
	SOUND EOUIPEASTER EVENT				17 791 37 002201
	5/04/21 21068 202104 310-51300- ARBITRAGE SERIES 2015			600.00	
		GRAU & ASSOCIATES			600.00 002202
5/13/21 00108	5/05/21 221157 202105 320-53800-	46700	*	1,180.02	
	JANITORIAL SERVICE-MAY 21	RUGBY COMMERCIAL CLEANING, LLC			1,180.02 002203
5/13/21 00038	4/27/21 365769 202104 320-53800-	46300	*	799.90	
	2 AQUA CREEK 4/27/21 365769 202104 320-53800-	46300	*	384.00	
	2 AQUA CREEK COVER 4/27/21 365769 202104 320-53800-		*	38.00	
	FREIGHT	SPIES POOL, LLC			1,221.90 002204
5/13/21 00049	5/01/21 180680 202104 320-53800-	34500		35.00	
	SECURITY MONITORING-APR21	CUMPDOU PT			35.00 002205
			_		

RAND RANDAL PARK IARAUJO

TOTAL FOR BANK A

145,296.59

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 5/14/21 PAGE 5
*** CHECK DATES 04/14/2021 - 05/14/2021 *** RANDAL PARK CDD

BANK A RANDAL PARK CDD

CHECK VEND#INVOICE......EXPENSED TO... VENDOR NAME STATUS AMOUNTCHECK.....

DATE DATE INVOICE YRMO DPT ACCT# SUB SUBCLASS AMOUNT #

TOTAL FOR REGISTER 145,296.59

RAND RANDAL PARK IARAUJO

SECTION 2

Community Development District

Unaudited Financial Reporting
March 31, 2021



Table of Contents

1	Balance Sheet
2-3	General Fund
4	Capital Reserve Fund
5	Debt Service Fund - Series 2012
6	Debt Service Fund - Series 2015
7	Debt Service Fund - Series 2018
8 .	Capital Projects Fund - Series 2015
9	Capital Projects Fund - Series 2018
10-11	Month to Month
12	Long - Term Debt
13	Assessment Receipt Schedule

Community Development District

Combined Balance Sheet

March 31, 2021

						To an a local		Total Co. Time		
		General Fund	Сар	tal Reserves Fund	E	ebt Service Fund		al Projects Fund	Gove	Totals rnmental Fund:
Assets:										
Cash	\$	845,116	\$		\$	-	\$	-	\$	845,116
Cash - Debit Card	\$	2,479	\$		\$	-	\$		\$	2,479
Investments	-								170	
Custody Account	\$	-	\$	321,827	\$	-	\$	-	\$	321,827
Bond Series - 2012										
Reserve	\$	-	\$	-	\$	401,053	\$	-	\$	401,053
Revenue	\$	-	\$	-	\$	489,314	\$		\$	489,314
Interest	\$	×	\$	•	\$	52	\$	-	\$	52
Prepayment	\$	-	\$	•	\$	3,728	\$	-	\$	3,728
Sinking Fund	\$	-	\$	-	\$	17	\$	•	\$	17
Bond Series - 2015										
Reserve	\$	-	\$		\$	596,097	\$	-	\$	596,097
Revenue	\$	-	\$		\$	665,566	\$	-	\$	665,566
Interest	\$	-	\$	-	\$	10	\$	-	\$	10
Construction	\$	-	\$	*	\$		\$	437	\$	437
Bond Series - 2018										
Reserve	\$	•	\$	-	\$	58,840	\$	-	\$	58,840
Cap Interest	\$		\$	-	\$	2,539	\$	-	\$	2,539
Revenue	\$	-	\$	-	\$	116,127	\$	-	\$	116,127
Construction	\$	-	\$	-	\$	*	\$	48	\$	48
Cost of Issuance	\$	5	\$	-	\$	•	\$	7	\$	7
Due from Colonial Properties	\$	11,379	\$	-	\$	-	\$	-	\$	11,379
Due from Capital Reserve	\$	7,179	\$	-	\$	-	\$	-	\$	7,179
Total Assets	\$	866,153	\$	321,827	\$	2,333,342	\$	491	\$	3,521,814
Liabilities:										
Accounts Payable	\$	13,534	\$	_	\$	_	\$	-	\$	13,534
Due to General Fund	\$	-	\$	7,179	\$		\$	-	\$	7,179
Total Liabilities	\$	13,534	\$	7,179	\$		\$		\$	20,713
	•								•	
Fund Balances:										
Unassigned Fund Balance	\$	852,620	\$	314,648	\$	-	\$		\$	1,167,267
Restricted For:						004460			_	
Debt Service - 2012	\$	-	\$	-	\$	894,163	\$	-	\$	894,163
Debt Service - 2015	\$	-	\$	-	\$	1,261,674	\$	-	\$	1,261,674
Debt Service - 2018					\$	177,506			\$	177,506
Assigned For:							•	407		
Capital Projects - 2015	\$	-	\$	-	\$	•	\$	437	\$	437
Capital Projects - 2018	\$		\$	-	\$	-	\$	55	\$	55
Total Fund Balances	\$	852,620	\$	314,648	\$	2,333,342	\$	491	\$	3,501,101

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

the state of the second second		Adopted	Pro	orated Budget	E L	Actual	Tet ?		
		Budget	Th	ni 03/31/21	Th	ni 03/31/21		Variance	
Damana									
Revenues									
Special Assessments	\$	963,338	\$	924,977	\$	924,977	\$		
Colonial Properties Contribution	\$	46,221	\$	23,110	\$	23,110	\$	(0)	
Miscellaneous Revenue	\$	1,000	\$	500	\$	895	\$	395	
Activities	\$	7,000	\$	3,500	\$	1,621	\$	(1,880)	
Rentals	\$	7,000	\$	3,500	\$	2,150	\$	(1,350)	
Total Revenues	s	1,024,559	\$	955,587	\$	952,753	s	(2,835)	
Total Ito. Onto						700,100		(a)ooo	
Expenditures:									
General & Administrative:									
Supervisor Fees	\$	12,000	\$	6,000	\$	4,000	\$	2,000	
FICA Expense	\$	900	\$	450	\$	306	\$	144	
Annual Audit	\$	4,600	\$	4,600	\$	4,300	\$	300	
Trustee Fees	\$	12,500	\$	8,500	\$	8,500	\$	-	
Dissemination Agent	\$	10,500	\$	5,250	\$	5,250	\$	-	
Arbitrage	\$	1,800	\$		\$	-	\$	-	
Engineering	\$	10,000	\$	5,000	\$	1,190	\$	3,810	
Attorney	\$	20,000	\$	10,000	\$	9,236	\$	764	
Assessment Administration	\$	5,000	\$	5,000	\$	5,000	\$		
Management Fees	\$	40,575	\$	20,288	\$	20,288	\$	*	
Information Technology	\$	2,200	\$	1,100	\$	500	\$	600	
Telephone	\$	100	\$	50	\$	-	\$	50	
Postage	\$	650	\$	325	\$	181	\$	144	
Insurance	\$	5,556	\$	5,556	\$	5,304	\$	252	
Printing & Binding	\$	2,150	\$	1,075	\$	447	\$	628	
Legal Advertising	\$	2,250	\$	1,125	\$	508	\$	617	
Other Current Charges	\$	350	\$	350	\$	792	\$	(442)	
Office Supplies	\$	200	\$	100	\$	4	\$	96	
Property Appraiser	\$	800	\$	800	\$	904	\$	(104)	
Property Taxes	\$	250	\$	250	\$	241	\$	9	
Dues, Licenses & Subscriptions	\$	175	\$	175	\$	175	\$		
Total General & Administrative:	\$	132,556	\$	75,994	\$	67,124	\$	8,869	
<u>Maintenance</u>									
Contract Services									
Field Management	\$	17,390	\$	8,695	\$	8,695	\$	(0)	
Wetland Maintenance	\$	9,600	\$	4,800	\$	-	\$	4,800	
Mitigation Monitoring	\$	2,500	\$	1,250	\$		\$	1,250	
Landscape Maintenance	\$	288,264	\$	144,132	\$	144,077	\$	55	
Lake Maintenance	\$	9,600	\$	4,800	\$	4,470	\$	330	
Security Patrol	\$	35,184	\$	17,592	\$	15,681	\$	1,911	

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

	Adopted			rated Budget		Actual	B	4.75
		Budget	The	03/31/21	Thr	u 03/31/21		Variance
Repairs & Maintenance								
Facility Maintenance	\$	29,120	\$	14,560	\$	22,380	\$	(7,820)
Repairs & Maintenance	\$	11,000	\$	5,500	\$	3,702	\$	1,798
Operating Supplies	\$	9,800	\$	4,900	\$	2,352	\$	2,548
Landscape Replacement	\$	10,500	\$	5,250	\$	1,714	\$	3,536
Irrigation Repairs	\$	10,000	\$	5,000	\$	629	\$	4,371
Alley Maintenance	\$	1,500	\$	750	\$	-	\$	750
Stormwater Repairs & Maintenance	\$	1,500	\$	750	\$		\$	750
Fountain Maintenance	\$	3,500	\$	1,750	\$	2,738	\$	(988)
Sign Maintenance	\$	1,000	\$	500	\$	520	\$	(20)
Pressure Washing	\$	5,700	\$	4,250	\$	4,250	\$	
Utilities								
Utilities - Common Area	\$	30,000	\$	15,000	\$	9,220	\$	5,780
Streetlighting	\$	110,000	\$	55,000	\$	50,620	\$	4,380
Amenity Center	-	All transcription of the						
Amenity Management	\$	77,127	\$	38,564	\$	38,564	\$	-
Pool Attendants	\$	15,600	\$	7,800	\$	6,750	\$	1,050
Pool Permit	\$	550	\$	•	\$	-	\$	-
Cable TV/Internet/Telephone	\$	4,000	\$	2,000	\$	1,660	\$	340
Utilities - Amenity Center	\$	21,000	\$	10,500	\$	9,634	\$	866
Refuse Service	\$	2,400	\$	1,200	\$	1,118	\$	82
Amenity Center Access Cards	\$	1,000	\$	500	\$	515	\$	(15)
HVAC Maintenance	\$	574	\$	287	\$	-	\$	287
Special Events	\$	13,962	\$	6,981	\$	1,460	\$	5,521
Holiday Decorations	\$	4,410	\$	4,410	\$	4,410	\$	
Security Monitoring	\$	600	\$	300	\$	210	\$	90
Janitorial Services	\$	16,000	\$	8,000	\$	6,017	\$	1,983
Pool Maintenance	\$	15,330	\$	7,665	\$	7,616	\$	49
Pool Repairs & Maintenance	\$	3,200	\$	1,600	\$	865	\$	735
Fitness Repairs & Maintenance	\$	5,000	\$	2,500	\$	425	\$	2,075
Amenity Repairs & Maintenance	\$	1,480	\$	740	\$	3	\$	740
Pest Control	\$	650	\$	325	\$	300	\$	25
Other .		20.550	•	22 520		20.00		
Property Insurance	\$	33,570	\$	33,570	\$	33,568	\$	2
Contingency Transfer Out - Capital Reserve	\$	9,392 80,000	\$ \$	4,696	\$ \$	357	\$	4,339
Total Maintenance	\$	892,003	\$	426,117	\$	384,517	\$	41,600
Aven Palintenance	4	072,003	•	TAUJEET		JUT,JI/	*	41,000
Total Expenditures	\$	1,024,559	\$	502,110	\$	451,641	\$	50,469
Excess Revenues (Expenditures)	\$	0	W. T.	Martin.	\$	501,111	r,	101
Fund Balance - Beginning	\$		- - -		\$	351,508		HSUA
Fund Balance - Ending	\$	0	100		\$	852,620		

Community Development District

Capital Reserve Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

The second second second		Adopted	Prora	ited Budget		Actual	100	
Charles of the little of the latest		Budget	Thru	03/31/21	The	03/31/21	V	ariance
Revenues								
Interest	\$	2,000	\$	1,000	\$	235	\$	(765)
Total Revenues	\$	2,000	\$	1,000	\$	235	S	(765)
Expenditures:								
Capital Outlay	\$	25,000	\$	12,500	\$	7,179	\$	5,321
Total Expenditures	\$	25,000	\$	12,500	\$	7,179	\$	5,321
Other Financing Sources/(Uses)								
Transfer In	\$	80,000	\$	*	\$	-	\$	-
Total Other Financing Sources (Uses)	\$	80,000	\$		\$		\$	-
Excess Revenues (Expenditures)	s	57,000			\$	(6,944)		
Fund Balance - Beginning	\$	322,042	No. of St.	100	\$	321,592	Smile	
Fund Balance - Ending	\$	379,042	-		5	314,648		

Community Development District

Debt Service Fund - Series 2012

Statement of Revenues, Expenditures, and Changes in Fund Balance

	Adopted Budget			rated Budget a 03/31/21	The	Actual 03/31/21		Variance
Revenues								
Assessments	\$	397,350	\$	384,252	\$	384,252	\$	-
Interest	\$	5,000	\$	2,500	\$	34	\$	(2,466)
Total Revenues	- S	402,350	\$	386,752	\$	384,286	\$	(2,466)
Expenditures:								
Principal Payment - 11/01	\$	95,000	\$	95,000	\$	95,000	\$	
Interest Payment - 11/01	\$	150,163	\$	150,163	\$	150,163	\$	-
Special Call - 11/01	\$	-	\$	-	\$	15,000	\$	(15,000)
Interest Payment - 05/01	\$	147,431	\$	-	\$	-	\$	-
Total Expenditures	\$	392,594	\$	245,163	5	260,163	\$	(15,000)
Excess Revenues (Expenditures)	\$	9,756			\$	124,124		
Fund Balance - Beginning	\$	361,882	2 1	led sta	\$	770,040	B.A.	
Fund Balance - Ending	\$	371,639			\$	894,163	20 -	THE RESERVE

Community Development District

Debt Service Fund - Series 2015

Statement of Revenues, Expenditures, and Changes in Fund Balance

	Adopted Budget	rated Budget 103/31/21	Th	Actual ru 03/31/21		/ariance
Revenues						
Assessments	\$ 596,080	\$ 563,547	\$	563,547	\$	
Interest	\$ 7,000	\$ 3,500	\$	47	\$	(3,453)
Total Revenues	\$ 603,080	\$ 567,047	\$	563,594	\$	(3,453)
Expenditures:						
Principal Payment-11/01	\$ 165,000	\$ 165,000	\$	165,000	\$	-
Interest Payment - 11/01	\$ 210,203	\$ 210,203	\$	210,203	\$	-
Interest Payment - 05/01	\$ 206,803	\$ •	\$	-	\$	-
Total Expenditures	\$ 582,005	\$ 375,203	\$	375,203	\$	
Excess Revenues (Expenditures)	\$ 21,075		\$	188,391		
Fund Balance - Beginning	\$ 478,263	H A PAG	\$	1,073,283	In the	
Fund Balance - Ending	\$ 499,338	No.	\$	1,261,674		Tarian I

Community Development District

Debt Service Fund - Series 2018

Statement of Revenues, Expenditures, and Changes in Fund Balance

		Adopted Budget		rated Budget u 03/31/24	Thr	Actual 03/31/21	_ v	ariance
Revenues								
Assessments	\$	117,674	\$	112,992	\$	112,992	\$	-
Interest	\$	500	\$	250	\$	5	\$	(245)
Total Revenues	\$	118,174	\$	113,242	\$	112,997	\$	(245)
Expenditures:								
Interest Payment - 11/01	\$	43,528	\$	43,528	\$	43,528	\$	
Principal Payment-05/01	\$	30,000	\$	-	\$	-	\$	
Interest Payment - 05/01	\$	43,528	\$	-	\$	-	\$	94
Total Expenditures	\$	117,055	\$	43,528	\$	43,528	\$	
Excess Revenues (Expenditures)	\$	1,119	4		\$	69,470		E TOW
Fund Balance - Beginning	5-1	77,778	-41-1		\$	108,036	214/ A	E LETTER ST
Fund Balance - Ending	\$	78,897	3.17	-4111	\$	177,506		3/10/

Community Development District

Capital Projects Fund - Series 2015

Statement of Revenues, Expenditures, and Changes in Fund Balance

	Ado	pted lget	Prorated Thru 03	Budget /31/21		ctual 03/31/21	Variance		
Revenues									
Interest	\$	-	\$	-	\$		\$	-	
Total Revenues	\$	77.	5		\$		S		
Expenditures:									
Capital Outlay	\$	-	\$	-	\$	-	\$		
Total Expenditures	\$	1	\$	100	\$	TECTION S	\$		
Excess Revenues (Expenditures)	\$		No I all		\$		1		
Fund Balance - Beginning	\$		William Par	ill types	\$	437		B Levi	
Fund Balance - Ending	\$			Lange Co	5	437		37.79	

Community Development District

Capital Projects Fund - Series 2018

Statement of Revenues, Expenditures, and Changes in Fund Balance

	Ad o _l		Prorated Budget	tual 3/31/21	Vai	iance
Revenues						
Interest	\$	- \$	-	\$ H	\$	-
Total Revenues	\$	- \$		\$	\$	
Expenditures:						
Capital Outlay	\$	- \$	-	\$ -	\$	
Total Expenditures	\$	- 5	Marie Mail	\$ 	5	
Excess Revenues (Expenditures)	\$			\$ TANK.	10 2 10	
Fund Balance - Beginning	\$	el Lore (Lor		\$ 55		
Fund Balance - Ending	\$	10 1	No state of	\$ 55		

Community Development District

Month to Month

		0d		Nov		Dec	W.	Jan	Feb	Mar		Apr	May:	Jun	Jul	Aug		Sep	Total
Revenues																			
Special Assessments	\$		\$	73,222	\$	241,282	\$	537,212	\$ 45,570	\$ 27,691	\$		\$ - \$	-	\$ - \$		- \$	- \$	924,977
Colonial Properties Contribution	\$	3,913		0 -0.000	\$		\$	3,916		\$ 3,549		-	\$ - \$		\$ - \$		- \$	- \$	23,110
Miscellaneous Revenue	\$	270			\$		\$	80	120	\$ 155		-	\$ - \$		\$ - \$		- \$	- \$	895
Activities	\$	-	\$		\$		\$	721	\$ 400	\$ 200	\$		\$ - \$		\$ - \$		- \$	- \$	1,621
Rentals	\$	(250)	\$	-	\$	1,150	\$	750	\$ 250	\$ 250	\$	-	\$ - \$	-	\$ - \$		- \$	- \$	2,150
Total Revenues	5	3,933	\$	77,128	\$	246,915	\$	542,678	\$ 50,254	\$ 31,845	\$	THE STATE OF	\$ - 5		\$. \$		- \$	5	952,753
Expenditures:																			
General & Administrative:																			
Supervisor Fees	\$	800	\$	800	\$		\$	800	\$ 800	\$ 800	\$		\$ - \$		\$ - \$		- \$	- \$	4,000
FICA Expense	\$	61	\$	61	\$	-	\$	61	\$ 61	\$ 61	\$	*	\$ - \$		\$ - \$		- \$	- \$	306
Annual Audit	\$		\$	•	\$		\$	4,300	\$ -	\$ -	\$		\$ - \$	-	\$ - \$		- \$	- \$	4,300
Trustee Fees	\$	-	\$		\$	4,000	\$	-	\$ -	\$ 4,500	\$		\$ - \$	-	\$ - \$		- \$	- \$	8,500
Dissemination Agent	\$	875	\$	875	\$	875	\$	875	\$ 875	\$ 875	\$		\$ - \$		\$ - \$		- \$	- \$	5,250
Arbitrage	\$	-	\$		\$	•	\$	-	\$ -	\$ -	\$		\$ - \$	-	\$ - \$		- \$	- \$	
Engineering	\$		\$	540	\$	20	\$	180	\$ 180	\$ 270	\$	-	\$ - \$	-	\$ - \$		- \$	- \$	1,190
Attorney	\$	742	\$	287	\$	2,217	\$	2,401	\$ 2,358	\$ 1,231	\$		\$ - \$	-	\$ - \$		- \$	- \$	9,236
Assessment Administration	\$	5,000	\$	-	\$		\$	-	\$	\$	\$		\$ - \$	-	\$ - \$		- \$	- \$	5,000
Management Fees	\$	3,381	\$	3,381		(8)	\$	3,381	3,381	3,381		•	\$ - \$		\$ - \$		- \$	- \$	20,288
Information Technology	\$	83		83			\$	83	83	\$ 83		-	\$ - \$		\$ - \$		- \$	- \$	500
Telephone	\$		\$	•			\$		\$ 	\$	\$	•	\$ - \$		\$ - \$		- \$	- \$	
Postage	\$	51		10	\$		\$		\$ 81	\$ 21	- 2	-	\$ - \$		\$ - \$		- \$	- \$	181
Insurance	\$	5,304		•			\$		\$		\$		\$		\$ - \$		- \$	- \$	5,304
Printing & Binding	\$	34		118			\$	19	85	\$ 132		-	\$ - \$		\$ - \$		- \$	- \$	447
Legal Advertising	\$	508			-		\$		\$	\$	\$	-	\$ - \$		\$ - \$ - \$		- \$ - \$	- \$ - \$	508 792
Other Current Charges	\$		\$	265			\$	134	120	\$ 134	-	-	\$ - \$ - \$		\$ - \$		- \$	- \$	192
Office Supplies	\$		\$	1		1			\$ 0	\$	\$	-	\$ - \$		\$ - \$		- \$	- \$	904
Property Appraiser	\$ \$		\$	241	\$	904	\$		\$	\$	\$		\$ - \$		\$ - \$		- \$	- \$	241
Property Taxes Dues, Licenses & Subscriptions	\$	175			\$		\$		\$	\$	\$		\$ - \$		\$ - \$		- \$	- \$	175
Total General & Administrative:	\$	17,015	5	6,662	\$	11,690	\$	12,242	\$ 8,026	\$ 11,489	\$		\$. \$		\$. \$		- 5	- \$	67,124
Maintenance																			
Contract Services																			
Field Management	\$	1,449	\$	1,449	\$	1,449	\$	1,449	\$ 1,449	\$ 1,449	\$		\$ - \$	-	\$ - \$		- \$	- \$	8,695
Wetland Maintenance	\$		5		\$		\$		\$	\$	\$		\$ - \$		\$ - \$		- \$	- \$	-,
Mitigation Monitoring	\$		\$	-			\$		\$	\$	\$		\$ - \$		\$ - \$		- \$	- \$,
Landscape Maintenance	\$	24,013		24,013			\$	24,013		\$ 24,013			\$ - \$		\$ - \$		- \$	- \$	144,077
Lake Maintenance	\$	745	\$	745		745	\$	745	\$ 745	\$ 745			\$ - \$		\$ - s		- \$	- \$	4,470
Security Patrol	\$	3,193	\$	3,002	\$	2,856	\$	3,097	\$ 2,844	\$ 690	\$		\$ - \$	-	\$ - \$		- \$	- \$	15,681

Community Development District

Month to Month

		0ct		Nov		Dec		Jan		Feb		Mar		Apr	,	day	fun	Jul	100	Acres		Can	Total
		1994		1100		- MC		Jan .		1,60		Mat		MILL	-1.5	1111	Inte	jui		Aug		Sep	1 0011
Repairs & Maintenance																							
Facility Maintenance	\$	3,994	\$	3,977	\$	2,050	\$	5,527	\$	2,792	\$	4,041	\$	- 1	\$	- \$	- 3	•	- \$		\$	- \$	22,380
Repairs & Maintenance	\$	213	\$	450	\$		\$	846	\$	2,193	\$		\$	- :	\$	- \$	- 1	\$	- \$		\$	- \$	3,702
Operating Supplies	\$	587	\$	52	\$	481	\$	508	\$	292	\$	432	\$	- :	\$	- \$	- 3	5	- \$		\$	- \$	2,352
Landscape Replacement	\$	853	\$	861	\$	-	\$		\$		\$		\$	- 1	\$	- \$	- 3	5	- \$		\$	- \$	1,714
Irrigation Repairs	\$	-	\$		\$		\$		\$		\$	629	\$	- :	\$	- \$	+ 1	\$	- \$		\$	- \$	629
Alley Maintenance	\$	-	\$		\$		\$		\$		\$		\$	- 3	\$	- \$	- 3	\$	- \$		\$	- \$	
Stormwater Repairs & Maintenance	\$		\$		\$	-	\$		\$		\$	-	\$	- 3	\$	- \$	- 3	5	- \$	-	\$	- \$	-
Fountain Maintenance	\$	100	\$	100	\$	275	\$	100	\$	1,623	\$	539	\$	- 5	\$	- \$	2 0	\$	- \$	-	\$	- \$	2,738
Sign Maintenance	\$		\$	-	\$		\$	447	\$	-	\$	74	\$	- :	\$	- \$	+ 0	\$	- \$		\$	- \$	520
Pressure Washing	\$	4,250	\$		\$	-	\$	-	\$	-	\$	-	\$	- :	\$	- \$	- 3	\$	- \$	-	\$	- \$	4,250
Utilities																							
Utilities - Common Area	\$	2,695	\$	1,624		1,551		1,010		1,030		1,310		- :		- \$			- \$		\$	- \$	9,220
Streedighting	\$	8,420	\$	8,425	\$	8,425	\$	8,425	\$	8,466	\$	8,461	\$	- :	\$	- \$	- 3	5	- \$		\$	- \$	50,620
Amenity Center																							
Amenity Management	\$	6,427	\$	6,427	\$	6,427	\$	6,427		6,427	\$	6,427	\$	- 1	\$	- \$	- :		- \$	-	\$	- \$	38,564
Pool Attendants	\$	5,950	\$	-	\$	100	\$	-	\$		\$	800	\$	- :	\$	- \$	- 3	•	- \$	-	\$	- \$	6,750
Pool Permit	\$		\$	-	\$	12.	\$		\$	-	\$	-	\$	- :	\$	- \$	+ 1	•	- \$	-	\$	- \$	
Cable TV/Internet/Telephone	\$	277	\$	277	\$	277	\$	277	\$	277	\$	277	\$	- 3	\$	- \$	- 1	•	- \$	-	\$	- \$	1,660
Utilities - Amenity Center	\$	1,558	\$	1,610	\$	1,599	\$	1,550	\$	1,701	\$	1,617	\$	- 1	\$	- \$	- 3		- \$	-	\$	- \$	9,634
Refuse Service	\$	186	\$	186	\$	186	\$	186	\$	186	\$	186	\$	- 3	\$	- \$		\$	- \$	-	\$	- \$	1,118
Amenity Center Access Cards	\$		\$		\$	515	\$		\$		\$	+	\$	- 3	\$	- \$	- 3	•	- \$		\$	- \$	515
HVAC Maintenance	\$		\$		\$		\$	~	\$	-	\$	-	\$	- :	\$	- \$	-	1	- \$	-	\$	- \$	-
Special Events	\$		\$		\$	-	\$		\$	-	\$	1,460	\$	- 3	\$	- \$	-)	\$	- \$	-	\$	- \$	1,460
Holiday Decorations	\$	4,410	\$		\$		\$	10	\$	19	\$		\$	- 3	\$	- \$	- 1	\$	- \$	-	\$	- \$	4,410
Security Monitoring	\$	35	\$	35	\$	35	\$	35	\$	35	\$	35	\$	- 3	\$	- \$	-	\$	- \$	-	\$	- \$	210
Janitorial Services	\$	997	\$	945	\$	945	\$	1,123	\$	1,004	\$	1,004	\$	- 3	\$	- \$	-	\$	- \$	-	\$	- \$	6,017
Pool Maintenance	\$	1,470	\$	2,096	\$	1,514	\$	528	\$	1,278	\$	730	\$		\$	- \$		\$	- \$		\$	- \$	7,616
Pool Repairs & Maintenance	\$	115	\$		\$	*	\$		\$	750	\$		\$	- :	\$	- \$	-	5	- \$	-	\$	- \$	865
Fitness Repairs & Maintenance	\$	190	\$		\$	-	\$		\$	-	\$	425	\$	- 3	\$	- \$	-	\$	- \$	-	\$	- \$	425
Amenity Repairs & Maintenance	\$	-	\$		\$		\$		\$		\$		\$	- :	\$	- \$	-	\$	- \$	-	\$	- \$	-
Pest Control	\$	50	\$	50	\$	50	\$	50	\$	50	\$	50	\$	- :	\$	- \$	-	\$	- \$	-	\$	- \$	300
Other																							
Property Insurance	\$	33,568	\$	-	\$	-	\$	-	\$		\$		\$	- 3	\$	- \$		5	- \$		\$	- \$	33,568
Contingency	\$	-	\$		\$	*	\$	245	\$	112	\$		\$. :	\$	- \$	¥	5	- \$	-	\$	- \$	357
Transfer Out - Capital Reserve	\$		\$		\$		\$	٠	\$	-	\$		\$		\$	- \$		\$	- \$		\$	- \$	-
Total Maintenance	\$	105,555	\$	56,323	\$	53,392	\$	56,586	\$	57,267	\$	55,393	\$		\$	- \$		\$. 5	19	\$	- \$	384,517
Total Expenditures	5	122,570	\$	62,985	\$	65,082	\$	68,828	\$	65,293	S	66,882	\$		\$	- \$		3	. 5		\$. \$	451,641
Excess Revenues (Expenditures)	s	(118,637)	e	14,143	\$	181,833	¢	473,850	\$	(15,039)	•	(35,038)	*			. \$	T. 1		- 5		5	s	501,111
Excess Revenues (Expenditures)		(110,037)	-	14,143	•	101,033	9	473,030	- 17	(13,039)	-6	(33,036)	3			2.3					•	. 5	501,111

Randal Park
Community Development District
Long Term Debt Report

Series 2012 Special Assessment Bonds	
Interest Rate :	Various
	(5.75% , 6.125% , 6.875%)
Maturity Date :	11/1/2042
Maximum Annual Debt Service :	\$397,203
Reserve Fund Requirement :	\$397,203
Reserve Fund Balance :	\$401,053
Bonds Outstanding - 09/30/2013	\$5,115,000
Less: November 1, 2013 (Mandatory)	(\$65,000)
Less: November 1, 2014 (Mandatory)	(\$70,000)
Less: November 1, 2015 (Mandatory)	(\$70,000)
Less: November 1, 2016 (Mandatory)	(\$75,000)
Less: November 1, 2017 (Mandatory)	(\$80,000)
Less: November 1, 2018 (Mandatory)	(\$85,000)
Less: November 1, 2019 (Mandatory)	(\$90,000)
Less: November 1, 2020 (Mandatory)	(\$95,000)
Less : November 1, 2020 (Special Call)	(\$15,000)
Current Bonds Outstanding	\$4,470,000

Series 2015 Special Assessment Bonds	
Interest Rate :	Various
	(4.25%, 5%, 5.2%)
Maturity Date :	11/1/2045
Maximum Annual Debt Service :	\$596,080
Reserve Fund Requirement :	\$596,080
Reserve Fund Balance :	\$596,097
Bonds Outstanding - 03/18/2015	\$9,055,000
Less : November 1, 2016 (Mandatory)	(\$145,000)
Less : November 1, 2017 (Mandatory)	(\$150,000
Less : February 1, 2018 (Special Call)	(\$15,000
Less : November 1, 2018 (Mandatory)	(\$155,000
Less: November 1, 2018 (Special Call)	(\$20,000
Less : February 1, 2019 (Special Call)	(\$20,000
Less : August 1, 2019 (Special Call)	(\$5,000)
Less : November 1, 2019 (Mandatory)	(\$155,000
Less : November 1, 2020 (Mandatory)	(\$165,000
Current Bonds Outstanding	\$8,225,000

Series 2018 Special Assessment Bonds	
Interest Rate :	Various
	(4.100% , 4.500% , 5.050%, 5.200%)
Maturity Date :	11/1/2049
Maximum Annual Debt Service :	\$117,674
Reserve Fund Requirement :	\$58,837
Reserve Fund Balance :	\$58,840
Bonds Outstanding - 12/17/2018	\$1,770,000
Less : May 1, 2020 (Mandatory)	(\$30,000)
Current Bonds Outstanding	\$1.740.000

Randal Park

Community Development District

Special Assessment Receipts - FY2021 Tax Collector

Gross Assessments \$ 2,200,134 \$ 1,024,829 \$ 425,733 \$ 624,382 \$ 125,190

Net Assessments \$ 2,068,126 \$ 963,339 \$ 400,189 \$ 586,919 \$ 117,679

											1			2012		2012		2018		
Date		Gro	ss Assessments	C	iscounts/	Co	mmissions	Interest	N	Net Amount	(General Fund	D	ebt Svc Fund	D	ebt Svc Fund	De	ebt Svc Fund		Total
Received	Dist.#		Received		Penalties		Paid	Income		Received		46.58%		19.35%		28.38%		5.69%		100%
11/5/20	1	\$	2,326.24	\$	96.25	\$		\$	\$	2,229.99	\$	1,038.74	\$	431.51	\$	632.86	\$	126.89	\$	2,229.99
11/16/20	2	\$	53,303.17	\$	2,132.16	\$	-	\$ -	\$	51,171.01	\$	23,835.61	\$	9,901.75	\$	14,521.97	\$	2,911.69	\$	51,171.01
11/23/20	3	\$	108,119.19	\$	4,324.79	\$	-	\$ -	\$	103,794.40	\$	48,347.74	\$	20,084.54	\$	29,456.11	\$	5,906.01	\$	103,794.40
12/7/20	4	\$	80,083.18	\$	3,203.36	\$	-	\$ -	\$	76,879.82	\$	35,810.85	\$	14,876.48	\$	21,817.94	\$	4,374.55	\$	76,879.82
12/14/20	5	\$	380,716.14	\$	15,228.45	\$	-	\$ -	\$	365,487.69	\$	170,245.25	\$	70,723.00	\$	103,722.80	\$	20,796.65	\$	365,487.69
12/21/20	6	\$	78,704.53	\$	3,148.21	\$	*	\$ 66.97	\$	75,623.29	\$	35,225.55	\$	14,633.34	\$	21,461.35	\$	4,303.05	\$	75,623.29
1/11/21	7	\$	1,201,358.04	\$	48,054.85	\$	-	\$ -	\$:	1,153,303.19	\$	537,212.04	\$	223,167.73	\$	327,299.22	\$	65,624.21	\$:	1,153,303.19
2/3/21	8	\$	102,611.99	\$	4,104.52	\$	675.92	\$ -	\$	97,831.55	\$	45,570.23	\$	18,930.71	\$	27,763.90	\$	5,566.72	\$	97,831.55
3/3/21	9	\$	61,659.02	\$	2,388.48	\$		\$ 176.60	\$	59,447.14	\$	27,690.65	\$	11,503.21	\$	16,870.67	\$	3,382.61	\$	59,447.14
Totals		\$	2,068,881.50	\$	82,681.07	\$	675.92	\$ 243.57	\$:	1,985,768.08	\$	924,976.65	\$	384,252.26	\$	563,546.81	\$	112,992.36	\$	1,985,768.08

% Collected: 96.02%

SECTION 4

Randal Park Community Development District

219 E. Livingston St, Orlando Florida 32801

Memorandum

DATE: May 21st, 2021

TO: Jason Showe via email

District Manager

FROM: William Viasalyers

Field Services Manager

RE: Randal Park CDD Monthly Managers Report – May 21st, 2021

The following is a summary of activities related to the field operations of the Randal Park Community Development District.

Lakes:

- 1. Aquatic contractor continues to work on the lakes addressing any issues present.
- 2. Yellowstone continues with removing trash from the edge of the lakes during their weekly maintenance.

Landscaping:

- 1. Staff continues to meet with Yellowstone once a week to review landscaping and irrigation concerns.
- 2. Staff has been working with Yellowstone to review areas throughout the property to repair irrigation. Yellowstone made irrigation repairs to several areas throughout the community.
- 3. Landscaping enhancement items- Dog park on Hildreth and Lovett seed installation-Update

Other:

1. Staff installed delineator post on back alley near school to help with vheilces parking on cdd property

- 2. Staff relocated no parking sign in alley near school to help with vehicle parking concerns on CDD property
- 3. Staff had damaged wood on bridge replaced
- 4. Swing set installation-Update

Should you have any questions please call me at 407-451-4047 Respectfully,

William Viasalyers

SECTION 5

PARK RANDAI

April 2021
Randal House Clubhouse

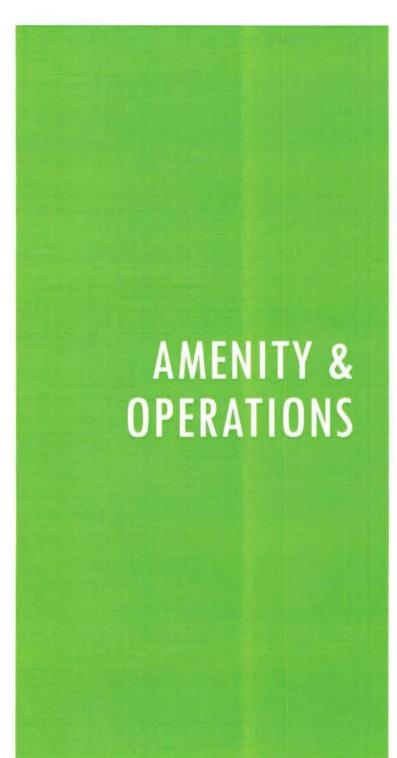
RANDAL PARK CDD **AMENITY SUMMARY REPORT**



Annual Event

Easter Egg Hunt





Hot Topics:

Pool, Gym and Randal House Clubhouse

The pool and splash pad are open at full capacity with social distance precautions.

Pool (7am-8pm) (7am 9am lap swimmers only).

Residents are welcomed to use the BBQ areas.

The gym remains with maximum capacity of five (5) people at one time. It is opened daily (24/7).

Randal House Clubhouse is opened to regular hours (M-F/10-6) with maximum occupancy to forty (40) people at one time.

The Pool, Gym and Randal House Clubhouse continues sanitizing daily Once a day. (1-2pm). Weekend schedule is subject to change.

Pool attendants continue to monitor the pool areas from 12:30 pm - 8:30 pm, Saturdays and Sundays.

Onsite office staff continues monitoring M-F from 9am until 5pm.

AMENITY & OPERATIONS

Splash Pad and Pool lift

The broken fixture of the splash pad was replaced

Randal Park Little Library

The little library was installed.

Grand Opening was held on April 28.

We had a great turn out!











AMENITY & OPERATIONS

Easter event

We are pleased to report that the Easter Event received a positive response from the community's residents.

Children under 2 years: 41
Children over 2 years: 99
Total Count: 292

Naked cupcake was scheduled and served: 33 Tickets

Yellowstone sponsored the meals from Chick-Fil-A
Total: 370 meals.























EASTER EVENT 2021

Employer Name	Job Name	Employee Name	Shift Day	Q. No One Present at 2000 & during Shift	Q. No issues in 3 parks
Randal Park CDD	Randal Park Community CDD	Burk, David C - 12073	4/30/21	No One Present at 2000 & during Shift	No issues in 3 parks
Employer Name	Job Name	Employee Name	Shift Day	Q. No One Present at 2000 & during Shift	Q. No issues in 3 parks
Randal Park CDD	Randal Park Community CDD	Salazar, Juan - 34713	4/24/21	No One Present at 2000 & during Shift	No issues in 3 parks
Randal Park CDD	Randal Park Community CDD	Evangelista, David M - 14596	4/25/21	No One Present at 2000 & during Shift	No issues in 3 parks

Employer Name	Job Name	Employee Name	Shift Day	Q. No One Present at 2000 & during Shift	Q. No issues in 3 parks
Randal Park CDD	Randal Park Community CDD	Smith, Tyler - 34555	4/16/21	No One Present at 2000 & during Shift	No issues in 3 parks
Randal Park CDD	Randal Park Community CDD	Smith, Tyler - 34555	4/17/21	No One Present at 2000 & during Shift	No issues in 3 parks

Employer Name	Job Name	Employee Name	Shift Day	Q. No One Present at 2000 & during Shift	Q. No issues in 3 parks
Randal Park CDD	Randal Park Community CDD	Erickson, Stephen - 31879	4/10/21	No One Present at 2000 & during Shift	No issues in 3 parks
Randal Park CDD	Randal Park Community CDD	Osorno, Edgard O - 18694	4/11/21	No One Present at 2000 & during Shift	No issues in 3 parks

Q. No Speeders	Q. Stop Sign Violators Educated by Citations or Warnings	Q. None observed
Speeders Educated by Citations of	Stop Sign Violators Educated by Citations or Warnings	None observed
Q. No Speeders	Q. Stop Sign Violators Educated by Citations or Warnings	Q. None observed
See Notes For Speeding activity	Stop Sign Violators Educated by Citations or Warnings	None observed
	Stop Sign Violators Educated by Citations or Warnings	None observed
Q. No Speeders	Q. Stop Sign Violators Educated by Citations or Warnings	Q. None observed
Speeders Educated by Citations of	Stop Sign Violators Educated by Citations or Warnings	None observed
Speeders Educated by Citations of	Stop Sign Violators Educated by Citations or Warnings	None observed
Q. No Speeders	Q. Stop Sign Violators Educated by Citations or Warnings	Q. None observed
No Speeders	Stop Sign Violators Educated by Citations or Warnings	None observed
No Speeders	No Stop Sign Violations Observed	None observed

From: cynusaprocessor@cyausa.com 2eldjcct: Job Moved from CYA to RK Dato: May 2, 2021 at 2:46 PM To: apenagos@gmecfLcom

Hello, your job on {{SHIFT DAY}} for {{ EMPLOYER NAME }} has been canceled from CYA and has been deleted from your schedule. Confirm your new schedule in Rollkall prior to reporting to work.

VENDOR: Randal Park CDD

JOB NAME: Randal Park Community CDD JOB TYPE: OFFICER - Non-Alcohol

DATE OF CANCELLATION: 05/02/21 2:46:00 PM

ASSIGNMENT DAY: 05/07/2021

Shift ID: 1772382

Shift FOR: OPD POLICE OFFICER

START TIME: 10:00PM HOURS REQ: 4 REQUESTING: 1

ASSIGNMENT: *Job CxId*\$40hr - Visibility In Neighborhood STAFFING STATUS: 1 of 1 Filled, 1 being canceled

DATE OF CANCELLATION: 05/02/21 2:46:00 PM

ASSIGNMENT DAY: 05/08/2021 Shift ID: 1772382

Shift FOR: OPD POLICE OFFICER

START TIME: 10:00PM HOURS REQ. 4 REQUESTING: 1

ASSIGNMENT: *Job Cxld*\$40hr - Visibility in Neighborhood STAFFING STATUS: 1 of 1 Filled, 0 being canceled

DATE OF CANCELLATION: 05/02/21 2:46:00 PM

ASSIGNMENT DAY: 05/09/2021

Shift ID: 1772382

Shift FOR: OPD POLICE OFFICER

START TIME: 10:00PM. HOURS REQ: 4 REQUESTING: 1

ASSIGNMENT: *Job CxId*\$40hr - Visibility in Neighborhood STAFFING STATUS: 1 of 1 Filled, 1 being canceled

DATE OF CANCELLATION: 05/02/21 2:46:00 PM

ASSIGNMENT DAY: 05/14/2021

Shift ID: 1772382

Shift FOR: OPD POLICE OFFICER

START TIME: 10:00PM HOURS REQ: 4 REQUESTING: 1

ASSIGNMENT: *Job Cxld*\$40hr - Visibility in Neighborhood STAFFING STATUS: 1 of 1 Filled, 1 being canceled

DATE OF CANCELLATION: 05/02/21 2:46:00 PM

ASSIGNMENT DAY: 05/15/2021

Shift ID: 1772382

Shift FOR: OPD POLICE OFFICER

START TIME: 10:00PM HOURS REQ: 4 REQUESTING: 1

ASSIGNMENT: *Job CxId*\$40hr - Visibility in Neighborhood STAFFING STATUS: 1 of 1 Filled, 1 being canceled

DATE OF CANCELLATION: 05/02/21 2:46:00 PM

ASSIGNMENT DAY: 05/16/2021

Shift ID: 1772382

Shift FOR: OPD POLICE OFFICER

START TIME: 10:00PM HOURS REQ: 4 REQUESTING: 1

ASSIGNMENT: *Job Cxld*\$40hr - Visibility in Neighborhood

STAFFING STATI IS: 1 of 1 Filled 1 heing canceled

DIMET BY DESTROOP, FOR LESSING, EDGING GARDONG

DATE OF CANCELLATION: 05/02/21 2:46:00 PM

ASSIGNMENT DAY: 05/21/2021

Shift ID: 1772382

Shift FOR: OPD POLICE OFFICER

START TIME: 10:00PM HOURS REQ: 4 **REQUESTING: 1**

ASSIGNMENT: *Job Cxld*\$40hr - Visibility in Neighborhood

STAFFING STATUS: 1 of 1 Filled, 1 being canceled

DATE OF CANCELLATION: 05/02/21 2:46:00 PM

ASSIGNMENT DAY: 05/22/2021

Shift ID: 1772382

Shift FOR: OPD POLICE OFFICER

START TIME: 10:00PM HOURS REQ: 4 **REQUESTING: 1**

ASSIGNMENT: *Job Cxld*\$40hr - Visibility in Neighborhood STAFFING STATUS: 1 of 1 Filled, 1 being canceled

DATE OF CANCELLATION: 05/02/21 2:46:00 PM

ASSIGNMENT DAY: 05/23/2021

Shift ID: 1772382

Shift FOR: OPD POLICE OFFICER

START TIME: 10:00PM HOURS REQ: 4 **REQUESTING: 1**

ASSIGNMENT: *Job Cxld*\$40hr - Visibility in Neighborhood

STAFFING STATUS: 1 of 1 Filled, 1 being canceled

DATE OF CANCELLATION: 05/02/21 2:46:00 PM

ASSIGNMENT DAY: 05/28/2021

Shift ID: 1772382

Shift FOR: OPD POLICE OFFICER

START TIME: 10:00PM HOURS REQ: 4 **REQUESTING: 1**

ASSIGNMENT: *Job Cxld*\$40hr - Visibility in Neighborhood

STAFFING STATUS: 1 of 1 Filled, 1 being canceled

DATE OF CANCELLATION: 05/02/21 2:46:00 PM

ASSIGNMENT DAY: 05/29/2021

Shift ID: 1772382

Shift FOR: OPD POLICE OFFICER

START TIME: 10:00PM HOURS REQ: 4 **REQUESTING: 1**

ASSIGNMENT: *Job Cxld*\$40hr - Visibility in Neighborhood

STAFFING STATUS: 1 of 1 Filled, 1 being canceled

DATE OF CANCELLATION: 05/02/21 2:46:00 PM

ASSIGNMENT DAY: 05/30/2021

Shift ID: 1772382

Shift FOR: OPD POLICE OFFICER

START TIME: 10:00PM HOURS REQ: 4 **REQUESTING: 1**

ASSIGNMENT: *Job Cxld*\$40hr - Visibility in Neighborhood STAFFING STATUS: 1 of 1 Filled, 1 being canceled

Thank you