

*Storey Park Community
Development District*

Agenda

July 23, 2020

AGENDA

Storey Park

Community Development District

219 E. Livingston Street, Orlando, Florida 32801

Phone: 407-841-5524 – Fax: 407-839-1526

July 16, 2020

**Board of Supervisors
Storey Park Community
Development District**

Dear Board Members:

The meeting of the Board of Supervisors of Storey Park Community Development District will be held **Thursday, July 23, 2020 at 4:00 PM via Zoom: <https://zoom.us/j/99136727761>**. Following is the advance agenda for the meeting:

1. Roll Call
2. Public Comment Period
3. Approval of Minutes of the May 28, 2020 Meeting
4. Review of Landscape Maintenance Services Proposals and Selection of Vendor
5. Staff Reports
 - A. Attorney
 - B. Engineer
 - C. District Manager's Report
 - i. Approval of Check Register
 - ii. Balance Sheet and Income Statement
6. Supervisor's Requests
7. Adjournment

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

The third order of business is the approval of the minutes of the May 28, 2020 Board of Supervisors meeting. The minutes are enclosed for your review.

The fourth order of business is the review of the landscape maintenance services proposals and selection of a vendor. The proposals are provided separately for your review and a copy of the bid tabulation will be provided under separate cover.

The fifth order of business is Staff Reports. Section C is the District Manager's Report. Sub-Section 1 includes the check register being submitted for approval and Sub-Section 2 includes the balance sheet and income statement for your review.

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

Sincerely,

A handwritten signature in blue ink, appearing to read 'G. Flint', with a stylized flourish at the end.

George S. Flint
District Manager

CC: Jan Carpenter, District Counsel
Christina Baxter, District Engineer

Enclosures

MINUTES

MINUTES OF MEETING
STOREY PARK
COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Storey Park Community Development District was held on Thursday, May 28, 2020 at 4:00 p.m. via Zoom video conferencing, due to the COVID-19 virus.

Present and constituting a quorum were:

Rob Bonin	Chairman
Karen Morgan	Vice Chairman
Lane Register	Assistant Secretary
Ben Kraljev	Assistant Secretary
Susan Kane	Assistant Secretary

Also present were:

George Flint	District Manager
Kristen Trucco	District Counsel
Nicolle Van Valkenburg	District Engineer
Alan Scheerer	Field Manager
Tricia Adams	GMS
Member of the Public	

FIRST ORDER OF BUSINESS

Roll Call

Mr. Flint called the meeting to order and called the roll. All Supervisors were present.

SECOND ORDER OF BUSINESS

Public Comment Period

Mr. Flint: The Governor issued an Executive Order allowing Governmental entities to waive the physical quorum requirements in allowing Governments to use technology for their meetings. We advertised this meeting with the Zoom link and a phone number in the event any members of the public wanted to participate. One member of the public is present. We have a public comment period at the beginning of the meeting and now would be an opportunity if you wanted to provide any public comment to the Board or staff. We ask that you state your name and address and limit your comments to three minutes. Is there any public comment? Hearing none, we will proceed with the meeting.

THIRD ORDER OF BUSINESS

Approval of Minutes of the February 27, 2020 Meeting

Mr. Flint: We have the minutes from the February 27, 2020 meeting. Were there any comments or corrections to the minutes?

Mr. Register: No, they look good.

Mr. Flint: Hearing none, we need a motion to approve the minutes as presented.

On MOTION by Mr. Register seconded by Ms. Morgan with all in favor the Minutes of the February 27, 2019 Meeting were approved as presented.

FOURTH ORDER OF BUSINESS

Ratification of Series 2019 Requisition #1 and Series 2018 Requisition #4

Mr. Flint: We have two requisitions. The first one is Requisition #1 for the Series 2018 bonds in the amount of \$3,625,289 in accordance with the Trust Indenture. It's been signed and sealed by the District Engineer and me as an officer of the District. The backup is attached. There is additional backup that's not included in the agenda with the requisition. It was submitted to the Trustee and has been processed. So, we are just asking for the requisition to be ratified. We also have Requisition #4 for the Series 2018 bonds in the amount of \$520 for Poulos & Bennett. The backup is attached. Both of those requisitions were signed by the District Engineer, an authorized officer of the District and we are asking the Board to ratify those requisitions.

On MOTION by Mr. Register seconded by Ms. Morgan with all in favor Requisition #1 for the Series 2019 bonds and Requisition #4 for the Series 2018 bonds were ratified.

FIFTH ORDER OF BUSINESS

Ratification of Funding Agreement with Lennar Homes

Mr. Flint: The landowner property adjoining the District is owned by Lennar Homes, LLC. The property is referred to as Parcel K. Lennar asked the District to consider expanding the boundaries of the District to improve that parcel. In order to do that, the funding mechanism to determine the cost associated with that boundary expansion would be borne by the entity requesting the expansion. In this case it's Lennar Homes. The agreement was executed by the District and by Lennar Homes. We are just bringing it to the Board for ratification.

On MOTION by Mr. Register seconded by Ms. Morgan with all in favor the Funding Agreement with Lennar Homes was ratified.

SIXTH ORDER OF BUSINESS

Consideration of Resolution 2020-05 Approving the Proposed Fiscal Year 2021 Budget and Setting a Public Hearing

Mr. Showe: Each year, the Board is required to approve a Proposed Budget for June 15th and set the date, place and time of the Public Hearing for its final consideration. Included with your agenda is Resolution 2020-05. We are recommending that you hold the Public Hearing for final adoption at your August 27th meeting at 4:00 p.m. At that point we will be having a physical meeting at our office in downtown Orlando. Attached is Exhibit A to the resolution, which is the Proposed Budget. This is preliminary at this point. You have the ability to make changes to this up and until the public hearing in August; although, there will be some changes before the public hearing. We are going to recommend later in the meeting that the Board authorize us to issue a Request for Proposals (RFP) for landscape expenses. Those costs are the single biggest line item in the budget, and we want to make sure that they are competitive. So, to the extent we bid it out and those costs come in lower, we can make those adjustments as well. The Proposed Budget that is in your agenda, contemplates a slight increase in the per unit amount. So, for a townhome, there is an increase of \$20 per year, \$25 for a townhome and an increase of anywhere from \$33 to \$61 for a single-family home. What's primarily driving that is the landscape maintenance cost and the fact that you approved the annexing of the commercial property and 30 apartment units. That reduced the number of units you spread your cost across, but with the proposed annexation of Parcel K, there will be an additional 500 units that the administrative costs and some of those maintenance costs can be allocated for. So that will help as well. My suggestion at this point would be to approve the Proposed Budget as presented and allow us to come back with revisions as we get additional information between now and the public hearing. Are there any questions on the resolution or Proposed Budget?

Mr. Register: No.

Mr. Flint: If not, we need a motion to approve the resolution.

On MOTION by Ms. Kane seconded by Ms. Morgan with all in favor Resolution 2020-05 Approving the Proposed Fiscal Year 2021 Budget and Setting a Public Hearing for August 27, 2020 at 4:00 p.m., at this location was adopted.

SEVENTH ORDER OF BUSINESS**Review and Acceptance of Fiscal Year 2019 Audit Report**

Mr. Flint: The CDD as a government entity is required to have an annual independent auditor performed. You went through a bidding process as prescribed by the Statutes and selected Grau & Associates to perform the audit. It was provided to you under separate cover. If you refer to Page 28, the last page in the audit, which is the "Report to Management", if there are any findings, or recommendations or issues, those would be indicated. You can see that there were no current or prior year findings or recommendations. They also determined that we complied with the provisions of the Auditor General of the State of Florida, so it's a clean audit. If there are any questions, we can discuss those. If not, I would ask for a motion to accept the audit and authorize it to be transmitted to the State of Florida.

On MOTION by Mr. Register seconded by Ms. Kane accepting the Fiscal Year 2019 Audit Report and ratifying staff's actions of transmitting it to the State of Florida was approved.

EIGHTH ORDER OF BUSINESS**Consideration of Amendment to Landscape Maintenance Agreement with Down to Earth**

Mr. Flint: Alan, can you cover that, please?

Mr. Scheerer: Sure. At a prior Board Meeting, we brought back several addendums to the Board. The Board authorized Supervisor Kraljev to execute those agreements. Upon completion, review and turnover by staff and Lennar, Easement #2 in Phase 3 and Easement #1 would be conveyed to the District. They are currently being maintained. They were executed by Supervisor Kraljev and we are just looking for ratification of that action by the Board.

Mr. Flint: Are there any questions on the amendment? If not, we need a motion to approve it.

On MOTION by Mr. Register seconded by Ms. Kane with all in favor the Landscape Maintenance Agreement with Down to Earth Landscape was approved.

NINTH ORDER OF BUSINESS**Ratification of Phase I-5 Utility Easement Conveyance**

Mr. Flint: The executed easement is in the agenda.

Mr. Kraljev: I can speak to that. We had to slightly modify one utility structure. Hence you see a slight expansion of the utility easement (UE) in that corner. That's the extent. That easement was sent to real estate management for recording and we are simply waiting for it to record.

Mr. Flint: So, the original easement for the lift station was modified to include the corner?

Mr. Kraljev: Actually, it's a UE area. It is an open space that has no impact on the closing of the homes. In fact, we are closing on the homes this week. It has no impact on the City of Orlando COC. It will impact the County COC, but that's about the only outstanding item we have to obtain our County COC.

Mr. Flint: Are there any questions on the utility easement?

Mr. Register: Ben, is this just an expansion of the utility easement over that tract?

Mr. Kraljev: That is correct.

Mr. Register: Where you see Tract OS-7?

Mr. Kraljev: Right.

Mr. Register: You see the 20-foot UE in front of it. We expanded that 20-foot UE.

Mr. Kraljev: Correct.

Mr. Register: That makes sense.

On MOTION by Mr. Register seconded by Ms. Kane with all in favor the Phase I-5 Utility Easement Conveyance was ratified.
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TENTH ORDER OF BUSINESS

Staff Reports

A. Attorney

Mr. Flint: Kristen, do you have a report for the Board?

Ms. Trucco: No. I reviewed the easement and it looks good. We are currently working with the District Engineer and District Manager on an expansion for Parcel K. We will continue to update the Board on the progress, but everything is running smoothly.

B. Engineer

Mr. Flint: Nicolle, do you have anything for the Board?

Ms. Van Valkenburg: No, we don't have anything right now. Thank you.

Mr. Flint: We are working on some closeouts of projects and the expansion. I'm sure behind the scenes, you are keeping busy.

Ms. Van Valkenburg: Yes.

C. District Manager's Report

Mr. Flint: An item that is on here, but I would like to get the Board to authorize is to authorize staff to issue an RFP for landscape maintenance. As I indicated during the budget discussion, we feel it is time to do that and get that moving. So, we are looking for Board authorization to prepare that.

Mr. Bonin: Are we going to have any scope document, similar to what we did at ChampionsGate? Is that necessary?

Mr. Flint: It will be a sealed bid process. We will prepare a bid document and project manual, which includes the scope. It will have to be advertised. Any companies wanting to bid will have to submit a sealed bid and they will all be opened at the same time. Then this will be reviewed by the Board in accordance with the selection criteria that will be in the bid documents.

Mr. Bonin: We are not doing what we did with Mark?

Mr. Flint: I don't think it's necessary and that will delay the process. We will be doing the same thing.

Mr. Bonin: The same scope. Understood.

Mr. Flint: We have some good scopes of work that we are comfortable with and have the price sheets. I think it would be appropriate to delegate authority to the Chair or Vice Chair as part of the motion, to sign off on the bid document before we issue it. That way, if there are any questions on the form of the RFP or scope, they can be signed off on by a Board Member.

Mr. Bonin: I agree.

Mr. Flint: So, we need a motion to authorize staff to issue an RFP and delegate authority to the Chairman or Vice Chairman to sign off on the scope.

On MOTION by Mr. Bonin seconded by Ms. Morgan with all in favor authorize staff to issue a Request for Proposal for landscape maintenance and delegate authority to the Chairman or Vice Chairman to sign off on the scope was approved.

i. Approval of Check Register

Mr. Flint: You have the Check Register in your agenda package for the General Fund for February 20, 2020 through May 22, 2020 totaling \$189,730.28. The detailed register is behind the summary. If you have any questions, we can discuss those? If not, I would ask for a motion for approval.

On MOTION by Ms. Kane seconded by Mr. Register with all in favor the Check Register as stated above was approved.

ii. Balance Sheet and Income Statement

Mr. Flint: We also have the Unaudited Financial Statements through April 30, 2020. No action is required by the Board. If you have any questions, we can discuss those.

iii. Presentation of Number of Registered Voters – 1,044

Mr. Flint: The District is required each year to announce the number of registered voters within the District. According to information provided by the Supervisor of Elections, there are 1,044 registered voters in the District. We triggered the 250 registered voters and can transition the Board to general election, but we will not hit six years until November of 2022. The first two seats of the five seats will transition to general election versus landowner election.

iv. Designation of November 19, 2020 as the Landowners' Election Date

Mr. Flint: We have a landowners' election that needs to be scheduled for November. We are recommending November 19th as the landowners' election date. We included instructions in the agenda as well as a landowner proxy in your agenda package. Three seats will be available for election; Ms. Morgan's seat, Ms. Kane's seat and Mr. Register's. Are there any questions? If not, we need a motion to designate the landowners' election as November 19th.

On MOTION by Mr. Register seconded by Mr. Kraljev with all in favor designating November 19, 2020 as the Landowners' Election date was approved.

ELEVENTH ORDER OF BUSINESS

Supervisor's Request

Mr. Flint: Was there anything else that the Board wanted to discuss that was not on the agenda? Hearing none, we need a motion to adjourn.

TWELFTH ORDER OF BUSINESS

Adjournment

On MOTION by Ms. Kane seconded by Ms. M with all in favor the meeting was adjourned.

Secretary/Assistant Secretary

Chairman/Vice Chairman

SECTION IV

*Bid tabulation will be provided
under separate cover*

SECTION V

SECTION C

SECTION 1

Storey Park

Community Development District

Summary of Checks

May 22, 2020 to July 16, 2020

Bank	Date	Check #	Amount
General Fund	5/26/20	511-517	\$ 62,368.92
	6/5/20	518	\$ 5,191.67
	6/15/20	519-524	\$ 47,862.17
	6/23/20	525-526	\$ 1,681.50
	7/2/20	527-528	\$ 1,068.02
	7/7/20	529	\$ 5,158.89
	7/9/20	530-531	\$ 984.00
	7/16/20	532-533	\$ 1,441.00
			<hr/>
			\$ 125,756.17
			<hr/>
			\$ 125,756.17

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 7/16/20 PAGE 1
 *** CHECK DATES 05/22/2020 - 07/16/2020 *** STOREY PARK - GENERAL FUND
 BANK A GENERAL FUND

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	....EXPENSED TO.... YRMO DPT ACCT# SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK....#
5/26/20	00015	5/25/20	05252020	202005	300-20700-10000 FY20 DEBT SERVICE SER2015	*	4,063.02	
5/26/20	00015	5/25/20	05252020	202005	300-20700-10000 FY20 LENNAR HOMES SER2015	*	30,823.07	4,063.02 000511
5/26/20	00015	5/25/20	05252020	202005	300-20700-10100 FY20 DEBT SERVICE SER2018	*	2,084.90	30,823.07 000512
5/26/20	00015	5/25/20	05252020	202005	300-20700-10200 FY20 DEBT SERVICE SER2019	*	1,211.47	2,084.90 000513
5/26/20	00015	5/25/20	05252020	202005	300-20700-10200 FY20 LENNAR HOMES SER2019	*	23,680.95	1,211.47 000514
5/26/20	00007	5/19/20	65969	202005	320-53800-47300 RPR/RPLC SAM/PRS/ROTR/NOZ	*	376.51	23,680.95 000515
5/26/20	00004	5/20/20	10731	202004	320-53800-45000 COVERAGE - ADD.BRIDGE	*	129.00	376.51 000516
6/05/20	00002	6/01/20	126	202006	310-51300-34000 MANAGEMENT FEES JUN20	*	2,916.67	129.00 000517
		6/01/20	126	202006	310-51300-35100 INFORMATION TECH JUN20	*	100.00	
		6/01/20	126	202006	310-51300-31300 DISSEMINATION FEE JUN20	*	875.00	
		6/01/20	126	202006	310-51300-51000 OFFICE SUPPLIES	*	.18	
		6/01/20	126	202006	310-51300-42000 POSTAGE	*	27.92	
		6/01/20	126	202006	310-51300-42500 COPIES	*	21.90	
		6/01/20	127	202006	320-53800-12000 FIELD MANAGEMENT JUN20	*	1,250.00	
6/15/20	00012	5/31/20	185852	202005	320-53800-47000 AQUATIC PLANT MGMT MAY20	*	285.00	5,191.67 000518
					GOVERNMENTAL MANAGEMENT SERVICES			
					APPLIED AQUATIC MANAGEMENT, INC.			285.00 000519

STOR -STOREY PARK- TVISCARRA

CHECK DATE	CHECK VENDOR#	INVOICE DATE	INVOICE YRMO	EXPENSED TO	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	.....CHECK..... AMOUNT #
6/15/20	99999	6/15/20	VOID	VOID CHECK	202006	000-00000-00000		C	.00	
*****INVALID VENDOR NUMBER*****										
6/15/20	00007	5/31/20	67682	BATT. CONTR/NODE200/LABOR	202005	320-53800-47300		*	300.00	.00 000520
6/01/20		6/01/20	67561	PARCEL L-PH3 P-L2 MAR20	202003	320-53800-46200		*	1,276.62	
6/01/20		6/01/20	67561	PARCEL L-PH3 P-L4 MAR20	202003	320-53800-46200		*	698.91	
6/01/20		6/01/20	67561	PARCEL L-PH3 P-L5 MAR20	202003	320-53800-46200		*	682.61	
6/01/20		6/01/20	67563	PARCEL L-PH3 P-L2 APR20	202004	320-53800-46200		*	1,276.62	
6/01/20		6/01/20	67563	PARCEL L-PH3 P-L4 APR20	202004	320-53800-46200		*	698.91	
6/01/20		6/01/20	67563	PARCEL L-PH3 P-L5 MAY20	202005	320-53800-46200		*	682.61	
6/01/20		6/01/20	67565	PARCEL L-PH3 P-L2 MAY20	202005	320-53800-46200		*	1,276.62	
6/01/20		6/01/20	67565	PARCEL L-PH3 P-L4 MAY20	202005	320-53800-46200		*	698.91	
6/01/20		6/01/20	67565	PARCEL L-PH3 P-L5 MAY20	202005	320-53800-46200		*	682.61	
6/10/20		6/10/20	67340	LANDSCAPE AREAS 1-5 JUN20	202006	320-53800-46200		*	11,113.57	
6/10/20		6/10/20	67340	LANDSCAPE COMMON AREAS	202006	320-53800-46200		*	8,660.00	
6/10/20		6/10/20	67340	PARCEL L-PH1-MAINT-JUN20	202006	320-53800-46200		*	709.94	
6/10/20		6/10/20	67340	PARCEL L-PH2-DOGPARK JUN	202006	320-53800-46200		*	760.88	
6/10/20		6/10/20	67340	PARCEL L-PH1 P-L1-JUN20	202006	320-53800-46200		*	1,534.46	
6/10/20		6/10/20	67340	PARCEL L-PH3 P-L2-JUN20	202006	320-53800-46200		*	1,276.62	
6/10/20		6/10/20	67340	PARCEL L-PH3 P-L4-JUN20	202006	320-53800-46200		*	698.91	
6/10/20		6/10/20	67340	PARCEL L-PH3 P-L5-JUN20	202006	320-53800-46200		*	682.61	
DOWN TO EARTH LAWN CARE II, INC.										33,711.41 000521
6/15/20	00005	2/18/20	89894	REV.RESOLUTION/DOCS/EXPND	202001	300-13100-10000		*	993.00	
4/22/20		90417	202003	PREP.EXPANSION DOC-PRCL K	202003	300-13100-10000		*	600.00	

STOR -STOREY PARK- TWISCARRA

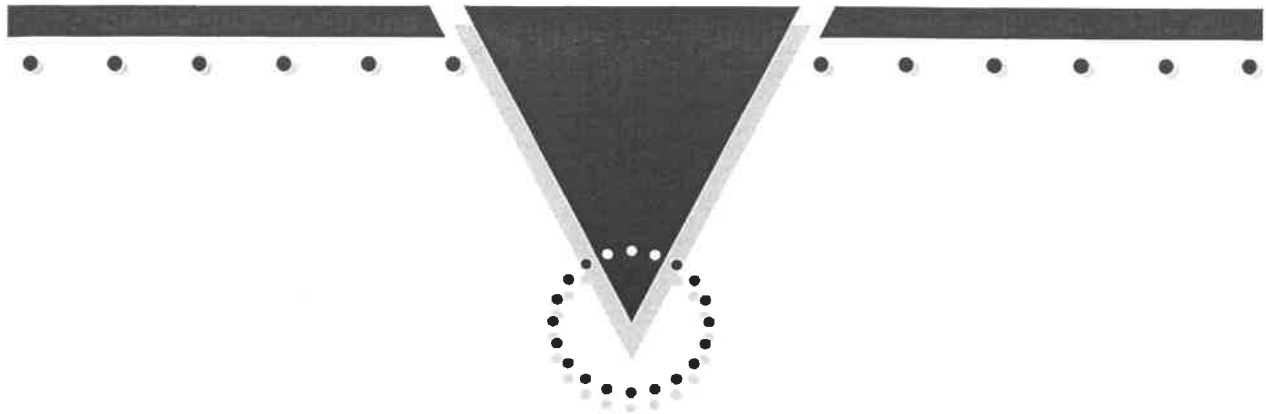
CHECK DATE	VEND#	INVOICE DATE	INVOICE YRMO	EXPENSED TO... DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT	#
6/15/20	00017	5/26/20	91532	202004	310-51300-31500			LATHAM, LUNA, EDEN & BEAUDINE	*	1,381.50	3,434.50	000522
		5/26/20	91533	RVW.CNV STRM TRCT/REQ.1-4						460.00		
		5/26/20	91533	202004	300-13100-10000				*			
				EML/RVW/PRP PARCEL K DOGS								
6/15/20	00017	5/22/20	30396	202003	320-53800-47100				*	2,500.00		
				MITIGATION MONIT. 03/20								
5/22/20	30396	202003	320-53800-47100						*	2,000.00		
				MONITORING - ACOE MAR20								
5/22/20	30396	202003	320-53800-47100						*	2,475.00		
				HERBICIDE TRMT PH1 MAR20								
5/22/20	30396A	201912	320-53800-47100						*	2,900.00		
				MITIGATION MAINT. 12/19								
								MODICA & ASSOCIATES, INC.			9,875.00	000523
6/15/20	00001	5/24/20	02076101	202005	310-51300-48000				*	556.26		
				NOT. OF MEETING 05/28/20								
								ORLANDO SENTINEL			556.26	000524
6/23/20	00005	6/19/20	92108	202005	310-51300-31500				*	1,481.50		
				BRD MTG/PARCEL K COST/BGT								
								LATHAM, LUNA, EDEN & BEAUDINE			1,481.50	000525
6/23/20	00006	6/22/20	15-06016	202005	310-51300-31100				*	200.00		
				ANNL. INSPC RPT/MTG/PRCL K								
								POULOS & BENNETT			200.00	000526
7/02/20	00007	6/12/20	68652	202006	320-53800-47300				*	151.32		
				RPLC SAM/PRS/ROTOR/NOZZLE								
6/18/20	69136	202006	320-53800-47300						*	416.69		
				RPLC RAINBIRD/MISC.FITTING								
								DOWN TO EARTH LAWN CARE II, INC.			568.01	000527
7/02/20	00001	6/15/20	21659227	202006	310-51300-48000				*	500.01		
				REQ.PROPOSAL LDSCP/IRRG.								
								ORLANDO SENTINEL			500.01	000528
7/07/20	00002	7/01/20	128	202007	310-51300-34000				*	2,916.67		
				MANAGEMENT FEES JUL20								
7/01/20	128	202007	310-51300-35100						*	100.00		
				INFORMATION TECH JUL20								
7/01/20	128	202007	310-51300-31300						*	875.00		
				DISSEMINATION FEE JUL20								
7/01/20	128	202007	310-51300-51000						*	.30		
				OFFICE SUPPLIES								

STOR -STOREY PARK- TWISCARRA

CHECK DATE	VEND#	.....INVOICE DATE	.....INVOICE	.....EXPENSED TO.....	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	.....CHECK..... AMOUNT	#
7/01/20	128	POSTAGE	202007	310-51300-42000							*	16.92		
7/01/20	129	FIELD MANAGEMENT JUL20	202007	320-53800-12000							*	1,250.00		
7/09/20	00012									GOVERNMENTAL MANAGEMENT SERVICES			5,158.89	000529
6/30/20	186585	AQUATIC PLANT MGMT JUN20	202006	320-53800-47000							*	285.00		
7/09/20	00005									APPLIED AQUATIC MANAGEMENT, INC.			285.00	000530
6/19/20	92109	PARCEL K EXPAND/ORDINANCE	202005	300-13100-10000							*	699.00		
7/16/20	00007									LATHAM, LUNA, EDEN & BEAUDINE			699.00	000531
6/26/20	69405	RPR/RPLC SAM/ROTOR/NOZZLE	202006	320-53800-47300							*	435.52		
6/30/20	70501	RPR/RPLC IMAGINARY WY PRK	202006	320-53800-47300							*	212.07		
6/30/20	70501	RPR/RPLC PHILOSOPHY PARK	202006	320-53800-47300							*	415.27		
6/30/20	70501	RPR/RPLC QUAD PARK INSPECT	202006	320-53800-47300							*	328.14		
7/16/20	00006									DOWN TO EARTH LAWN CARE II, INC.			1,391.00	000532
5/28/20	15-060(6	SIGN REQUISITION	202004	310-51300-31100							*	50.00		
										POULOS & BENNETT			50.00	000533
										TOTAL FOR BANK A		125,756.17		
										TOTAL FOR REGISTER		125,756.17		

STOR -STOREY PARK- TVISCARRA

SECTION 2



**Storey Park
Community Development District**

**Unaudited Financial Reporting
June 30, 2020**



Table of Contents

1	<u>Balance Sheet</u>
2	<u>General Fund Income Statement</u>
3	<u>Debt Service Fund Series 2015</u>
4	<u>Debt Service Fund Series 2018</u>
5	<u>Debt Service Fund Series 2019</u>
6	<u>Capital Projects Series 2015</u>
7	<u>Capital Projects Series 2018</u>
8	<u>Capital Projects Series 2019</u>
9	<u>Month to Month</u>
10	<u>Long Term Debt Summary</u>
11	<u>FY20 Assessment Receipt Schedule</u>
12-14	<u>Construction Schedule Series 2015</u>
15-16	<u>Construction Schedule Series 2018</u>
17	<u>Construction Schedule Series 2019</u>

Storey Park
COMMUNITY DEVELOPMENT DISTRICT
BALANCE SHEET
June 30, 2020

	General Fund	Debt Service Fund	Capital Projects Fund	Totals 2020
<u>ASSETS:</u>				
CASH	\$226,854	---	---	\$226,854
DUE FROM DEVELOPER	\$2,752	---	---	\$2,752
DUE FROM GENERAL FUND	---	\$16,282	---	\$16,282
SERIES 2015				
RESERVE	---	\$308,905	---	\$308,905
REVENUE	---	\$388,116	---	\$388,116
INTEREST	---	\$1	---	\$1
SINKING FUND	---	\$24	---	\$24
CONSTRUCTION	---	---	\$6,746	\$6,746
SERIES 2018				
RESERVE	---	\$64,463	---	\$64,463
REVENUE	---	\$89,385	---	\$89,385
GENERAL REDEMPTION	---	\$63	---	\$63
SERIES 2019				
RESERVE	---	\$121,457	---	\$121,457
REVENUE	---	\$84,071	---	\$84,071
SINKING FUND	---	---	---	\$0
CONSTRUCTION	---	---	\$13,733	\$13,733
COST OF ISSUANCE	---	---	\$6,823	\$6,823
TOTAL ASSETS	\$229,606	\$1,072,766	\$27,302	\$1,329,674
<u>LIABILITIES:</u>				
ACCOUNTS PAYABLE	\$3,493	---	---	\$3,493
DUE TO DEBT SERVICE 2015	\$8,989	---	---	\$8,989
DUE TO DEBT SERVICE 2018	\$4,613	---	---	\$4,613
DUE TO DEBT SERVICE 2019	\$2,680	---	---	\$2,680
<u>FUND EQUITY:</u>				
FUND BALANCES:				
RESTRICTED FOR DEBT SERVICE 2015	---	\$706,035	---	\$706,035
RESTRICTED FOR DEBT SERVICE 2018	---	\$158,523	---	\$158,523
RESTRICTED FOR DEBT SERVICE 2019	---	\$208,208	---	\$208,208
RESTRICTED FOR CAPITAL PROJECTS 2015	---	---	\$6,746	\$6,746
RESTRICTED FOR CAPITAL PROJECTS 2018	---	---	\$0	\$0
RESTRICTED FOR CAPITAL PROJECTS 2019	---	---	\$20,556	\$20,556
UNASSIGNED	\$209,832	---	---	\$209,832
TOTAL LIABILITIES & FUND EQUITY	\$229,606	\$1,072,766	\$27,302	\$1,329,674

Storey Park

COMMUNITY DEVELOPMENT DISTRICT

GENERAL FUND

Statement of Revenues & Expenditures

For The Period Ending June 30, 2020

	ADOPTED BUDGET	PRORATED BUDGET THRU 6/30/20	ACTUAL THRU 6/30/20	VARIANCE
REVENUES:				
ASSESSMENTS - TAX ROLL	\$436,235	\$436,235	\$438,467	\$2,232
ASSESSMENTS - DIRECT BILLED	\$124,945	\$124,945	\$124,945	\$0
DEVELOPER CONTRIBUTIONS	\$170,972	\$128,229	\$0	(\$128,229)
INTEREST	\$0	\$0	\$48	\$48
TOTAL REVENUES	\$732,152	\$689,409	\$563,460	(\$125,949)
EXPENDITURES:				
ADMINISTRATIVE:				
ENGINEERING	\$12,000	\$9,000	\$3,859	\$5,141
ATTORNEY	\$25,000	\$18,750	\$15,329	\$3,421
ARBITRAGE	\$600	\$0	\$0	\$0
DISSEMINATION AGENT	\$11,000	\$8,250	\$7,875	\$375
ANNUAL AUDIT	\$5,600	\$5,600	\$6,100	(\$500)
TRUSTEE FEES	\$10,500	\$3,500	\$3,500	\$0
ASSESSMENT ADMINISTRATION	\$5,000	\$5,000	\$5,000	\$0
MANAGEMENT FEES	\$35,000	\$26,250	\$26,250	(\$0)
INFORMATION TECHNOLOGY	\$2,400	\$1,800	\$3,275	(\$1,475)
TELEPHONE	\$300	\$225	\$11	\$214
POSTAGE	\$1,000	\$750	\$151	\$599
INSURANCE	\$6,000	\$6,000	\$5,533	\$467
PRINTING & BINDING	\$1,000	\$750	\$197	\$553
LEGAL ADVERTISING	\$1,925	\$1,444	\$1,298	\$146
OTHER CURRENT CHARGES	\$1,000	\$750	\$65	\$685
PROPERTY APPRAISER	\$700	\$700	\$924	(\$224)
OFFICE SUPPLIES	\$625	\$469	\$23	\$446
DUES, LICENSE & SUBSCRIPTIONS	\$175	\$175	\$175	\$0
OPERATION & MAINTENANCE				
CONTRACT SERVICES				
FIELD MANAGEMENT	\$15,000	\$11,250	\$11,250	\$0
LANDSCAPE MAINTENANCE - CONTRACT	\$372,707	\$279,530	\$204,875	\$74,655
LAKE MAINTENANCE	\$17,820	\$13,365	\$3,765	\$9,600
MITIGATION MONITORING & MAINTENANCE	\$10,300	\$7,725	\$12,075	(\$4,350)
REPAIRS & MAINTENANCE				
REPAIRS - GENERAL	\$5,000	\$3,750	\$1,918	\$1,832
OPERATING SUPPLIES	\$5,000	\$3,750	\$0	\$3,750
LANDSCAPE CONTINGENCY	\$10,000	\$7,500	\$545	\$6,955
IRRIGATION REPAIRS	\$10,000	\$7,500	\$10,892	(\$3,392)
ROADWAYS & SIDEWALKS	\$10,000	\$7,500	\$0	\$7,500
TRAIL MAINTENANCE	\$2,500	\$1,875	\$0	\$1,875
SIGNAGE	\$5,000	\$3,750	\$15,230	(\$11,480)
UTILITY				
ELECTRIC	\$3,000	\$2,250	\$327	\$1,923
STREETLIGHTS	\$115,000	\$86,250	\$90,697	(\$4,447)
WATER & SEWER	\$25,000	\$18,750	\$11,605	\$7,145
OTHER				
PROPERTY INSURANCE	\$6,000	\$6,000	\$2,697	\$3,303
TOTAL EXPENDITURES	\$732,152	\$550,158	\$445,440	\$104,718
EXCESS REVENUES (EXPENDITURES)	\$0		\$118,020	
FUND BALANCE - Beginning	\$0		\$91,811	
FUND BALANCE - Ending	\$0		\$209,832	

Storey Park

COMMUNITY DEVELOPMENT DISTRICT

DEBT SERVICE FUND

Series 2015

Statement of Revenues & Expenditures

For The Period Ending June 30, 2020

REVENUES:

	ADOPTED BUDGET	PRORATED BUDGET THRU 6/30/20	ACTUAL THRU 6/30/20	VARIANCE
ASSESSMENTS - TAX ROLL	\$483,751	\$483,751	\$486,226	\$2,475
ASSESSMENTS - DIRECT BILLED	\$123,292	\$123,292	\$123,292	\$0
INTEREST	\$2,500	\$1,875	\$5,317	\$3,442
TOTAL REVENUES	\$609,543	\$608,918	\$614,836	\$5,918

EXPENDITURES:

INTEREST - 11/1	\$218,259	\$218,259	\$218,259	\$0
PRINCIPAL - 11/1	\$170,000	\$170,000	\$170,000	\$0
INTEREST - 5/1	\$214,859	\$214,859	\$214,859	\$0
TRANSFER OUT	\$0	\$0	\$6,730	(\$6,730)
TOTAL EXPENDITURES	\$603,118	\$603,119	\$609,849	(\$6,730)
EXCESS REVENUES (EXPENDITURES)	\$6,425		\$4,988	
FUND BALANCE - Beginning	\$412,079		\$701,047	
FUND BALANCE - Ending	\$418,504		\$706,035	

Storey Park

COMMUNITY DEVELOPMENT DISTRICT

DEBT SERVICE FUND

Series 2018

Statement of Revenues & Expenditures

For The Period Ending June 30, 2020

REVENUES:

	ADOPTED BUDGET	PRORATED BUDGET THRU 6/30/20	ACTUAL THRU 6/30/20	VARIANCE
ASSESSMENTS - TAX ROLL	\$248,827	\$248,827	\$249,503	\$676
INTEREST	\$500	\$375	\$1,354	\$979
TRANSFER IN	\$0	\$0	\$63	\$63
TOTAL REVENUES	\$249,327	\$249,202	\$250,919	\$1,717

EXPENDITURES:

INTEREST - 12/15	\$91,291	\$91,291	\$91,291	\$0
PRINCIPAL - 6/15	\$65,000	\$65,000	\$65,000	\$0
INTEREST - 6/15	\$91,291	\$91,291	\$91,291	\$0
TOTAL EXPENDITURES	\$247,582	\$247,581	\$247,581	\$0
EXCESS REVENUES (EXPENDITURES)	\$1,745		\$3,338	
FUND BALANCE - Beginning	\$96,820		\$155,185	
FUND BALANCE - Ending	\$98,565		\$158,523	

Storey Park

COMMUNITY DEVELOPMENT DISTRICT

DEBT SERVICE FUND

Series 2019

Statement of Revenues & Expenditures

For The Period Ending June 30, 2020

REVENUES:

	ADOPTED BUDGET	PRORATED BUDGET THRU 6/30/20	ACTUAL THRU 6/30/20	VARIANCE
ASSESSMENTS - TAX ROLL	\$144,240	\$144,240	\$144,864	\$624
ASSESSMENTS - DIRECT BILLED	\$95,151	\$94,724	\$94,724	\$0
ASSESSMENTS - DIRECT BILLED (FY19)	\$0	\$0	\$83,519	
INTEREST	\$500	\$375	\$1,772	\$1,397
TOTAL REVENUES	\$239,891	\$239,339	\$324,879	\$2,021

EXPENDITURES:

INTEREST - 12/15	\$83,519	\$83,519	\$83,519	\$0
PRINCIPAL - 6/15	\$70,000	\$70,000	\$70,000	\$0
INTEREST - 6/15	\$83,519	\$83,519	\$83,519	\$0
TOTAL EXPENDITURES	\$237,038	\$237,038	\$237,038	\$0
EXCESS REVENUES (EXPENDITURES)	\$2,853		\$87,842	
FUND BALANCE - Beginning	\$83,539		\$120,367	
FUND BALANCE - Ending	\$86,392		\$208,208	

Storey Park

COMMUNITY DEVELOPMENT DISTRICT

CAPITAL PROJECTS FUND

Series 2015

Statement of Revenues & Expenditures

For The Period Ending June 30, 2020

REVENUES:

	ADOPTED BUDGET	PRORATED BUDGET THRU 6/30/20	ACTUAL THRU 6/30/20	VARIANCE
INTEREST	\$0	\$0	\$1	\$1
TRANSFER IN	\$0	\$0	\$6,730	\$6,730
TOTAL REVENUES	\$0	\$0	\$6,731	\$6,731

EXPENDITURES:

CAPITAL OUTLAY	\$0	\$0	\$0	\$0
TOTAL EXPENDITURES	\$0	\$0	\$0	\$0
EXCESS REVENUES (EXPENDITURES)	\$0		\$6,731	
FUND BALANCE - Beginning	\$0		\$15	
FUND BALANCE - Ending	\$0		\$6,746	

Storey Park

COMMUNITY DEVELOPMENT DISTRICT

CAPITAL PROJECTS FUND

Series 2018

Statement of Revenues & Expenditures

For The Period Ending June 30, 2020

	ADOPTED BUDGET	PRORATED BUDGET THRU 6/30/20	ACTUAL THRU 6/30/20	VARIANCE
<u>REVENUES:</u>				
INTEREST	\$0	\$0	\$5	\$5
TOTAL REVENUES	\$0	\$0	\$5	\$5
<u>EXPENDITURES:</u>				
CAPITAL OUTLAY - CONSTRUCTION	\$0	\$0	\$520	(\$520)
TRANSFER OUT	\$0	\$0	\$63	(\$63)
TOTAL EXPENDITURES	\$0	\$0	\$583	(\$583)
EXCESS REVENUES (EXPENDITURES)	\$0		(\$577)	
FUND BALANCE - Beginning	\$0		\$577	
FUND BALANCE - Ending	\$0		\$0	

Storey Park

COMMUNITY DEVELOPMENT DISTRICT

CAPITAL PROJECTS FUND

Series 2019

Statement of Revenues & Expenditures

For The Period Ending June 30, 2020

	ADOPTED BUDGET	PRORATED BUDGET THRU 6/30/20	ACTUAL THRU 6/30/20	VARIANCE
<u>REVENUES:</u>				
INTEREST	\$0	\$0	\$28,710	\$28,710
TOTAL REVENUES	\$0	\$0	\$28,710	\$28,710
<u>EXPENDITURES:</u>				
CAPITAL OUTLAY - CONSTRUCTION	\$0	\$0	\$3,628,789	(\$3,628,789)
TOTAL EXPENDITURES	\$0	\$0	\$3,628,789	(\$3,628,789)
EXCESS REVENUES (EXPENDITURES)	\$0		(\$3,600,079)	
FUND BALANCE - Beginning	\$0		\$3,620,635	
FUND BALANCE - Ending	\$0		\$20,556	

Storey Park Community Development District

	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sept	Total
REVENUES:													
ASSESSMENTS - TAX ROLL	\$0	\$11,974	\$171,351	\$196,568	\$15,126	\$25,326	\$6,351	\$3,664	\$8,106	\$0	\$0	\$0	\$438,467
ASSESSMENTS - DIRECT BILLED	\$0	\$62,473	\$0	\$31,236	\$0	\$0	\$31,236	\$0	\$0	\$0	\$0	\$0	\$124,945
DEVELOPER CONTRIBUTIONS	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
INTEREST	\$1	\$2	\$6	\$13	\$7	\$6	\$5	\$6	\$2	\$0	\$0	\$0	\$48
TOTAL REVENUES	\$1	\$74,448	\$171,357	\$227,818	\$15,133	\$25,332	\$37,533	\$3,670	\$8,108	\$0	\$0	\$0	\$563,460
EXPENDITURES:													
ADMINISTRATIVE:													
ENGINEERING	\$2,509	\$0	\$0	\$260	\$360	\$80	\$50	\$200	\$0	\$0	\$0	\$0	\$3,859
ATTORNEY	\$2,845	\$2,204	\$950	\$2,215	\$3,421	\$832	\$1,382	\$1,482	\$0	\$0	\$0	\$0	\$15,329
ARBITRAGE	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
DISSEMINATION AGENT	\$875	\$875	\$875	\$875	\$875	\$875	\$875	\$875	\$875	\$0	\$0	\$0	\$7,875
ANNUAL AUDIT	\$500	\$0	\$0	\$0	\$2,000	\$3,600	\$0	\$0	\$0	\$0	\$0	\$0	\$6,100
TRUSTEE FEES	\$3,500	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,500
ASSESSMENT ADMINISTRATION	\$5,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,000
MANAGEMENT FEES	\$2,917	\$2,917	\$2,917	\$2,917	\$2,917	\$2,917	\$2,917	\$2,917	\$2,917	\$0	\$0	\$0	\$26,250
INFORMATION TECHNOLOGY	\$100	\$100	\$100	\$100	\$100	\$100	\$100	\$2,475	\$100	\$0	\$0	\$0	\$3,325
TELEPHONE	\$11	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$11
POSTAGE	\$4	\$32	\$20	\$14	\$17	\$13	\$9	\$15	\$28	\$0	\$0	\$0	\$151
INSURANCE	\$5,533	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,533
PRINTING & BINDING	\$29	\$41	\$0	\$0	\$47	\$49	\$1	\$7	\$22	\$0	\$0	\$0	\$137
LEGAL ADVERTISING	\$0	\$0	\$0	\$241	\$0	\$0	\$0	\$556	\$500	\$0	\$0	\$0	\$1,298
OTHER CURRENT CHARGES	\$0	\$17	\$0	\$0	\$0	\$0	\$0	\$49	\$0	\$0	\$0	\$0	\$65
PROPERTY APPRAISER	\$924	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$924
OFFICE SUPPLIES	\$0	\$5	\$0	\$0	\$5	\$5	\$5	\$0	\$0	\$0	\$0	\$0	\$23
DUES, LICENSES & SUBSCRIPTIONS	\$175	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$175
OPERATION & MAINTENANCE:													
CONTRACT SERVICES													
FIELD MANAGEMENT	\$1,250	\$1,250	\$1,250	\$1,250	\$1,250	\$1,250	\$1,250	\$1,250	\$1,250	\$0	\$0	\$0	\$11,250
LANDSCAPE MAINTENANCE	\$21,193	\$20,484	\$20,484	\$20,484	\$20,484	\$25,437	\$25,437	\$25,437	\$25,437	\$0	\$0	\$0	\$204,875
LAKE MAINTENANCE	\$285	\$285	\$285	\$285	\$1,485	\$285	\$285	\$285	\$285	\$0	\$0	\$0	\$3,765
MITIGATION MONITORING & MAINTENANCE	\$1,500	\$700	\$2,900	\$0	\$0	\$6,975	\$0	\$0	\$0	\$0	\$0	\$0	\$12,075
REPAIRS & MAINTENANCE													
REPAIRS - GENERAL	\$0	\$1,494	\$424	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,918
OPERATING SUPPLIES	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
LANDSCAPE CONTINENCY	\$0	\$0	\$0	\$545	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$545
IRRIGATION REPAIRS	\$894	\$0	\$643	\$3,127	\$3,281	\$133	\$179	\$677	\$1,959	\$0	\$0	\$0	\$10,892
ROADWAYS & SIDEWALKS	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
TRAIL MAINTENANCE	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
SIGNAGE	\$0	\$700	\$0	\$14,030	\$0	\$0	\$900	\$0	\$0	\$0	\$0	\$0	\$15,230
UTILITY													
ELECTRIC	\$28	\$27	\$33	\$32	\$43	\$41	\$43	\$26	\$54	\$0	\$0	\$0	\$337
STREETLIGHTS	\$6,164	\$9,250	\$10,602	\$10,548	\$9,212	\$10,552	\$9,246	\$10,869	\$14,254	\$0	\$0	\$0	\$90,897
WATER & SEWER	\$530	\$646	\$671	\$1,320	\$1,427	\$2,176	\$1,744	\$1,487	\$1,604	\$0	\$0	\$0	\$11,605
OTHER													
PROPERTY INSURANCE	\$2,154	\$0	\$0	\$0	\$414	\$0	\$129	\$0	\$0	\$0	\$0	\$0	\$2,697
TOTAL EXPENDITURES	\$59,319	\$41,025	\$42,153	\$58,243	\$47,338	\$55,320	\$44,199	\$48,557	\$49,286	\$0	\$0	\$0	\$445,440
EXCESS REVENUES (EXPENDITURES)	(\$59,317)	\$33,423	\$129,204	\$169,575	(\$32,205)	(\$29,988)	(\$6,607)	(\$44,887)	(\$41,177)	\$0	\$0	\$0	\$118,020

**STOREY PARK
COMMUNITY DEVELOPMENT DISTRICT
LONG TERM DEBT REPORT**

SERIES 2015, SPECIAL ASSESSMENT BONDS (ASSESSMENT AREA ONE PROJECT)	
INTEREST RATES:	4.000%, 4.500%, 5.000%, 5.125%
MATURITY DATE:	11/1/2045
RESERVE FUND DEFINITION	50% OF MAXIMUM ANNUAL DEBT SERVICE
RESERVE FUND REQUIREMENT	\$303,522
RESERVE FUND BALANCE	\$308,905
BONDS OUTSTANDING - 9/30/15	\$9,210,000
LESS: PRINCIPAL PAYMENT 11/1/16	(\$90,000)
LESS: PRINCIPAL PAYMENT 11/1/17	(\$155,000)
LESS: PRINCIPAL PAYMENT 11/1/18	(\$160,000)
LESS: PRINCIPAL PAYMENT 11/1/19	(\$170,000)
CURRENT BONDS OUTSTANDING	\$8,635,000

SERIES 2018, SPECIAL ASSESSMENT BONDS (ASSESSMENT AREA TWO PROJECT)	
INTEREST RATES:	3.750%, 4.375%, 4.875%, 5.000%
MATURITY DATE:	6/15/2048
RESERVE FUND DEFINITION	25% OF MAXIMUM ANNUAL DEBT SERVICE
RESERVE FUND REQUIREMENT	\$62,200
RESERVE FUND BALANCE	\$64,463
BONDS OUTSTANDING - 5/22/18	\$3,865,000
LESS: PRINCIPAL PAYMENT 6/15/19	(\$65,000)
LESS: PRINCIPAL PAYMENT 6/15/20	(\$65,000)
CURRENT BONDS OUTSTANDING	\$3,735,000

SERIES 2019, SPECIAL ASSESSMENT BONDS (ASSESSMENT AREA THREE PROJECT)	
INTEREST RATES:	3.500%, 3.750%, 4.250%, 4.400%
MATURITY DATE:	6/15/2049
RESERVE FUND DEFINITION	50% OF MAXIMUM ANNUAL DEBT SERVICE
RESERVE FUND REQUIREMENT	\$119,695
RESERVE FUND BALANCE	\$121,457
BONDS OUTSTANDING - 5/31/19	\$3,995,000
LESS: PRINCIPAL PAYMENT 6/15/20	(\$70,000)
CURRENT BONDS OUTSTANDING	\$3,925,000

**STOREY PARK
COMMUNITY DEVELOPMENT DISTRICT**

SPECIAL ASSESSMENT RECEIPTS - FY2020

TAX COLLECTOR

DATE RECEIVED	DIST.	GROSS ASSESSMENTS			COMMISSIONS PAID	INTEREST INCOME	NET AMOUNT RECEIVED	GENERAL FUND				2015		2018		2019		TOTAL 100%	
		RECEIVED	DISCOUNTS/ PENALTIES	PAID				33.24%	DEBT SERVICE	36.86%	DEBT SERVICE	18.91%	DEBT SERVICE	10.99%					
11/7/19	1	\$	1,086.88	\$	49.08	\$	-	\$	1,037.80	\$	344.94	\$	382.52	\$	196.28	\$	114.05	\$	1,037.80
11/14/19	2	\$	12,400.96	\$	496.03	\$	-	\$	11,904.93	\$	3,956.96	\$	4,387.97	\$	2,251.64	\$	1,308.36	\$	11,904.93
11/21/19	3	\$	24,044.83	\$	961.79	\$	-	\$	23,083.04	\$	7,672.34	\$	8,508.04	\$	4,365.82	\$	2,536.84	\$	23,083.04
12/5/19	4	\$	149,346.02	\$	5,973.72	\$	-	\$	143,372.30	\$	47,654.08	\$	52,844.73	\$	27,116.77	\$	15,756.72	\$	143,372.30
12/12/19	5	\$	314,973.87	\$	12,598.91	\$	277.09	\$	302,652.05	\$	100,595.47	\$	111,552.69	\$	57,242.21	\$	33,261.68	\$	302,652.05
12/19/19	6	\$	72,398.65	\$	2,895.95	\$	-	\$	69,502.70	\$	23,101.30	\$	25,617.58	\$	13,145.42	\$	7,638.40	\$	69,502.70
1/9/20	7	\$	616,037.71	\$	24,641.11	\$	-	\$	591,396.60	\$	196,568.37	\$	217,979.30	\$	111,854.01	\$	64,994.92	\$	591,396.60
2/13/20	8	\$	47,404.70	\$	1,896.16	\$	-	\$	45,508.54	\$	15,126.13	\$	16,773.72	\$	8,607.27	\$	5,001.42	\$	45,508.54
3/12/20	9	\$	14,980.13	\$	599.20	\$	2,007.71	\$	15,703.31	\$	5,219.47	\$	5,787.99	\$	2,970.05	\$	1,725.81	\$	15,703.31
3/19/20	10	\$	62,563.70	\$	2,070.70	\$	-	\$	60,493.00	\$	20,106.66	\$	22,296.75	\$	11,441.37	\$	6,648.22	\$	60,493.00
4/9/20	11	\$	19,569.37	\$	460.40	\$	-	\$	19,108.97	\$	6,351.44	\$	7,043.26	\$	3,614.18	\$	2,100.09	\$	19,108.97
5/14/20	12	\$	11,149.98	\$	126.65	\$	-	\$	11,023.33	\$	3,663.93	\$	4,063.02	\$	2,084.90	\$	1,211.47	\$	11,023.33
6/11/20	13	\$	24,087.81	\$	-	\$	299.91	\$	24,387.72	\$	8,105.99	\$	8,988.92	\$	4,612.58	\$	2,680.23	\$	24,387.72
7/9/20	14	\$	12,578.30	\$	-	\$	-	\$	12,578.30	\$	4,180.77	\$	4,636.16	\$	2,379.00	\$	1,382.36	\$	12,578.30
		\$	-	\$	-	\$	-	\$	-	\$	-	\$	-	\$	-	\$	-	\$	-
TOTALS		\$	1,382,622.91	\$	52,769.70	\$	2,584.71	\$	1,331,752.59	\$	442,647.85	\$	490,862.64	\$	251,881.52	\$	146,360.58	\$	1,331,752.59

DIRECT BILLED ASSESSMENTS

LENNAR HOMES LLC													\$342,961.11	\$124,945.03	\$123,292.28	\$94,723.80
DATE RECEIVED	DUE DATE	CHECK NO.	NET ASSESSED	AMOUNT RECEIVED	GENERAL FUND	SERIES 2015	SERIES 2019									
11/25/19	11/1/19	1338022	\$ 171,480.55	\$ 171,480.55	\$ 62,472.51	\$ 61,646.14	\$ 47,361.90									
2/1/20	2/1/20	1372449	\$ 85,740.28	\$ 85,740.28	\$ 31,236.26	\$ 30,823.07	\$ 23,680.95									
4/30/20	4/1/20	1421150	\$ 85,740.28	\$ 85,740.28	\$ 31,236.26	\$ 30,823.07	\$ 23,680.95									
			\$ 342,961.11	\$ 342,961.11	\$ 124,945.03	\$ 123,292.28	\$ 94,723.80									

**Storey Park
Community Development District**

**Special Assessment Bonds, Series 2015
(Assessment Area One Project)**

Date	Requisition #	Contractor	Description	Requisitions
Fiscal Year 2015				
9/25/15	1	Lennar Corporation	Assesment Area One Costs	\$ 4,929,563.38
TOTAL				\$ 4,929,563.38
Fiscal Year 2015				
9/1/15		Interest		\$ -
TOTAL				\$ -
Acquisition/Construction Fund at 8/28/15				\$ 8,382,013.52
Interest Earned thru 9/30/15				\$ -
Requisitions Paid thru 9/30/15				\$ (4,929,563.38)
Remaining Acquisition/Construction Fund				\$ 3,452,450.14
Fiscal Year 2016				
1/7/16	2	Poulos & Bennett	Review & Certification of Req.1	\$ 1,370.75
4/13/16	3	Lennar Corporation	Assessment Area One Costs	\$ 1,253,954.70
8/8/16	4	Latham, Shuker, Eden & Beaudine	Reimbursement of Bond Filing & Publication of Notice	\$ 1,463.59
TOTAL				\$ 1,256,789.04
Fiscal Year 2016				
10/1/15		Interest		\$ 40.13
11/1/15		Interest		\$ 29.33
12/1/15		Interest		\$ 28.38
1/1/16		Interest		\$ 182.41
2/1/16		Interest		\$ 470.10
3/1/16		Interest		\$ 561.99
4/1/16		Interest		\$ 658.81
5/1/16		Interest		\$ 515.96
6/1/16		Interest		\$ 451.85
7/1/16		Interest		\$ 465.27
8/1/16		Interest		\$ 463.99
9/1/16		Interest		\$ 480.02
TOTAL				\$ 4,348.24
Acquisition/Construction Fund at 10/1/15				\$ 3,452,450.14
Interest Earned thru 9/30/16				\$ 4,348.24
Requisitions Paid thru 9/30/16				\$ (1,256,789.04)
Remaining Acquisition/Construction Fund				\$ 2,200,009.34

**Storey Park
Community Development District**

**Special Assessment Bonds, Series 2015
(Assessment Area One Project)**

Date	Requisition #	Contractor	Description	Requisitions
Fiscal Year 2017				
6/30/17	5	Lennar Corporation	Reimbursement costs for Phase 3	\$ 2,205,691.09
TOTAL				\$ 2,205,691.09
Fiscal Year 2017				
10/1/16		Interest		\$ 485.90
11/1/16		Interest		\$ 498.48
12/1/16		Interest		\$ 498.02
1/1/17		Interest		\$ 632.80
2/1/17		Interest		\$ 788.57
3/1/17		Interest		\$ 753.84
4/1/17		Interest		\$ 944.69
5/1/17		Interest		\$ 1,079.45
6/1/17		Interest		\$ 1,178.65
7/1/17		Interest		\$ 1,294.26
8/1/17		Interest		\$ 1.73
9/1/17		Interest		\$ 1.86
TOTAL				\$ 8,158.25
Acquisition/Construction Fund at 9/30/16				\$ 2,200,009.34
Interest Earned thru 9/30/17				\$ 8,158.25
Requisitions Paid thru 9/30/17				\$ (2,205,691.09)
Remaining Acquisition/Construction Fund				\$ 2,476.50

Date	Requisition #	Contractor	Description	Requisitions
Fiscal Year 2018				
TOTAL				\$ -
Fiscal Year 2018				
10/1/17		Interest		\$ 1.84
11/1/17		Interest		\$ 1.99
12/1/17		Interest		\$ 1.93
1/1/18		Interest		\$ 2.26
2/1/18		Interest		\$ 2.52
3/1/18		Interest		\$ 2.37
4/1/18		Interest		\$ 2.92
4/30/18		Transfer In	Transfer from Reserve Account	\$ 3,548.80
5/1/18		Interest		\$ 3.16
6/1/18		Interest		\$ 8.29
7/1/18		Interest		\$ 8.52
8/1/18		Interest		\$ 9.24
9/1/18		Interest		\$ 9.33
TOTAL				\$ 3,603.17
Acquisition/Construction Fund at 9/30/17				\$ 2,476.50
Interest Earned thru 9/30/18				\$ 3,603.17
Requisitions Paid thru 9/30/18				\$ -
Remaining Acquisition/Construction Fund				\$ 6,079.67

Storey Park
Community Development District
Special Assessment Bonds, Series 2015
(Assessment Area One Project)

Date	Requisition #	Contractor	Description	Requisitions
Fiscal Year 2019				
3/7/19	6	Governmental Management Services-CF	Invoice #88 - Construction Accounting	\$ 3,500.00
5/24/19	7	Lennar Corporation	Phase 3 Construction Costs	\$ 2,643.84
TOTAL				\$ 6,143.84
Fiscal Year 2019				
10/1/18		Interest		\$ 9.36
11/1/18		Interest		\$ 10.50
12/1/18		Interest		\$ 10.47
1/2/19		Interest		\$ 11.26
2/1/19		Interest		\$ 11.83
3/1/19		Interest		\$ 10.75
4/1/19		Interest		\$ 6.25
5/1/19		Interest		\$ 5.02
6/3/19		Interest		\$ 3.67
7/1/19		Interest		\$ 0.03
8/1/19		Interest		\$ 0.03
9/1/19		Interest		\$ 0.03
TOTAL				\$ 79.20
Acquisition/Construction Fund at 9/30/18				\$ 6,079.67
Interest Earned thru 9/30/19				\$ 79.20
Requisitions Paid thru 9/30/19				\$ (6,143.84)
Remaining Acquisition/Construction Fund				\$ 15.03
Fiscal Year 2020				
TOTAL				\$ -
Fiscal Year 2020				
10/1/19		Interest		\$ 0.02
11/1/19		Interest		\$ 0.02
12/1/19		Interest		\$ 0.02
1/2/20		Interest		\$ 0.02
2/3/20		Interest		\$ 0.02
3/2/20		Interest		\$ 0.02
4/1/20		Interest		\$ 0.01
4/30/20		Transfer from Reserve		\$ 6,729.83
5/1/20		Interest		\$ 0.03
6/1/20		Interest		\$ 0.64
TOTAL				\$ 6,730.63
Acquisition/Construction Fund at 9/30/19				\$ 15.03
Interest Earned thru 6/30/20				\$ 6,730.63
Requisitions Paid thru 6/30/20				\$ -
Remaining Acquisition/Construction Fund				\$ 6,745.66

**Storey Park
Community Development District**

**Special Assessment Bonds, Series 2018
(Assessment Area Two Project)**

Date	Requisition #	Contractor	Description	Requisitions
Fiscal Year 2018				
		TOTAL		\$ -
Fiscal Year 2018				
6/1/18		Interest		\$ 1,582.37
7/1/18		Interest		\$ 4,977.51
8/1/18		Interest		\$ 5,386.33
9/1/18		Interest		\$ 5,443.01
		TOTAL		\$ 17,389.22
		Acquisition/Construction Fund at 5/22/18		\$ 3,534,179.36
		Interest Earned thru 9/30/18		\$ 17,389.22
		Requisitions Paid thru 9/30/18		\$ -
		Remaining Acquisition/Construction Fund		\$ 3,551,568.58
Fiscal Year 2019				
10/3/18	1	Lennar Homes, LLC	Construction Cost PH1&2, Parcel L	\$ 3,445,499.01
3/7/19	2	Governmental Management Services-CF	Invoice #89 - Construction Accounting	\$ 3,500.00
5/23/19	3	Lennar Homes, LLC	Construction Cost PH1&2, Parcel L	\$ 109,419.03
		TOTAL		\$ 3,558,418.04
Fiscal Year 2019				
10/1/18		Interest		\$ 5,466.72
11/1/18		Interest		\$ 568.44
12/1/18		Interest		\$ 192.33
1/2/19		Interest		\$ 207.02
2/1/19		Interest		\$ 217.46
3/1/19		Interest		\$ 197.49
4/1/19		Interest		\$ 214.51
5/1/19		Interest		\$ 207.86
6/3/19		Interest		\$ 151.79
7/1/19		Interest		\$ 1.04
8/1/19		Interest		\$ 1.09
9/1/19		Interest		\$ 1.00
		TOTAL		\$ 7,426.75
		Acquisition/Construction Fund at 9/30/18		\$ 3,551,568.58
		Interest Earned thru 9/30/19		\$ 7,426.75
		Requisitions Paid thru 9/30/19		\$ (3,558,418.04)
		Remaining Acquisition/Construction Fund		\$ 577.29

**Storey Park
Community Development District**

**Special Assessment Bonds, Series 2018
(Assessment Area Two Project)**

Date	Requisition #	Contractor	Description	Requisitions
Fiscal Year 2020				
5/8/20	4	Poulos & Bennett, LLC	inv# 15-060(60) & 151-060(57)	\$ 520.00
TOTAL				\$ 520.00
Fiscal Year 2020				
10/1/19		Interest		\$ 0.95
11/1/19		Interest		\$ 0.88
12/1/19		Interest		\$ 0.74
1/2/20		Interest		\$ 0.74
2/3/20		Interest		\$ 0.73
3/2/20		Interest		\$ 0.68
4/1/20		Interest		\$ 0.40
5/1/20		Interest		\$ 0.10
5/11/20		Transfer to General Redemption		\$ (62.51)
6/1/20		Interest		\$ 0.01
6/1/20		Transfer to Revenue		\$ (0.01)
TOTAL				\$ (57.29)
Acquisition/Construction Fund at 9/30/19				\$ 577.29
Interest Earned thru 6/30/20				\$ (57.29)
Requisitions Paid thru 6/30/20				\$ (520.00)
Remaining Acquisition/Construction Fund				\$ 0.00

Storey Park
Community Development District
Special Assessment Bonds, Series 2019
(Assessment Area Three Project)

Date	Requisition #	Contractor	Description	Requisitions
Fiscal Year 2019				
TOTAL				\$ -
Fiscal Year 2019				
6/3/19		Interest		\$ 225.85
7/1/19		Interest		\$ 6,663.52
8/1/19		Interest		\$ 6,810.72
9/1/19		Interest		\$ 6,243.68
TOTAL				\$ 19,943.77
Acquisition/Construction Fund at 5/31/19				\$ 3,593,938.38
Interest Earned thru 9/30/19				\$ 19,943.77
Requisitions Paid thru 9/30/19				\$ -
Remaining Acquisition/Construction Fund				\$ 3,613,882.15
Fiscal Year 2020				
Fiscal Year 2020				
2/24/20	1	Lennar Homes LLC	Mass Grading PH3 & 4, Parcel L Infrastructure	\$ 3,625,289.41
2/13/20		GMS-CF, LLC	FY2020 Construction Accounting	\$ 3,500.00
TOTAL				\$ 3,628,789.41
Fiscal Year 2020				
10/1/19		Interest		\$ 5,923.09
11/1/19		Interest		\$ 5,484.17
12/1/19		Interest		\$ 4,658.57
1/2/20		Interest		\$ 4,641.62
2/3/20		Interest		\$ 4,551.24
3/2/20		Interest		\$ 3,368.85
4/1/20		Interest		\$ 9.13
5/1/20		Interest		\$ 2.29
6/1/20		Interest		\$ 1.30
TOTAL				\$ 28,640.26
Acquisition/Construction Fund at 9/30/19				\$ 3,613,882.15
Interest Earned thru 6/30/20				\$ 28,640.26
Requisitions Paid thru 6/30/20				\$ (3,628,789.41)
Remaining Acquisition/Construction Fund				\$ 13,733.00