

**GOLDEN LAKES
COMMUNITY DEVELOPMENT DISTRICT**

AGENDA PACKAGE

Monday, August 7, 2023

Remote Participation:

Call in (audio only) (646) 838-1601, 254223677#

Golden Lakes Community Development District

Board of Supervisors

Paul Weaver, Chairman
 Lithea Beck, Vice Chairman
 Sam Morrone, Assistant Secretary
 Matt McDonald, Assistant Secretary
 Shaun York, Assistant Secretary

Staff

Gabriel Mena, District Manager
 Scott D. Clark, District Counsel
 Steven Shealey, District Engineer
 JoAnna Likar, Property Manager
 Ryan Roberts, General Manager
 Tony Cianci, VP of Operations

Meeting Agenda

Monday, August 7, 2023 – 5:30 p.m.

- 1. Call to Order and Roll Call**
- 2. Audience Comments on Agenda**
- 3. Business Items**
 - A. Review of Management Company
 - B. Approval of Fiscal Year 2024 Annual Meetings
- 4. Public Hearing to Consider the Adoption of the Fiscal Year 2023/2024 Budget and Imposing Special Assessments**
 - A. Presentation of Fiscal Year 2024 Budget
 - B. Public Comment
 - C. Consideration of Resolution 2023-05, Adopting the Fiscal Year 2024 Budget
 - D. Consideration of Resolution 2023-06, Annual Assessment Fiscal Year 2024
- 5. Acceptance of the Minutes from the June 6, 2023, Meeting**
- 6. District Manager's Report**
 - A. Acceptance of the Financial Report
- 7. District Counsel's Report**
 - A. Update on Road Spill
 - B. Consideration of Resolution 2023-07, Authorizing Exchange of Properties
- 8. District Engineer's Report**
 - A. Engineer's Report
 - B. Consideration of Proposal for Limited Geotechnical Exploration
- 9. Property Manager's Report**
- 10. Eaglebrooke Manager's Report**
- 11. New Business and Supervisors' Request**
- 12. Audience Comments**
- 13. Adjournment**

Next scheduled meeting: September 5, 2023, at 5:30 p.m.

District Office:

313 Campus Street
 Celebration, FL 3474
 407-566-1935
www.goldenlakescdd.org

Meeting Location:

Club at Eaglebrooke
 1300 Eaglebrooke Boulevard
 Lakeland, Florida 33813

Or call in (audio only):+1 646-838-1601, 254223677#

Section 3

Business Matters

Section 3A Review of Management Company

Section 3B

Approval of Fiscal Year

2024 Annual Meetings

**GOLDEN LAKES COMMUNITY
DEVELOPMENT DISTRICT
NOTICE OF MEETING SCHEDULE
AND WORKSHOP SCHEDULE**

The Board of Supervisors of the Golden Lakes Community Development District will hold regular meetings for Fiscal Year 2024 at the Club at Eaglebrooke, 1300 Eaglebrooke Boulevard, Lakeland, Florida on the first Tuesday of the following months, at 5:30 p.m. unless otherwise noted, as follows:

October 3, 2023 (workshop)
November 7, 2023
December 5, 2023 (workshop)
January 2, 2024
February 6, 2024 (workshop)
March 5, 2024
April 2, 2024 (workshop)
May 7, 2024 (workshop)
June 4, 2024
July 2, 2024 (workshop)
August 6, 2024
September 3, 2024 (workshop)

The meetings are open to the public and will be conducted in accordance with the provision of Florida Law for Community Development Districts. Meetings may be continued to a date, time, and location to be specified on the record at the meetings.

Anyone wishing to participate in such meetings via communications media technology should contact the District Manager's Office prior to each meeting to confirm the applicable meeting access and/or location information. Additionally, interested parties may refer to the District's website for the latest information: <https://www.goldenlakescdd.org>

There may be occasions when one or more Supervisors will participate via telephone or other communication media technology. In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations at these meetings because of a disability or physical impairment should contact the District Manager at 407-566-1935 at least two (2) calendar days prior to the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service at 7-1-1 or (800) 955-8771 (TTY)/(800) 955-8770 (Voice) for aid in contacting the District Management Company.

Each person who decides to appeal any action taken at these meetings is advised that person will need a record of the proceedings and accordingly, the person may need to ensure a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

Gabriel Mena, District Manager

Publish:

Section 4
Public Hearing to Consider
the Adoption of the
FY2023/2024 Budget and
Imposing Special
Assessments

Section 4A Presentation of FY2024 Budget

GOLDEN LAKES
Community Development District

Annual Operating and Debt Service Budget
Fiscal Year 2024

Version 4 - Modified Tentative Budget

(Printed - 07/25/23 @ 1:00 PM)

Prepared by:



GOLDEN LAKES

Community Development District

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GOLDEN LAKES

Community Development District

Operating Budget

Fiscal Year 2024

GOLDEN LAKES

Community Development District

General Fund

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2021	FY 2022	BUDGET FY 2023	THRU JUN-2023	JUL- SEP-2023	PROJECTED FY 2023	BUDGET FY 2024
REVENUES							
Interest - Investments	\$ 3,456	\$ 4,104	\$ 1,200	\$ 26,596	\$ 8,865	\$ 35,461	\$ 25,000
Hurricane Irma FEMA Refund	-	881	-	-	-	-	-
Interest - Tax Collector	77	-	-	2,105	-	2,105	-
Special Assmnts- Tax Collector	823,962	826,850	865,120	865,705	-	865,705	1,005,396
Special Assmnts- Other	64,105	64,330	64,105	64,148	-	64,148	64,105
Special Assmnts- Discounts	(32,372)	(35,603)	(37,169)	(34,895)	-	(34,895)	(42,780)
Other Miscellaneous Revenues	-	-	-	67,284	-	67,284	-
TOTAL REVENUES	859,228	860,562	893,256	990,943	8,865	999,808	1,051,721
EXPENDITURES							
<i>Administrative</i>							
P/R-Board of Supervisors	5,000	6,400	8,000	7,000	1,000	8,000	12,000
FICA Taxes	383	490	612	536	76	612	918
ProfServ-Engineering	83,985	75,044	60,000	44,682	34,833	79,515	80,000
ProfServ-Legal Services	41,621	31,655	42,120	17,064	19,574	36,638	35,000
ProfServ-Mgmt Consulting	40,000	41,200	41,200	30,900	10,300	41,200	42,436
ProfServ-Property Appraiser	12,219	12,631	9,292	-	9,292	9,292	10,695
ProfServ-Special Assessment	11,705	11,705	11,705	11,705	-	11,705	11,705
ProfServ-Web Site Development	1,707	1,786	3,500	1,318	2,182	3,500	3,500
Auditing Services	9,250	20,000	6,750	13,500	-	13,500	6,750
Postage and Freight	1,169	712	2,000	225	716	941	2,000
Insurance - General Liability	9,517	-	11,673	8,180	-	8,180	8,998
Printing and Binding	1,318	772	1,500	10	1,035	1,045	1,500
Legal Advertising	2,365	4,471	4,000	1,267	2,151	3,418	4,000
Miscellaneous Services	-	456	300	-	300	300	300
Misc-Assessmnt Collection Cost	15,010	15,375	18,584	17,899	685	18,584	21,390
Office Supplies	435	-	500	-	500	500	500
Annual District Filing Fee	175	175	175	175	-	175	175
Total Administrative	235,859	222,872	221,911	154,461	82,643	237,104	241,867

GOLDEN LAKES

Community Development District

General Fund

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2021	FY 2022	BUDGET	THRU	JUL-	PROJECTED	BUDGET
			FY 2023	JUN-2023	SEP-2023	FY 2023	FY 2024
<i>Field</i>							
ProfServ-Field Management	22,336	22,200	22,866	29,240	5,550	34,790	22,200
Contracts-Security Services	153,666	173,802	207,400	144,677	48,226	192,903	238,510
Contracts-Landscape	92,064	87,059	98,072	73,554	24,518	98,072	98,072
Security-Roving Parking Patrol	1,244	2,077	10,250	294	98	392	5,000
Communication - Teleph - Field	3,393	2,938	3,600	2,589	863	3,452	3,600
Utility - Access Gate	4,142	14,756	10,000	20,243	6,748	26,991	25,000
Electricity - General	25,788	31,707	30,000	27,247	9,082	36,329	35,000
Electricity - Streetlighting	18,285	18,036	25,000	12,284	4,095	16,379	16,000
Utility - Irrigation	633	1,862	800	748	249	997	800
R&M-Renewal and Replacement	7,315	-	6,000	-	3,000	3,000	3,000
R&M-Common Area	2,350	3,516	5,000	26,831	3,000	29,831	20,000
R&M-Gate	3,410	22,723	3,500	17,091	3,500	20,591	10,000
R&M-Irrigation	7,330	25,839	10,000	5,301	1,767	7,068	7,500
R&M-Ponds	5,018	99,498	4,188	5,484	1,077	6,561	4,308
R&M-Roads & Alleyways	80,800	42,822	40,000	8,425	31,575	40,000	40,000
R&M-Stormwater System	4,230	-	4,500	18,397	-	18,397	4,500
R&M-Streetlights	28,694	10,588	15,000	3,257	11,384	14,641	15,000
R&M-Trees and Trimming	7,275	7,200	10,000	34,260	-	34,260	10,000
R&M-Emergency & Disaster Relief	-	-	-	5,010	-	5,010	-
R&M-Security Cameras	-	937	1,000	6,290	-	6,290	1,000
Misc-Contingency	100	19,812	68,562	-	5,000	5,000	60,000
Bottled Water Delivery	549	743	550	546	182	728	750
Op Supplies - Gatehouse	1,227	-	313	-	313	313	313
Total Field	469,849	588,115	576,601	441,768	160,226	601,994	620,553

GOLDEN LAKES

Community Development District

General Fund

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2021	FY 2022	BUDGET FY 2023	THRU JUN-2023	JUL- SEP-2023	PROJECTED FY 2023	BUDGET FY 2024
Reserves							
Reserve - Drainage	80,718	-	-	-	-	-	-
Pavement Loan (P&I)	-	-	102,763	-	-	-	104,757
Interest Expense	-	-	38,810	-	-	-	34,544
Reserve - Infrastructure	-	-	-	-	-	-	25,000
Reserve - Roadways	-	-	-	-	-	-	25,000
Reserve - Roads/Sidewalks	574,807	35,785	-	-	-	-	-
Total Reserves	655,525	35,785	141,573	-	-	-	189,301
TOTAL EXPENDITURES & RESERVES	1,361,233	846,772	940,085	596,229	242,869	839,098	1,051,721
Excess (deficiency) of revenues							
Over (under) expenditures	(502,005)	13,790	(46,829)	394,714	(234,004)	160,710	-
OTHER FINANCING SOURCES (USES)							
Operating Transfers-Out	-	(105,000)	-	(23,285)	-	(23,285)	-
TOTAL OTHER SOURCES (USES)	-	(105,000)	-	(23,285)	-	(23,285)	-
Net change in fund balance	(502,005)	(91,210)	(46,829)	371,429	(234,004)	137,425	-
FUND BALANCE, BEGINNING	1,503,820	1,001,818	910,608	780,801	-	780,801	918,226
FUND BALANCE, ENDING	\$ 1,001,815	\$ 910,608	\$ 863,781	\$ 1,152,230	\$ (234,004)	\$ 918,226	\$ 918,226

GOLDEN LAKES

Community Development District

Series 2021

Period Ending	Outstanding Balance	Principal	Interest	Debt Service	Annual Debt Service
11/1/2023	\$897,237		\$17,272	\$17,272	
5/1/2024	\$897,237	\$104,757	\$17,272	\$122,029	\$139,301
11/1/2024	\$792,480		\$15,255	\$15,255	
5/1/2025	\$792,480	\$106,790	\$15,255	\$122,045	\$137,300
11/1/2025	\$685,691		\$13,200	\$13,200	
5/1/2026	\$685,691	\$108,862	\$13,200	\$122,062	\$135,261
11/1/2026	\$576,829		\$11,104	\$11,104	
5/1/2027	\$576,829	\$110,974	\$11,104	\$122,078	\$133,182
11/1/2027	\$465,854		\$8,968	\$8,968	
5/1/2028	\$465,854	\$113,128	\$8,968	\$122,096	\$131,063
11/1/2028	\$352,726		\$6,790	\$6,790	
5/1/2029	\$352,726	\$115,323	\$6,790	\$122,113	\$128,903
11/1/2029	\$237,403		\$4,570	\$4,570	
5/1/2030	\$237,403	\$117,561	\$4,570	\$122,131	\$126,701
11/1/2030	\$119,842		\$2,307	\$2,307	
5/1/2031	\$119,842	\$119,842	\$2,307	\$122,149	\$124,456
		\$897,237	\$158,930	\$1,056,168	\$1,056,168

GOLDEN LAKES

Community Development District

Exhibit "A"
Allocation of Fund Balances

AVAILABLE FUNDS

	<u>Amount</u>
Beginning Fund Balance - Fiscal Year 2024	\$ 918,226
Net Change in Fund Balance - Fiscal Year 2024	-
Reserve for new Loan - Fiscal Year 2024 Additions	189,301
Total Funds Available (Estimated) - 9/30/2024	1,107,527

ALLOCATION OF AVAILABLE FUNDS

Assigned Fund Balance

Operating Reserve - Operating Capital		262,930 (1)
Reserves - Renewal & Replacement Prior Years		190,260 (2)
Reserves - Roadways Prior Years	129,537	
Reserves - Roadways FY23	159,215	
Reserves - Roadways FY24	<u>25,000</u>	313,752
Reserves - Infrastructure (new category)		50,000
Reserves - Recreational (new category)		45,025

Total Allocation of Available Funds	861,967
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Total Unassigned (undesignated) Cash	\$ 245,559
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Notes

- (1) Represents approximately 3 months of operating expenditures
- (2) Assigned by board in FY22

GOLDEN LAKES

Community Development District

General Fund

Budget Narrative
Fiscal Year 2024

REVENUES

Interest - Investments

The District earns interest on their operating accounts and other investments.

Special Assessment - Tax Collector

The District will levy a Non - Ad Valorem assessment on all the assessable property within the District to pay for the operating expenditures during the Fiscal Year.

Special Assessment - Other

The District will levy a Non - Ad Valorem assessment for the paving project within the District to pay for the paving project during the Fiscal Year.

Special Assessment - Discounts

Per Section 197.162, Florida Statutes, discounts are allowed for early payments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non - Ad Valorem assessments.

EXPENDITURES

Administrative

P/R - Board of Supervisors

Chapter 190 of the Florida Statutes allows for members of the Board of Supervisors to be compensated \$200 per meeting in which they attend. The budgeted amount for the fiscal year is based on supervisor receiving \$200 per meeting for 4 meetings (all supervisors attending all the meetings).

GOLDEN LAKES

Community Development District

General Fund

Budget Narrative

Fiscal Year 2024

Expenditures - Administrative (continued)**FICA Taxes**

Payroll taxes on Board of Supervisor's compensation. The budgeted amount for the fiscal year is calculated at 7.65% of the total Board of Supervisor's payroll expenditures.

Professional Services - Engineering

The District's engineer will provide general engineering services to the District, i.e., attendance and preparation for board meetings, review of invoices, and other specifically requested assignments.

Professional Services - Legal Services

The District's legal counsel will provide general legal services to the District, i.e., attendance and preparation for meetings, review of operating and maintenance contracts, and other specifically requested assignments.

Professional Services - Management Services

The District receives Management, Accounting and Administrative services as part of a Management Agreement with Inframark – Infrastructure Management Services. The budgeted amount for the fiscal year is based on the contracted fees outlined in Exhibit "A" of the Management Agreement with a moderate anticipated increase.

Professional Services - Property Appraiser

The Property Appraiser provides the District with a listing of the legal description of each property parcel within the District boundaries, and the names and addresses of the owners of such property. The District reimburses the Property Appraiser for necessary administrative costs incurred to provide this service. Per Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The fiscal year budget costs are based on a maximum of 2% of the anticipated assessment collections.

Professional Services - Special Assessment

Inframark – Infrastructure Management Services maintains the District's email accounts and website as necessary.

GOLDEN LAKES

Community Development District

General Fund

Budget Narrative

Fiscal Year 2024

Expenditures - Administrative (continued)**Professional Services – Website Development**

Inframark – Infrastructure Management Services will be providing Website development. Go Daddy.com will provide email and archiving services.

Auditing Services

The District is required to conduct an annual audit of its financial records by an Independent Certified Public Accounting Firm. The budgeted amount for the fiscal year is based on last year's actual costs plus \$500 contingency.

Postage & Freight

Actual postage and/or freight used for District mailings including agenda packages, vendor checks and other correspondence.

Insurance - General Liability

The District's General Liability & Public Officials Liability Insurance policy is with The Florida League of Cities, Inc. The Florida League of Cities, Inc. specializes in providing insurance coverage to governmental agencies. The budgeted amount for the fiscal year is based on prior year premiums plus a 10% increase to be conservative.

Printing & Binding

Cost of copies used in the preparation of agenda packages, required mailings, and other special projects.

Legal Advertising

The District is required to advertise various notices for Board meetings and other public hearings in a newspaper of general circulation.

Miscellaneous Services

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

Misc. - Assessment Collection Cost

The District reimburses the Polk County Tax Collector for applicable necessary administrative costs. Per Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated assessment collections.

GOLDEN LAKES

Community Development District

General Fund

Budget Narrative
Fiscal Year 2024

Expenditures - Administrative (continued)

Office Supplies

Supplies used in the preparation and binding of agenda packages, required mailings, and other special projects.

Annual District Filling Fee

The District is required to pay an annual fee of \$175 to the Department of Economic Opportunity.

Field

Professional Services - Field Management

The District has a contract with Provera Property Advisors for the operation of the District's facilities and its contractors. Includes a moderate increase.

Contracts - Security Services

The District currently has a contract with Securitas Security to provide security services for the District.

Contracts - Landscape

The District currently has a contract with Floralawn Inc. to provide the landscape maintenance of the common areas.

Contracts - Security Roving Patrol

Roving patrol to inspect and enforce parking and towing restrictions.

Communication - Telephone Field

Phone expenses in the field.

Utility - Access Gate

The District has utility accounts with Lakeland Electric and Polk County Utilities for electrical usage for the District's gatehouse.

Electricity - General

The District has utility accounts with Lakeland Electric and Tampa Electric for street lighting leases and usage for the District's facilities and assets. Costs are based on historical expenses.

GOLDEN LAKES

Community Development District

General Fund

Budget Narrative

Fiscal Year 2024

Expenditure - Field (continued)**Electricity - Streetlighting**

The District has utility accounts with Lakeland Electric and Tampa Electric for street lighting usage for the District's facilities and assets.

Utility - Irrigation

Irrigation for the Grandview Island.

R&M - Renewal and Replacement

Flowers and plant replacements.

R&M - Common Area

Repairs and maintenance of common areas.

R&M Gate

The repairs and maintenance of the gatehouse.

R&M Irrigation

The repairs and maintenance for irrigation (Sprinkler system).

R&M Ponds

Repairs and maintenance of the District's Ponds.

R&M Roads & Alleyways

Repairs and maintenance for the District's roads.

R&M - Stormwater System

Reserves on the Stormwater System has been increased to correct any issues for the new fiscal year.

R&M Streetlights

Repair and maintenance for the District's street lights from Deal Electric.

GOLDEN LAKES

Community Development District

General Fund

Budget Narrative
Fiscal Year 2024**Expenditure - Field (continued)****R&M Trees & Trimming**

Landscape maintenance for trimming and removal of trees from B&G Tree Service.

R&M Security Cameras

Repairs and replacement of security cameras.

Misc. - Contingency

This category provides funds for field expenditures that may not have been budgeted anywhere else.

Bottled Water Delivery

Zephyrhills water delivery for gatehouse.

OP Supplies - Gatehouse

Cost of supplies for the gatehouse.

RESERVES**Pavement Loan**

These are funds that will be used for the roadway project.

Interest Expense

The district pays interest expense on the outstanding debt twice a year.

Reserve Infrastructure

Reserves for the district's infrastructure.

Reserve Roadways

Funds set aside for roadway repairs.

GOLDEN LAKES

Community Development District

**Enterprise Fund Budget
Eaglebrooke Golf Course**

Fiscal Year 2024

GOLDEN LAKES

Community Development District

Enterprise - Golf Fund

Summary of Revenues, Expenses and Changes in Net Assets Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2021	FY 2022	BUDGET FY 2023	THRU JUN-2023	JUL- SEP-2023	PROJECTED FY 2023	BUDGET FY 2024
OPERATING REVENUES							
Interest - Investments	\$ 7	\$ 4	\$ -	\$ 6	\$ 2	\$ 8	\$ -
Green Fees-GS	456,600	387,360	445,764	367,520	122,507	490,027	430,524
Green Fees-Outings-GS	36,689	62,587	51,274	85,886	28,629	114,515	105,340
Green Fees-Members-GS	1,218	1,790	1,770	2,255	752	3,007	2,568
Cart Fees-GS	325,868	358,698	355,951	295,317	98,439	393,756	326,266
PS-Other Income-GS	-	-	23,100	-	-	-	29,000
Cart Fees-Outings-GS	35,240	78,180	53,429	68,842	22,947	91,789	85,234
Cart Fees-Members-GS	207,695	255,639	242,834	224,539	74,846	299,385	309,094
Range-GS	41,045	35,684	38,503	32,454	10,818	43,272	37,295
Instruction-Ind-GS-Dflt	5,009	288	-	156	52	208	-
Instruction-Individual -INST	11,307	34,517	36,000	24,324	8,108	32,432	29,263
Food Sales-On Course-F&B	8,915	8,862	8,707	7,545	2,515	10,060	10,440
Food Sales-Banquets-F&B	179,609	245,900	243,000	285,302	95,101	380,403	321,407
Food Sales-Clubhouse-F&B	342,830	471,759	487,820	410,566	136,855	547,421	562,610
Non-Alcoholic-Banquets-F&B	193	-	-	234	78	312	-
Non-Alcoholic-Clubhouse-F&B	17,962	29,375	22,023	23,773	7,924	31,697	33,992
Alc Sales (Beer)-Banquets-F&B	21,429	10,862	23,577	15,960	5,320	21,280	16,455
Alc Sales (Beer)-Clubhouse-F&B	101,915	130,668	123,732	111,463	37,154	148,617	151,146
Alc Sales (Wine)-Banquets-F&B	15,269	8,415	14,700	13,156	4,385	17,541	14,020
Alc Sales (Wine)-Clubhouse-F&B	43,571	59,132	56,584	47,273	15,758	63,031	67,570
Alc Sales (Liquor)-Banquet-F&B	26,422	25,477	21,700	29,027	9,676	38,703	32,284
Alc Sales (Liquor)-Clubhouse-F&B	106,094	132,221	124,051	144,173	48,058	192,231	168,325
Gratuity-Outings-F&B	-	-	(2,050)	-	(2,050)	(2,050)	(9,856)
Room Charge-Banquets-F&B	76,021	69,503	90,000	60,955	20,318	81,273	80,000
Service Charge-Banquets-F&B	6,973	(3,273)	7,490	15,415	5,138	20,553	-

GOLDEN LAKES

Community Development District

Enterprise - Golf Fund

Summary of Revenues, Expenses and Changes in Net Assets
Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2021	FY 2022	BUDGET	THRU	JUL-	PROJECTED	BUDGET
			FY 2023	JUN-2023	SEP-2023	FY 2023	FY 2024
Service Charge-Clubhouse-F&B	-		-	1	-	1	-
Entertainment-Clubhouse-F&B	9,323	8,539	-	12,977	4,326	17,303	-
Non-Alcoholic-Outing-F&B	422	287	-	-	-	-	-
Food Sales-Outings	10,210	2,576	62,612	546	182	728	1,215
Non-Alcoholic-On Course-F&B	21,985	19,983	21,313	15,747	5,249	20,996	23,865
Alc Sales (Beer)-On Course-F&B	55,269	48,199	51,661	50,166	16,722	66,888	63,701
Room Charge-Outings-F&B	395	-	-	-	-	-	-
Alc Sales (Liquor)-On Course-F&B	32,112	31,357	29,962	34,832	11,611	46,443	41,649
Alc Sales (Wine)-On Course-F&B	7	-	9,000	-	-	-	-
Alc Sales (Beer)-Outings-F&B	5,059	4,875	12,717	2,315	772	3,087	3,091
Alc Sales (Wine)-Outings-FB	348	-	-	-	-	-	-
Room Rentals	5,086	4,201	-	3,000	1,000	4,000	-
Initiation Fees-GS	-	-	-	-	-	-	62,000
Membership Dues - monthly dues-GS	927,852	1,176,583	1,248,500	1,067,399	355,800	1,423,199	1,603,200
Golf Ball Sales	67,886	65,256	65,877	62,877	20,959	83,836	80,524
Glove Sales	16,362	18,593	17,858	17,046	5,682	22,728	22,923
Headwear Sales	10,514	9,401	11,223	11,015	3,672	14,687	10,660
Ladies' Wear Sales	5,515	7,589	6,989	9,298	3,099	12,397	10,735
Men's Wear Sales	29,011	30,312	31,205	30,693	10,231	40,924	44,411
Shoes Sales	7,969	11,902	9,255	10,239	3,413	13,652	12,618
Miscellaneous Sales	-	(7,851)	-	(7,543)	(2,514)	(10,057)	-
Club Sales	22,207	25,204	23,131	28,068	9,356	37,424	29,894
Rental Clubs Sales	4,010	9,930	7,185	11,315	3,772	15,087	16,200
Bag Sales	7,983	8,686	8,385	8,050	2,683	10,733	8,957
Juniorwear Sales	-	140	-	503	168	671	602
Outerwear Sales	3,260	2,737	2,154	1,636	545	2,181	2,695
Club Repair Sales	1,460	270	-	-	-	-	-
Other Pro Shop Sales	22,375	38,585	5,314	50,396	16,799	67,195	3,749
Handicap Fee Sales	1,200	1,500	1,500	790	263	1,053	1,440

GOLDEN LAKES

Community Development District

Enterprise - Golf Fund

Summary of Revenues, Expenses and Changes in Net Assets Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2021	FY 2022	BUDGET	THRU	JUL-	PROJECTED	BUDGET
			FY 2023	JUN-2023	SEP-2023	FY 2023	FY 2024
Locker Fees	270	370	270	-	-	-	240
Special Assmnts- Tax Collector	267,216	268,153	267,214	267,394	-	267,394	267,214
Special Assmnts- Discounts	(9,741)	(10,713)	(9,352)	(10,035)	-	(10,035)	(9,352)
Other Miscellaneous Revenues	5,701	9,405	-	32,755	-	32,755	8,400
TOTAL OPERATING REVENUES	3,599,147	4,189,717	4,353,932	3,977,621	1,227,119	5,204,740	5,113,607

OPERATING EXPENSES

Personnel and Administration

Payroll-Hourly	37,908	50,860	53,580	28,158	25,422	53,580	73,800
Payroll-Benefits	45,260	51,821	55,200	54,384	816	55,200	80,232
Payroll-Managers	217,773	178,862	124,992	133,688	44,563	178,251	133,992
Commission-Outing-MRKT	-	-	-	-	-	-	16,246
Payroll-Processing Fee	15,344	25,734	25,200	19,964	5,236	25,200	27,456
Payroll - Vacation	-	-	-	114	38	152	-
Payroll - Bonus	34,120	28,500	31,248	5,000	26,248	31,248	31,500
Management Incentive	20,598	-	25,000	-	25,000	25,000	25,000
Payroll Taxes	12,720	15,729	10,104	13,113	4,371	17,484	23,841
401(K) Plan	-	3,854	-	8,749	2,916	11,665	12,000
ProfServ-Legal Services	1,966	-	-	-	-	-	-
ProfServ-Trustee Fees	7,004	7,004	-	-	-	-	-
Legal/Accounting/Professional	2,201	3,583	747	11,971	3,990	15,961	900
BCG Management	90,000	90,000	90,000	67,500	22,500	90,000	90,000
Auditing Services	6,750	-	-	-	-	-	-
Contracts-Pest Control	3,234	3,380	3,120	3,250	1,083	4,333	4,050
IT Support	5,040	4,860	5,100	4,747	1,582	6,329	5,100
Travel and Per Diem	394	1,377	600	862	287	1,149	1,500
Training/Staff Development	1,310	1,792	-	6,212	2,071	8,283	-
Communication - Telephone	4,206	6,584	4,500	4,398	1,466	5,864	4,200
Communication - Mobile	2,518	2,277	1,644	1,275	425	1,700	1,800

GOLDEN LAKES

Community Development District

Enterprise - Golf Fund

Summary of Revenues, Expenses and Changes in Net Assets
Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2021	FY 2022	BUDGET	THRU	JUL-	PROJECTED	BUDGET
			FY 2023	JUN-2023	SEP-2023	FY 2023	FY 2024
Postage	1,376	1,140	1,500	1,537	512	2,049	1,800
Cell Phone	-	-	900	-	-	-	-
Fed-Ex/Courier	342	601	-	188	63	251	300
Utility - Water & Sewer	11,345	13,829	12,408	12,320	4,107	16,427	15,871
Garbage Removal	23,795	20,097	12,000	11,669	3,890	15,559	17,400
Utilities-Electric	41,787	45,638	42,925	34,537	11,512	46,049	59,969
Lease - Copier	5,573	6,155	6,304	4,604	1,700	6,304	6,304
Golf Cart Equip Leases	60,955	61,503	61,503	46,127	15,376	61,503	72,000
Insurance-P&C	202,585	247,075	268,404	218,621	49,783	268,404	369,858
Insurance-Workmans Comp	22,710	28,134	28,800	23,411	5,389	28,800	33,338
R&M-Buildings	88,629	40,886	58,500	42,160	14,053	56,213	60,000
R&M-Equipment	781	13,296	-	45,120	15,040	60,160	-
Equip Maint/Repair-Prevent	2,484	1,656	3,312	1,726	575	2,301	3,400
Printing and Binding	2,083	327	-	1,489	496	1,985	-
Help Wanted Ads	1,250	-	600	95	32	127	-
Special Promotions/Events	9,035	19,364	18,000	17,765	5,922	23,687	25,600
Graphic Design	3,625	3,600	3,600	3,306	1,102	4,408	3,900
Membership Programs	5,796	37,377	30,000	27,137	9,046	36,183	49,000
Sales Management	3,570	2,508	3,050	904	301	1,205	1,500
Advertising (Electronic)	7,100	9,629	7,560	7,002	2,334	9,336	7,944
Advertising (Display)	1,003	-	-	570	190	760	600
Phone-Cell-MRKT	-	-	-	-	-	-	900
Miscellaneous Services	-	-	1,500	-	-	-	1,200
Misc-Employee Meals	5,095	6,757	7,200	5,825	1,942	7,767	10,800
Misc-Licenses & Permits	-	25,000	-	925	308	1,233	-
Misc-Assessmnt Collection Cost	4,516	4,628	5,165	5,147	18	5,165	5,165
Misc-Credit Card Fees	66,028	93,090	91,114	92,955	30,985	123,940	107,235
Internet Access	5,022	5,178	5,040	4,872	1,624	6,496	5,880

GOLDEN LAKES

Community Development District

Enterprise - Golf Fund

Summary of Revenues, Expenses and Changes in Net Assets Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2021	FY 2022	BUDGET FY 2023	THRU JUN-2023	JUL- SEP-2023	PROJECTED FY 2023	BUDGET FY 2024
TV/Cable or Dish	6,140	10,275	8,110	5,644	1,881	7,525	11,760
Employee Testing-Hiring	188	-	188	-	-	-	-
Bank Fees	1,324	4,076	250	221	74	295	900
Use Tax Expense	6,912	1,293	6,000	2,210	737	2,947	4,800
Finance Charges	342	80	-	-	-	-	-
POS System Hardware	204	-	-	-	-	-	-
Misc-Security-G&A	750	858	750	858	286	1,144	858
Website & Newsletter	7,634	9,712	6,000	7,090	2,363	9,453	12,000
Misc.-Personal Property Taxes	7,100	8,795	3,613	6,784	-	6,784	11,966
Office Supplies	5,372	5,065	10,980	2,959	986	3,945	12,600
Computer Supplies/Equipment	5,460	12,345	7,200	5,332	1,777	7,109	2,000
Operating Supplies	9,651	10,855	6,564	10,594	3,531	14,125	4,800
Op Supplies - Uniforms	349	1,119	300	336	112	448	800
Clubhouse Cleaning Service G&A	2,543	3,035	3,000	2,937	979	3,916	3,000
Software	2,285	804	2,700	4,576	1,525	6,101	3,000
Education / Training	745	-	14,420	-	3,000	3,000	6,600
Chamber / Organization Dues	169	491	100	339	113	452	1,625
Bad Debt Expenses	(5,114)	17,236	12,000	9,898	2,102	12,000	6,000
Total Personnel and Administration	1,136,885	1,249,724	1,182,595	1,033,175	363,782	1,396,957	1,474,290
Maintenance and Landscaping							
Payroll-Hourly	265,284	272,631	290,340	238,227	52,113	290,340	367,733
Payroll-Managers	98,118	85,943	87,504	65,096	22,408	87,504	92,250
Payroll - Vacation	-	-	-	2,730	910	3,640	-

GOLDEN LAKES

Community Development District

Enterprise - Golf Fund

Summary of Revenues, Expenses and Changes in Net Assets
Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2021	FY 2022	BUDGET	THRU	JUL-	PROJECTED	BUDGET
			FY 2023	JUN-2023	SEP-2023	FY 2023	FY 2024
Payroll - Bonus	3,650	12,750	4,550	2,700	1,850	4,550	14,000
Payroll Taxes	29,288	29,120	30,440	23,178	7,262	30,440	35,629
Outside Services	40,948	31,152	51,152	27,763	9,254	37,017	37,200
Contracts-Solid Waste	-	123	-	-	-	-	-
Training/Staff Development	-	-	500	-	-	-	-
Oil/Lube	-	2,427	1,600	-	-	-	1,200
Aerification	-	3,000	22,500	3,200	1,067	4,267	16,000
Gas Diesel	25,531	31,918	37,587	21,759	7,253	29,012	40,500
Communication - Mobile	-	75	900	-	-	-	900
Utility - Irrigation	5,054	-	5,307	-	-	-	-
Utility - Water & Sewer	1,557	1,991	1,871	2,258	753	3,011	2,781
Utilities-Electric	18,459	18,215	19,762	12,769	4,256	17,025	21,307
Equipment Rental	8,000	-	-	-	-	-	-
Golf Cart Equip Leases	-	-	56,104	-	56,104	56,104	80,100
R&M-Buildings	59,427	592	-	-	-	-	-
R&M-Irrigation	16,446	13,188	22,000	7,607	2,536	10,143	14,400
Equip Maint/Repair-Prevent	37,878	35,917	36,000	28,256	9,419	37,675	48,000
Miscellaneous Services	-	(974)	-	-	-	-	-
Sod/Sprigs	2,321	1,895	2,500	1,778	593	2,371	6,000
Safety Equipment	-	132	400	-	-	-	600
Cleaning Supplies	1,216	618	1,108	342	114	456	500
Supplies-Landscape	1,590	1,484	500	1,400	467	1,867	2,200
Supplies-Course	4,587	1,801	5,721	11,061	3,687	14,748	6,500

GOLDEN LAKES

Community Development District

Enterprise - Golf Fund

Summary of Revenues, Expenses and Changes in Net Assets
Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2021	FY 2022	BUDGET	THRU	JUL-	PROJECTED	BUDGET
			FY 2023	JUN-2023	SEP-2023	FY 2023	FY 2024
Operating Supplies	625	-	-	-	-	-	-
Pre-Emergents	1,955	12,661	36,000	36,263	12,088	48,351	54,000
Sand-Top Dressing greens/tees	4,104	3,307	12,500	4,285	1,428	5,713	3,000
Op Supplies - Uniforms	-	645	1,550	1,549	516	2,065	2,600
General Chemicals-AGRO	7,260	2,548	-	-	-	-	-
Chemicals-Fungicides	276	3,584	5,500	3,423	1,141	4,564	5,550
Chemicals-Herbicides	17,566	9,547	7,500	12,995	4,332	17,327	9,890
Chemicals-Insecticides	4,676	6,118	8,000	6,822	2,274	9,096	10,000
Chemicals-Growth Regulators	-	2,600	6,000	-	6,000	6,000	3,000
Chemicals-Wetting Agents	980	2,060	4,000	-	4,000	4,000	1,000
Fertilizers-Fairways / Roughs	20,452	36,767	21,000	4,727	1,576	6,303	14,000
Fertilizers-Greens	14,811	24,568	28,000	27,685	9,228	36,913	35,000
Fertilizers-Tees	-	362	-	-	-	-	-
Soil Amendments-AGRO	743	-	-	-	-	-	-
Small Equipment/Hand Tools	2,227	1,157	2,000	-	-	-	2,000
Total Maintenance and Landscaping	695,029	649,922	810,396	547,873	222,628	770,501	927,840
Parks and Recreations							
Misc-Taxes	98	-	-	-	-	-	-
Depreciation Expense	72,673	98,483	-	-	-	-	-
Interest Expense - Lease	2,657	1,676	-	-	-	-	-
Total Parks and Recreations	75,428	100,159	-	-	-	-	-

GOLDEN LAKES

Community Development District

Enterprise - Golf Fund

Summary of Revenues, Expenses and Changes in Net Assets Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2021	FY 2022	BUDGET FY 2023	THRU JUN-2023	JUL- SEP-2023	PROJECTED FY 2023	BUDGET FY 2024
Pro Shop							
COGS - Golf Balls	42,549	44,128	44,138	34,856	11,619	46,475	49,120
COGS - Gloves	9,780	12,180	10,536	10,574	3,525	14,099	14,533
COGS - Headwear	5,262	4,945	5,612	6,914	2,305	9,219	5,916
COGS - Ladies Wear	-	-	4,893	-	4,893	4,893	-
COGS - Men's Wear	19,577	22,327	20,908	26,511	8,837	35,348	36,818
COGS - Shoes	5,007	6,698	5,738	6,487	2,162	8,649	7,217
COGS - Miscellaneous	2,621	2,012	-	1,376	459	1,835	-
COGS - Clubs	18,368	19,309	19,662	22,898	7,633	30,531	24,513
COGS - Outerwear	1,494	744	1,507	106	35	141	-
COGS - Bags	4,964	5,631	5,283	5,559	1,853	7,412	5,643
COGS - Beverage - Beer/Wine/Liquor	116,176	141,452	134,810	123,554	41,185	164,739	167,060
COGS - Beverage - Non Alch	22,855	25,063	25,005	21,989	7,330	29,319	29,449
COGS - Food Sales	231,410	335,229	344,919	277,254	92,418	369,672	382,004
COGS - Purchase Discounts	9,422	567	-	(960)	(320)	(1,280)	-
COGS-Inventory General	-	-	3,348	-	-	-	-
Total Pro Shop	489,485	620,285	626,359	537,118	183,932	721,050	722,273
Golf Operations							
Payroll-Salaries	81,809	84,482	89,244	66,500	22,744	89,244	93,484
Payroll-Hourly	176,363	239,014	221,652	198,199	23,453	221,652	268,053
Commission-Outing	-	-	-	-	-	-	9,529
Payroll-Commission	23,766	28,011	36,000	32,825	10,942	43,767	29,263
Payroll-Janitor	-	-	-	214	71	285	-
Payroll - Bonus	1,494	11,128	-	-	-	-	5,000
Payroll Taxes	26,029	29,577	31,731	24,993	6,738	31,731	35,264
Postage	-	180	600	-	600	600	-
R&M-Golf Cart	6,207	1,705	3,600	6,723	2,241	8,964	4,800
Equip Maint/Repair-Fix	889	-	1,200	1,587	529	2,116	1,600

GOLDEN LAKES

Community Development District

Enterprise - Golf Fund

Summary of Revenues, Expenses and Changes in Net Assets Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL FY 2021	ACTUAL FY 2022	ADOPTED BUDGET FY 2023	ACTUAL	PROJECTED	TOTAL	ANNUAL
				THRU JUN-2023	JUL- SEP-2023	PROJECTED FY 2023	BUDGET FY 2024
Equip Maint/Repair-Prevent	1,268	641	-	-	-	-	-
Misc-Employee Meals	1,253	964	1,536	587	196	783	936
Misc-Handicap Fees	4,375	6,228	6,200	5,812	1,937	7,749	7,200
Tournaments and Events	15,355	34,590	22,000	50,356	16,785	67,141	33,000
Cell Phone	300	375	1,800	600	200	800	1,800
Supplies-Scorecards and Pencil	1,975	1,725	250	262	87	349	2,200
Operating Supplies	-	-	-	748	249	997	-
Supplies-Shop	878	-	-	-	-	-	900
Op Supplies - Uniforms	1,818	2,260	4,300	2,192	731	2,923	4,400
Driving Range Supplies	-	5,886	8,500	9,878	3,293	13,171	7,000
Chamber / Organization Dues	1,126	1,259	1,575	1,641	547	2,188	1,600
Total Golf Operations	344,905	448,025	430,188	403,117	91,343	494,460	506,029
Amenities							
Outside Services	9,439	10,644	10,320	8,529	2,843	11,372	12,900
Utility - Water & Sewer	3,975	3,419	4,280	2,469	823	3,292	3,578
R&M-Buildings	4,741	80,776	2,400	286	95	381	2,000
Supplies-INST	-	-	-	-	-	-	850
Misc-Licenses & Permits	280	280	280	280	-	280	280
Operating Supplies	496	738	-	-	-	-	-
Total Amenities	18,931	95,857	17,280	11,564	3,761	15,325	19,608
Food and Beverages							
Payroll - Hourly	164,101	297,147	344,778	320,206	24,572	344,778	435,195
Payroll - Managers	126,965	184,672	232,728	147,843	84,885	232,728	200,742
Payroll - Vacation	-	-	-	1,306	435	1,741	-
Payroll - Bonus	708	-	-	-	-	-	-
Payroll Taxes	45,608	61,547	74,728	57,345	17,383	74,728	71,944
Linen/Laundry	36,223	37,557	43,740	44,338	14,779	59,117	47,353

GOLDEN LAKES

Community Development District

Enterprise - Golf Fund

Summary of Revenues, Expenses and Changes in Net Assets Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2021	FY 2022	BUDGET FY 2023	THRU JUN-2023	JUL- SEP-2023	PROJECTED FY 2023	BUDGET FY 2024
Grease Removal	1,540	1,625	1,700	475	158	633	1,900
Training/Staff Development	353	1,633	240	875	292	1,167	1,200
Communication - Mobile	1,025	1,175	1,500	925	308	1,233	1,500
Utility - Water & Sewer	2,592	2,884	2,628	2,525	842	3,367	2,940
Propane /Natural Gas	29,390	42,065	48,998	26,592	8,864	35,456	46,869
Equipment Rental	-	-	-	1,558	519	2,077	3,120
Equip Maint/Repair-Fix	6,863	25,241	12,360	28,596	9,532	38,128	12,000
Equip Maint/Repair-Prevent	1,452	1,282	1,400	1,892	631	2,523	1,600
Miscellaneous Services	315	-	-	938	313	1,251	-
Misc-Licenses & Permits	2,420	1,920	1,920	1,920	640	2,560	1,920
Decorations	942	3,079	4,250	3,543	1,181	4,724	4,000
Glassware/China/Silver	5,384	10,061	4,800	3,577	1,192	4,769	7,500
Cleaning Supplies	2,863	3,172	3,468	2,842	947	3,789	3,600
Supplies-Paper and Plastic	20,187	20,002	22,800	17,267	5,756	23,023	22,800
Supplies-Banquet	3,205	4,336	4,486	2,964	988	3,952	3,600
Supplies-Bar	63	30	-	227	76	303	-
Supplies-Kitchen	9,900	9,603	12,624	6,826	2,275	9,101	11,900
Operating Supplies	-	96	-	1,698	566	2,264	-
Op Supplies - Uniforms	1,271	2,498	3,000	3,136	1,045	4,181	4,000
Total Food and Beverages	463,370	711,625	822,148	679,414	178,180	857,594	885,683
Non-Operating							
Improvements - Building	-	-	183,000	269,124	89,708	358,832	211,300
Total Non-Operating	-	-	183,000	269,124	89,708	358,832	211,300

GOLDEN LAKES

Community Development District

Enterprise - Golf Fund

Summary of Revenues, Expenses and Changes in Net Assets
Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL FY 2021	ACTUAL FY 2022	ADOPTED BUDGET FY 2023	ACTUAL THRU JUN-2023	PROJECTED JUL- SEP-2023	TOTAL PROJECTED FY 2023	ANNUAL BUDGET FY 2024
Debt Service							
Amortization Expense	1,991	-	-	-	-	-	-
Trustee Fees	-	-	7,004	7,004	-	7,004	7,004
Principal Debt Retirement A-1	-	-	80,000	80,000	-	80,000	80,000
Principal Debt Retirement A-2	-	-	5,000	5,000	-	5,000	5,000
Interest Expense Series A-1	141,068	138,903	136,653	136,653	-	136,653	134,053
Interest Expense Series A-2	24,213	16,575	16,250	16,250	-	16,250	15,925
Total Debt Service	167,272	155,478	244,907	244,907	-	244,907	241,982
TOTAL OPERATING EXPENSES	3,391,305	4,031,075	4,316,873	3,726,292	1,133,335	4,859,627	4,989,005
Operating income (loss)	207,842	158,642	37,059	251,329	93,784	345,113	124,602
OTHER FINANCING SOURCES (USES)							
Extraordinary Gain / Loss	(728)	-	-	-	-	-	-
TOTAL OTHER SOURCES (USES)	(728)	-	-	-	-	-	-
Change in net assets	207,114	158,642	37,059	251,329	93,784	345,113	124,602
TOTAL NET ASSETS, BEGINNING	(416,653)	(209,531)	(50,885)	(50,884)	-	(50,884)	294,229
TOTAL NET ASSETS, ENDING	\$ (209,539)	\$ (50,889)	\$ (13,825)	\$ 200,445	\$ 93,784	\$ 294,229	\$ 418,831

GOLDEN LAKES

Community Development District

Golf Course Reserve Fund (402)

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2024 Modified Tentative Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2021	FY 2022	BUDGET FY 2023	THRU JUN-2023	JUL- SEP-2023	PROJECTED FY 2023	BUDGET FY 2024
REVENUES							
Special Assmts - Tax Collector	66,637	66,871	66,636	66,682	-	66,682	521,878
Special Assmts- Discounts	(2,429)	(2,672)	(2,665)	(2,502)	-	(2,502)	(20,875)
TOTAL REVENUES	64,208	64,199	63,971	64,180	-	64,180	501,003
EXPENDITURES							
<i>Administrative</i>							
ProfServ-Property Appraiser	-	-	666	-	666	666	5,219
Misc-Assessmnt Collection Cost	1,126	1,159	1,333	1,284	-	1,284	10,438
Total Administrative	1,126	1,159	1,999	1,284	666	1,950	15,656
<i>Golf Course</i>							
R&M-Golf Course	-	-	61,972	-	61,972	61,972	485,347
Total Golf Course	-	-	61,972	-	61,972	61,972	485,347
TOTAL EXPENDITURES & RESERVES	1,126	1,159	63,971	1,284	62,638	63,922	501,003
Excess (deficiency) of revenues Over (under) expenditures	63,082	63,040	-	62,896	(62,638)	258	-
Net change in fund balance	63,082	63,040	-	62,896	(62,638)	258	-
FUND BALANCE, BEGINNING	137,021	200,103	263,143	263,143	-	263,143	263,401
FUND BALANCE, ENDING	\$ 200,103	\$ 263,143	\$ 263,143	\$ 326,039	\$ (62,638)	\$ 263,401	\$ 263,401

GOLDEN LAKES

Community Development District

Series 2017A-1 Debt Service Fund

Period Ending	Outstanding Balance	Principal	Coupon Rate	Interest	Debt Service	Annual Debt Service
11/1/2023	\$3,230,000			\$67,026	\$67,026	
5/1/2024	\$3,230,000	\$80,000	3.500%	\$67,026	\$147,026	\$214,053
11/1/2024	\$3,150,000			\$65,626	\$65,626	
5/1/2025	\$3,150,000	\$85,000	3.625%	\$65,626	\$150,626	\$216,253
11/1/2025	\$3,065,000			\$64,086	\$64,086	
5/1/2026	\$3,065,000	\$90,000	3.750%	\$64,086	\$154,086	\$218,171
11/1/2026	\$2,975,000			\$62,398	\$62,398	
5/1/2027	\$2,975,000	\$90,000	3.800%	\$62,398	\$152,398	\$214,796
11/1/2027	\$2,885,000			\$60,688	\$60,688	
5/1/2028	\$2,885,000	\$95,000	4.250%	\$60,688	\$155,688	\$216,376
11/1/2028	\$2,790,000			\$58,669	\$58,669	
5/1/2029	\$2,790,000	\$100,000	4.250%	\$58,669	\$158,669	\$217,339
11/1/2029	\$2,690,000			\$56,544	\$56,544	
5/1/2030	\$2,690,000	\$105,000	4.250%	\$56,544	\$161,544	\$218,089
11/1/2030	\$2,585,000			\$54,313	\$54,313	
5/1/2031	\$2,585,000	\$105,000	4.250%	\$54,313	\$159,313	\$213,626
11/1/2031	\$2,480,000			\$52,082	\$52,082	
5/1/2032	\$2,480,000	\$105,000	4.250%	\$52,082	\$157,082	\$209,164
11/1/2032	\$2,375,000			\$49,851	\$49,851	
5/1/2033	\$2,375,000	\$115,000	4.400%	\$49,851	\$164,851	\$214,701
11/1/2033	\$2,260,000			\$47,321	\$47,321	
5/1/2034	\$2,260,000	\$120,000	4.400%	\$47,321	\$167,321	\$214,641
11/1/2034	\$2,140,000			44,680.63	\$44,681	
5/1/2035	\$2,140,000	125,000	4.400%	44,680.63	\$169,681	\$214,361

GOLDEN LAKES

Community Development District

Series 2017A-1 Debt Service Fund

Period Ending	Outstanding Balance	Principal	Coupon Rate	Interest	Debt Service	Annual Debt Service
continued						
11/1/2035	\$2,015,000			41,930.63	\$41,931	
5/1/2036	\$2,015,000	135,000	4.400%	41,930.63	\$176,931	\$218,861
11/1/2036	\$1,880,000			38,960.63	\$38,961	
5/1/2037	\$1,880,000	135,000	4.400%	38,960.63	\$173,961	\$212,921
11/1/2037	\$1,745,000			35,990.63	\$35,991	
5/1/2038	\$1,745,000	145,000	4.125%	35,990.63	\$180,991	\$216,981
11/1/2038	\$1,600,000			33,000.00	\$33,000	
5/1/2039	\$1,600,000	150,000	4.125%	33,000.00	\$183,000	\$216,000
11/1/2039	\$1,450,000			29,906.25	\$29,906	
5/1/2040	\$1,450,000	155,000	4.125%	29,906.25	\$184,906	\$214,813
11/1/2040	\$1,295,000			26,709.38	\$26,709	
5/1/2041	\$1,295,000	165,000	4.125%	26,709.38	\$191,709	\$218,419
11/1/2041	\$1,130,000			23,306.25	\$23,306	
5/1/2042	\$1,130,000	170,000	4.125%	23,306.25	\$193,306	\$216,613
11/1/2042	\$960,000			19,800.00	\$19,800	
5/1/2043	\$960,000	175,000	4.125%	19,800.00	\$194,800	\$214,600
11/1/2043	\$785,000			16,190.63	\$16,191	
5/1/2044	\$785,000	185,000	4.125%	16,190.63	\$201,191	\$217,381
11/1/2044	\$600,000			12,375.00	\$12,375	
5/1/2045	\$600,000	195,000	4.125%	12,375.00	\$207,375	\$219,750
11/1/2045	\$405,000			8,353.13	\$8,353	
5/1/2046	\$405,000	200,000	4.125%	8,353.13	\$208,353	\$216,706
11/1/2046	\$205,000			4,228.13	\$4,228	
5/1/2047	\$205,000	205,000	4.125%	4,228.13	\$209,228	\$213,456
		\$3,230,000		\$1,948,071	\$5,178,071	\$5,178,071

GOLDEN LAKES

Community Development District

Series 2017A-2 Debt Service Fund

Period Ending	Outstanding Balance	Principal	Coupon Rate	Interest	Debt Service	Annual Debt Service
11/1/2023	\$245,000			\$7,963	\$7,963	
5/1/2024	\$245,000	\$5,000	6.500%	\$7,963	\$12,963	\$20,925
11/1/2024	\$240,000			\$7,800	\$7,800	
5/1/2025	\$240,000	\$5,000	6.500%	\$7,800	\$12,800	\$20,600
11/1/2025	\$235,000			\$7,638	\$7,638	
5/1/2026	\$235,000	\$5,000	6.500%	\$7,638	\$12,638	\$20,275
11/1/2026	\$230,000			\$7,475	\$7,475	
5/1/2027	\$230,000	\$5,000	6.500%	\$7,475	\$12,475	\$19,950
11/1/2027	\$225,000			\$7,313	\$7,313	
5/1/2028	\$225,000	\$5,000	6.500%	\$7,313	\$12,313	\$19,625
11/1/2028	\$220,000			\$7,150	\$7,150	
5/1/2029	\$220,000	\$5,000	6.500%	\$7,150	\$12,150	\$19,300
11/1/2029	\$215,000			\$6,988	\$6,988	
5/1/2030	\$215,000	\$5,000	6.500%	\$6,988	\$11,988	\$18,975
11/1/2030	\$210,000			\$6,825	\$6,825	
5/1/2031	\$210,000	\$5,000	6.500%	\$6,825	\$11,825	\$18,650
11/1/2031	\$205,000			\$6,663	\$6,663	
5/1/2032	\$205,000	\$5,000	6.500%	\$6,663	\$11,663	\$18,325
11/1/2032	\$200,000			\$6,500	\$6,500	
5/1/2033	\$200,000	\$5,000	6.500%	\$6,500	\$11,500	\$18,000
11/1/2033	\$195,000			\$6,338	\$6,338	
5/1/2034	\$195,000	\$10,000	6.500%	\$6,338	\$16,338	\$22,675
11/1/2034	\$185,000			\$6,013	\$6,013	
5/1/2035	\$185,000	\$10,000	6.500%	\$6,013	\$16,013	\$22,025
11/1/2035	\$175,000			\$5,688	\$5,688	

GOLDEN LAKES

Community Development District

Series 2017A-2 Debt Service Fund

Period Ending	Outstanding Balance	Principal	Coupon Rate	Interest	Debt Service	Annual Debt Service
Continued						
5/1/2036	\$175,000	\$10,000	6.500%	\$5,688	\$15,688	\$21,375
11/1/2036	\$165,000			\$5,363	\$5,363	
5/1/2037	\$165,000	\$10,000	6.500%	\$5,363	\$15,363	\$20,725
11/1/2037	\$155,000			\$5,038	\$5,038	
5/1/2038	\$155,000	\$10,000	6.500%	\$5,038	\$15,038	\$20,075
11/1/2038	\$145,000			\$4,713	\$4,713	
5/1/2039	\$145,000	\$10,000	6.500%	\$4,713	\$14,713	\$19,425
11/1/2039	\$135,000			\$4,388	\$4,388	
5/1/2040	\$135,000	\$10,000	6.500%	\$4,388	\$14,388	\$18,775
11/1/2040	\$125,000			\$4,063	\$4,063	
5/1/2041	\$125,000	\$15,000	6.500%	\$4,063	\$19,063	\$23,125
11/1/2041	\$110,000			\$3,575	\$3,575	
5/1/2042	\$110,000	\$15,000	6.500%	\$3,575	\$18,575	\$22,150
11/1/2042	\$95,000			\$3,088	\$3,088	
5/1/2043	\$95,000	\$15,000	6.500%	\$3,088	\$18,088	\$21,175
11/1/2043	\$80,000			\$2,600	\$2,600	
5/1/2044	\$80,000	\$20,000	6.500%	\$2,600	\$22,600	\$25,200
11/1/2044	\$60,000			\$1,950	\$1,950	
5/1/2045	\$60,000	\$20,000	6.500%	\$1,950	\$21,950	\$23,900
11/1/2045	\$40,000			\$1,300	\$1,300	
5/1/2046	\$40,000	\$20,000	6.500%	\$1,300	\$21,300	\$22,600
11/1/2046	\$20,000			\$650	\$650	
5/1/2047	\$20,000	\$20,000	6.500%	\$650	\$20,650	\$21,300
		\$245,000		\$254,150	\$499,150	\$499,150

GOLDEN LAKES

Community Development District

Enterprise Debt Service

Budget Narrative
Fiscal Year 2024**REVENUES****Interest - Investments**

The District earns interest on their operating accounts and other investments.

Special Assessment - Tax Collector

The District will levy a Non - Ad Valorem assessment on all the assessable property within the District to pay for the operating expenditures during the Fiscal Year.

Special Assessment - Discounts

Per Section 197.162, Florida Statutes, discounts are allowed for early payments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non - Ad Valorem assessments.

EXPENDITURES**Professional Services - Property Appraiser**

The Property Appraiser provides the District with a listing of the legal description of each property parcel within the District boundaries, and the names and addresses of the owners of such property. The District reimburses the Property Appraiser for necessary administrative costs incurred to provide this service. Per Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The fiscal year budget costs are based on a maximum of 2% of the anticipated assessment collections.

Misc. - Assessment Collection Cost

The District reimburses the Polk County Tax Collector for applicable necessary administrative costs. Per Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The fiscal year budget for collection costs is based on a maximum of 2% of the anticipated assessment collections.

Principal Debt Retirement

The district pays regular principal Payments annually in order to pay down/retire the debt.

Interest Expense

The district Pays Interest expense on the outstanding debt twice a year.

GOLDEN LAKES

Community Development District

Supporting Budget Schedules

Fiscal Year 2024

GOLDEN LAKES

Community Development District

Assessment Summary

Phase	Village	General Fund 001			Reserve Fund 402			Paving Assessment			Series 2017 Debt Service			Total Assessments per Unit			O&M	2017 DS	2021 DS	Paving
		FY 2024	FY 2023	Dollar Change	FY 2024	FY 2023	Dollar Change	FY 2024	FY 2023	Dollar Change	FY 2024	FY 2023	Dollar Change	FY 2024	FY 2023	Dollar Change	Units	Units	Units	Assmt Units
1A	Cascades/	\$ 906.81	\$ 780.29	\$ 126.52	\$ 859.77	\$ 109.78	\$ 749.99	\$ 62.34	62.34	\$ -	\$ 440.22	\$ 440.22	\$ -	\$ 2,269.13	\$ 1,392.63	\$ 876.51	30	30	30	30
	Island Lake	\$ 989.25	\$ 851.22	\$ 138.02	\$ 859.77	\$ 109.78	\$ 749.99	\$ 62.34	62.34	\$ -	\$ 440.22	\$ 440.22	\$ -	\$ 2,351.57	\$ 1,463.56	\$ 888.01	11	11	11	11
1B	Clearpointe	\$ 906.81	\$ 780.29	\$ 126.52	\$ 859.77	\$ 109.78	\$ 749.99	\$ 62.62	62.62	\$ -	\$ 440.22	\$ 440.22	\$ -	\$ 2,269.41	\$ 1,392.91	\$ 876.51	40	40	40	38
2A	Osprey Landing	\$ 1,648.74	\$ 1,418.71	\$ 230.04	\$ 859.77	\$ 109.78	\$ 749.99	\$ 126.41	126.41	\$ -	\$ 440.22	\$ 440.22	\$ -	\$ 3,075.14	\$ 2,095.12	\$ 980.02	43	43	43	43
2B	Reflections	\$ 2,143.37	\$ 1,844.32	\$ 299.05	\$ 859.77	\$ 109.78	\$ 749.99	\$ 144.26	144.26	\$ -	\$ 440.22	\$ 440.22	\$ -	\$ 3,587.61	\$ 2,538.57	\$ 1,049.04	44	44	44	44
2BN	Eaglebrooke North	\$ 2,539.07	\$ 2,184.81	\$ 354.26	\$ 859.77	\$ 109.78	\$ 749.99	\$ 158.01	158.01	\$ -	\$ 440.22	\$ 440.22	\$ -	\$ 3,997.06	\$ 2,892.82	\$ 1,104.25	124	124	124	124
2C	Osprey Landing West	\$ 1,821.86	\$ 1,567.67	\$ 254.19	\$ 859.77	\$ 109.78	\$ 749.99	\$ 124.80	124.80	\$ -	\$ 440.22	\$ 440.22	\$ -	\$ 3,246.64	\$ 2,242.47	\$ 1,004.18	48	48	48	47
3	Viewpointe	\$ 906.81	\$ 780.29	\$ 126.52	\$ 859.77	\$ 109.78	\$ 749.99	\$ 60.60	60.60	\$ -	\$ 440.22	\$ 440.22	\$ -	\$ 2,267.40	\$ 1,390.89	\$ 876.51	26	26	26	26
5A	Eaglebrooke	\$ 906.81	\$ 780.29	\$ 126.52	\$ 859.77	\$ 109.78	\$ 749.99	\$ 56.76	56.76	\$ -	\$ 440.22	\$ 440.22	\$ -	\$ 2,263.56	\$ 1,387.05	\$ 876.51	53	53	53	53
V	Villages	\$ 890.32	\$ 766.10	\$ 124.22	\$ 859.77	\$ 109.78	\$ 749.99	\$ 42.85	42.85	\$ -	\$ 440.22	\$ 440.22	\$ -	\$ 2,233.16	\$ 1,358.95	\$ 874.21	35	35	35	33
VH	Vista Hills	\$ 2,060.93	\$ 1,773.38	\$ 287.55	\$ 859.77	\$ 109.78	\$ 749.99	\$ 134.09	134.09	\$ -	\$ 440.22	\$ 440.22	\$ -	\$ 3,495.01	\$ 2,457.48	\$ 1,037.53	23	23	23	23
VH2	Vista Hills II	\$ 2,308.24	\$ 1,986.19	\$ 322.05	\$ 859.77	\$ 109.78	\$ 749.99	\$ 134.09	134.09	\$ -	\$ 440.22	\$ 440.22	\$ -	\$ 3,742.32	\$ 2,670.28	\$ 1,072.04	14	14	14	14
WW	Whisper Woods	\$ 2,143.37	\$ 1,844.32	\$ 299.05	\$ 859.77	\$ 109.78	\$ 749.99	\$ 123.93	123.93	\$ -	\$ 440.22	\$ 440.22	\$ -	\$ 3,567.29	\$ 2,518.25	\$ 1,049.04	57	57	57	57
G	Grandview	\$ 997.49	\$ 858.32	\$ 139.17	\$ 859.77	\$ 109.78	\$ 749.99	\$ 60.48	60.48	\$ -	\$ 440.22	\$ 440.22	\$ -	\$ 2,357.96	\$ 1,468.80	\$ 889.16	59	59	59	59
																608	607	607	603	

**Section 4C
Consideration of
Resolution 2023-05,
Adopting the FY2024
Budget**

RESOLUTION 2023-05

THE ANNUAL APPROPRIATION RESOLUTION OF THE GOLDEN LAKES COMMUNITY DEVELOPMENT DISTRICT (THE “DISTRICT”) RELATING TO THE ANNUAL APPROPRIATIONS AND ADOPTING THE BUDGET FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2023, AND ENDING SEPTEMBER 30, 2024

WHEREAS, the District Manager has, prior to the fifteenth (15th) day of June, 2023, submitted to the Board of Supervisors (the “Board”) a proposed budget for the next ensuing budget year along with an explanatory and complete financial plan for each fund of the Golden Lakes Community Development District, pursuant to the provisions of Section 190.008(2)(a), Florida Statutes; and

WHEREAS, at least sixty (60) days prior to the adoption of the proposed annual budget (the “Proposed Budget”), the District filed a copy of the Proposed Budget with the local governing authorities having jurisdiction over the area included in the District pursuant to the provisions of Section 190.008(2)(b), Florida Statutes; and

WHEREAS, the Board set August 7, 2022, as the date for a public hearing thereon and caused notice of such public hearing to be given by publication pursuant to Section 190.008(2)(a), Florida Statutes; and

WHEREAS, Section 190.008(2)(a), Florida Statutes, requires that, prior to October 1, of each year, the District Board by passage of the Annual Appropriation Resolution shall adopt a budget for the ensuing fiscal year and appropriate such sums of money as the Board deems necessary to defray all expenditures of the District during the ensuing fiscal year; and

WHEREAS, the District Manager has prepared a Proposed Budget, whereby the budget shall project the cash receipts and disbursements anticipated during a given time period, including reserves for contingencies for emergency or other unanticipated expenditures during the fiscal year.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF GOLDEN LAKES COMMUNITY DEVELOPMENT DISTRICT;

Section 1. Budget

- a. That the Board of Supervisors has reviewed the District Manager’s Proposed Budget, a copy of which is on file with the Office of the District Treasurer and the Office of the Recording Secretary, and hereby approves certain amendments thereto, as shown in Section 2 below.

- b. That the District Manager’s Proposed Budget, as amended by the Board, is hereby adopted in accordance with the provisions of Section 190.008(2)(a), Florida Statutes, and incorporated herein by reference; provided, however, that the comparative figures contained in the adopted budget may be subsequently revised as deemed necessary by the District Manager to reflect actual revenues and expenditures for Fiscal Year 2023 and/or revised projections for Fiscal Year 2024.
- c. That the adopted budget, as amended, shall be maintained in the Office of the District Treasurer and the District Recording Secretary and identified as “The Budget for Golden Lakes Community Development District for the Fiscal Year Ending September 30, 2024”, as adopted by the Board of Supervisors on August 7, 2023.

Section 2. Appropriations

There is hereby appropriated out of the revenues of the Golden Lakes Community Development District, for the Fiscal Year beginning October 1, 2023, and ending September 30, 2024, the sum of _____ to be raised by the levy of assessments and otherwise, which sum is deemed by the Board of Supervisors to be necessary to defray all expenditures of the District during said budget year, to be divided and appropriated in the following fashion:

TOTAL GENERAL FUND	\$ _____
DEBT SERVICE FUND	\$ _____
ENTERPRISE FUND	\$ _____
TOTAL ALL FUNDS	\$ _____

Section 3. Supplemental Appropriations

The Board may authorize by resolution, supplemental appropriations or revenue changes for any lawful purpose from funds on hand or estimated to be received within the fiscal year as follows:

- a. Board may authorize a transfer of the unexpended balance or portion thereof of any appropriation item.
- b. Board may authorize an appropriation from the unappropriated balance of any fund.
- c. Board may increase any revenue or income budget amount to reflect receipt of any additional unbudgeted monies and make the corresponding change to appropriations or the unappropriated balance.

The District Manager and Treasurer shall have the power within a given fund to authorize the transfer of any unexpected balance of any appropriation item or any portion thereof, provided

such transfers do not exceed Ten Thousand Dollars (\$10,000) or have the effect of causing more than 10% of the total appropriation of a given program or project to be transferred previously approved transfers included. Such transfer shall not have the effect of causing a more than \$10,000 or 10% increase, previously approved transfers included, to the original budget appropriation for the receiving program. Transfers within a program or project may be approved by the Board of Supervisors. The District Manager or Treasurer must establish administrative procedures which require information on the request forms proving that such transfer requests comply with this section.

Introduced, considered favorably, and adopted this 7th day of August, 2023.

ATTEST:

**BOARD OF SUPERVISORS OF THE
GOLDEN LAKES COMMUNITY
DEVELOPMENT DISTRICT**

Secretary

By:_____

Its:_____

**Section 4D
Consideration of
Resolution 2023-06,
Annual Assessment
FY2024**

RESOLUTION 2023-06**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE GOLDEN LAKES COMMUNITY DEVELOPMENT DISTRICT IMPOSING SPECIAL ASSESSMENTS AND CERTIFYING AN ASSESSMENT ROLL; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE**

WHEREAS, the Golden Lakes Community Development District (the “District”) is a local unit of special-purpose government established pursuant to Chapter 190, Florida Statutes for the purpose of providing, operating and maintaining infrastructure improvements, facilities and services to the lands within the District; and

WHEREAS, the District has constructed or acquired various infrastructure improvements and provides certain services in accordance with the District’s adopted Improvement Plan and Chapter 190, Florida Statutes; and

WHEREAS, the Board of Supervisors of the District (“Board”) hereby determines to undertake various operations and maintenance activities described in the District’s budget for Fiscal Year 2024 (“Operations and Maintenance Budget”), attached hereto as Exhibit “A” and incorporated by reference herein; and

WHEREAS, the District must obtain sufficient funds to provide for the operation and maintenance of the services and facilities provided by the District as described in the District’s budget for Fiscal Year 2024; and

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

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

WHEREAS, the District has previously levied an assessment for debt service, which the District now desires to collect on the tax roll pursuant to the Uniform Method and which is also indicated on Exhibit “A”; and

WHEREAS, Chapter 197, Florida Statutes, provides a mechanism pursuant to which such special assessments may be placed on the tax roll and collected by the local tax collector (“Uniform Method”); and

WHEREAS, the District has previously evidenced its intention to utilize this Uniform Method; and

WHEREAS, the District has approved an Agreement with the Property Appraiser and Tax Collector of Polk County to provide for the collection of the special assessments under the Uniform Method; and

WHEREAS, it is in the best interests of the District to proceed with the imposition of the special assessments; and

WHEREAS, it is in the best interests of the District to adopt the Assessment Roll of the Golden Lakes Community Development District (the "Assessment Roll") attached to this Resolution as Exhibit "B" and incorporated as a material part of this Resolution by this reference, and to certify the Assessment Roll to the Polk County Tax Collector pursuant to the Uniform Method; and

WHEREAS, it is in the best interest of the District to permit the District Manager to amend the Assessment Roll, certified to the Polk County Tax Collector by this Resolution, as the Property Appraiser updates the property roll for Polk County, for such time as authorized by Florida law.

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

SECTION 1. BENEFIT. The provision of the services, facilities, and operations as described in Exhibit "A" confer a special and peculiar benefit to the lands within the District, which benefits exceed or equal the costs of the assessments. The allocation of the costs to the specially benefited lands is shown in Exhibit "B."

SECTION 2. ASSESSMENT IMPOSITION. A special assessment for operation and maintenance as provided for in Chapter 190, Florida Statutes, is hereby imposed and levied on benefited lands within the District in accordance with Exhibit "B."

SECTION 3. COLLECTION. The collection of the operation and maintenance special assessments shall be at the same time and in the same manner as Polk County taxes in accordance with the Uniform Method. The District shall also collect its previously levied debt service assessment pursuant to the Uniform Method, as indicated on Exhibit "B."

SECTION 4. ASSESSMENT ROLL. The District's Assessment Roll, attached to this Resolution as Exhibit "B," is hereby certified to the Polk County Tax Collector and shall be collected by Polk County Tax Collector in the same manner and time as Polk County taxes. The proceeds therefrom shall be paid to the Golden Lakes Community Development District.

SECTION 5. ASSESSMENT ROLL AMENDMENT. The District Manager shall keep appraised of all updates made to the Polk County property roll by the Property Appraiser after the date of this Resolution; and shall amend the District's Assessment Roll in accordance with

any such updates, for such time as authorized by Florida law, to the Polk County property roll. After any amendment of the Assessment Roll, the District Manager shall file the updates to the tax roll in the District records.

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

SECTION 7. EFFECTIVE DATE. This Resolution shall take effect upon the passage and adoption of this Resolution by the Board of Supervisors of the Golden Lakes Community Development District.

PASSED AND ADOPTED this 7th day of August, 2023.

ATTEST:

**BOARD OF SUPERVISORS OF THE
GOLDEN LAKES COMMUNITY
DEVELOPMENT DISTRICT**

Assistant Secretary

By: _____

Its: _____

EXHIBIT “A”

[insert Operations and Maintenance Budget]

EXHIBIT “B”

[insert Assessment Roll]

Section 5 Minutes

MINUTES OF MEETING
GOLDEN LAKES COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors (“Board”) of the Golden Lakes Community Development District (“District”) was held Tuesday, June 6, 2023, at 5:30 p.m. at the Club at Eaglebrooke, 1300 Eaglebrooke Boulevard, Lakeland, Florida 33813.

Present and constituting a quorum were:

Paul Weaver	Chairman
Lithea Beck	Vice Chairman
Sam Morrone	Assistant Secretary
Matt McDonald (<i>by phone</i>)	Assistant Secretary
Shaun York	Assistant Secretary

Also participating, either in person or via communications media technology, were:

Gabriel Mena	Manager
Scott D. Clark	Attorney
Steven Shealey	Engineer
JoAnna Likar	Property Manager
Ryan Roberts	General Manager
Tony Cianci	VP of Operations

FIRST ORDER OF BUSINESS **Call to Order and Roll Call**

Mr. Weaver called the meeting to order at 5:30 p.m.

Mr. Weaver called the roll and indicated a quorum was present for the meeting.

SECOND ORDER OF BUSINESS **Audience Comments on Agenda**

A resident asked about an extra sidewalk. Mr. Weaver stated that it will be spoke about later in the agenda.

A resident asked about a swimming pool approval and if it has been voted on. Mr. Clark stated he has not seen the survey and is not prepared.

THIRD ORDER OF BUSINESS **Business Items**

A. Access Control Enhancement

Discussion ensued regarding various options to improve the technology at the front gate. Mr. Weaver provided information regarding proposals for the work. It was stated that the HOA had sent a letter in response to the access control enhancement. Mr. Morrone stated the cameras need to be updated.

i. Flock

Ms. Likar provided information from her experience regarding this system. This system would improve the camera quality and eliminate some need for current cameras. Mr. Clark provided information regarding access to non-residents.

85 The minutes are included in the agenda package and available for public review in the
 86 local records office or the District Office during normal business hours.

87
 88 On MOTION by Ms. Beck, seconded by Mr. York, with all
 89 in favor, unanimous approval was given to accept the
 90 minutes of the March 7, 2023 meeting and April 4, 2023
 91 and May 2, 2023 Workshops.

92
 93 **SIXTH ORDER OF BUSINESS** **District Manager’s Report**

94 **A. Acceptance of the Financial Report**

95 The financial statements are contained in the agenda package and available for public
 96 review in the local records office or the District Office during normal business hours.

97 Mr. Mena introduced Mr. McAden to the Board regarding the financials. Mr.
 98 McAden provided an overview of what the accounting team does. He stated they are
 99 responsible for monthly financial reports, annual compliance (bonds, investments, and
 100 credit rating), annual audit, and cash management. Mr. McAden explained recent cash
 101 flow analysis recommending moving money from Money Market Account to T-Bill.

102 Mr. Clark stated that the bond language states to retain a relationship with Center
 103 State. Mr. Weaver suggested to have a minimum of \$50,000 depository account. Mr.
 104 Clark stated that the Center State bank account was moved to Valley and there is no
 105 obligation with Center State to maintain a checking account.

106
 107 On MOTION by Mr. Morrone, seconded by Ms. Beck,
 108 with all in favor, unanimous approval was given to approve
 109 transfer of funds to checking account at Valley, open a
 110 MMA Valley account, investing per the provided cash flow
 111 analysis which dictates \$700,000 to a T-Bill, \$600,000 to a
 112 MMA at Valley, requesting a 4.75% request, keep MMA at
 113 Bank United ask for 4.75% authority to the Chairman to
 114 authorize as necessary.

115
 116 On MOTION by Mr. York, seconded by Mr. Morrone, with
 117 all in favor, unanimous approval was given to accept the
 118 financial statements.

119
 120 Mr. Morrone had questions regarding the reserve fund. Mr. Clark stated that there is a
 121 mandatory amount of 1 year debt service fund to be held.

122 **B. Number of Registered Voters, 1,173**

123 Mr. Mena provided an update on the FEMA reimbursement related topics including
 124 the pipes.

125 **SEVENTH ORDER OF BUSINESS** **District Counsel's Report**

126 **A. Road Spill**

127 Mr. Clark provided letters he mailed to the County regarding the spill throughout the
 128 community and a report back from the County. Mr. Morrone stated that this only
 129 addresses Cascade roadways. He stated that the entire community needs to be addresses.
 130 Mr. Clark asked if Cascades could be looked at if it has been cleaned up and any other
 131 roadways that will need to be done.

132 **B. Social Media**

133 Mr. Clark provided information on a social media account or the District. He stated it
 134 could be used as an announcement board but could not have any interaction or comments.

135 **C. Certificate as to Arbitrage and Certain Other Tax Matters**

136 **D. Safety in Private Spaces**

137 Mr. Clark provided information regarding safety issues. He stated that there is some
 138 information regarding restrooms and how to use them and any penalties.

139
 140 **EIGHTH ORDER OF BUSINESS** **District Engineer's Report**

141 **A. June 2023 Engineer Report**

142 Mr. Shealey provided an agreement for the existing grant.
 143

144 On MOTION by Ms. Beck seconded by Mr. Morrone, with
 145 all in favor, unanimous approval was given to authorize
 146 Chairman to sign new agreement to extend existing grant
 147 contract through September.

148
 149 Mr. Shealey stated he does not have the agreement with him but would like to get
 150 approval now.

151
 152 On MOTION by Mr. York, seconded by Ms. Beck, with all
 153 in favor, unanimous approval was given to approve
 154 Chairman to sign grant agreement in substantial form,
 155 extending the deadline to September 30.

156
 157 **B. Clearing of Pond A-1 Vegetation**

158 Mr. Shealey stated he needs to write a new contract for construction work related to
 159 pond A-1.

160
 161 On MOTION by Mr. Morrone, seconded by Mr. York, with
 162 all in favor, unanimous approval was given to authorize
 163 Engineer to go out to bid for construction related projects
 164 for pond A-1

165

166 Mr. Shealey provided an update on the CCTV work for pipe work. Mr. Weaver asked
167 why do the CCTV work and just have it cleaned instead. Mr. Shealey stated that the
168 CCTV could determine if there is any damage.

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On MOTION by Ms. Beck, seconded by Mr. Morrone, with all in favor, unanimous approval was given to authorize Chairman to approve \$174,830 for CCTV work, contingent on FEMA reimbursement at 75%.

Mr. Shealey provided an update on the sidewalks. He stated the sidewalk floods due to runoff from prior modification.

On MOTION by Ms. Beck, seconded by Mr. Morrone, with all in favor, unanimous approval was given to approve a not to exceed of \$5,000 to remedy this sidewalk issue to create concrete spillways from the sidewalk to the curb at three low spots to improve drainage of the sidewalk.

Mr. Shealey stated the pavement resurfacing looks good aside from the spill issue. He stated there is another depression in front of 1020 Reflections Lake Loop and wants to see if this could be a sinkhole. He suggested to have a geotechnical firm drill this area and evaluate.

Mr. Shealey stated there are some residents that would like to clear vegetation in pond A-1 that sits behind their properties. Ms. Likar provided two proposals for this work at a cost around \$15,000.

NINTH ORDER OF BUSINESS

Property Manager's Report

Ms. Likar provided a report to the Board.

On MOTION by Mr. Morrone, seconded by Mr. York, with all in favor, unanimous approval was given to approve cut back quote at \$3,500.

On MOTION by Ms. Beck, seconded by Mr. Morrone, with all in favor, unanimous approval was given to approve proposal for Beautiful Gardens for \$15,000.

A discussion ensued regarding radar signs and location placement.

Section 6

District Manager's Report

Section 6A

Financials

GOLDEN LAKES
Community Development District

Financial Report

June 30, 2023

Prepared by



GOLDEN LAKES
 Community Development District

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GOLDEN LAKES
Community Development District

Financial Statements

(Unaudited)

June 30, 2023

GOLDEN LAKES

Community Development District

Governmental and Enterprise Funds

Balance Sheet

June 30, 2023

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2021 DEBT SERVICE FUND	ENTERPRISE - GOLF FUND	GOLF COURSE RESERVE FUND	TOTAL
ASSETS					
Cash - Checking Account	\$ 308,732	\$ -	\$ 569,509	\$ -	\$ 878,241
Cash On Hand/Petty Cash	-	-	5,512	-	5,512
Cash Drawer	-	-	2,260	-	2,260
Accounts Receivable	-	-	237,324	-	237,324
Accounts Receivable > 120	1,700	-	-	-	1,700
Allow -Doubtful Accounts	(1,700)	-	(2,103)	-	(3,803)
Due From Other Funds	-	-	-	326,039	326,039
Inventory:					
Food & Beverage	-	-	39,950	-	39,950
Golf Balls	-	-	17,637	-	17,637
Golf Clubs	-	-	26,661	-	26,661
Bags	-	-	4,240	-	4,240
Gloves	-	-	9,035	-	9,035
Hats	-	-	3,367	-	3,367
Shoes\Socks	-	-	9,959	-	9,959
Shirts\Sweater	-	-	12,169	-	12,169
Miscellaneous	-	-	1,786	-	1,786
Soft Drink	-	-	3,870	-	3,870
Beer	-	-	8,434	-	8,434
Wine	-	-	4,259	-	4,259
Liquor	-	-	11,463	-	11,463
Tobacco	-	-	(5)	-	(5)
Investments:					
Money Market Account	1,163,205	-	-	-	1,163,205
SBA Account	5,066	-	-	-	5,066
Excess Revenue Account	-	-	1,555	-	1,555

GOLDEN LAKES

Community Development District

Governmental and Enterprise Funds

Balance Sheet

June 30, 2023

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2021 DEBT SERVICE FUND	ENTERPRISE - GOLF FUND	GOLF COURSE RESERVE FUND	TOTAL
Prepayment Fund (A-1)	-	-	3,919	-	3,919
Reserve Fund	-	13,957	-	-	13,957
Reserve Fund (A-2)	-	-	12,275	-	12,275
Revenue Fund	-	157	76,013	-	76,170
Prepaid Items	-	-	89,415	-	89,415
Deposits	-	-	5,140	-	5,140
Fixed Assets					
Buildings	-	-	331,385	-	331,385
Improvements Other Than Buildings (IOTB)	-	-	83,301	-	83,301
Accum Depr - Buildings	-	-	(69,720)	-	(69,720)
Accumulated Depreciation--Imp. O/T Buildings	-	-	(27,022)	-	(27,022)
Machinery & Equipment	-	-	360,742	-	360,742
Equipment and Furniture	-	-	60,195	-	60,195
Accum Depr - Mach & Equip	-	-	(176,884)	-	(176,884)
Accum Depr - Equip/Furniture	-	-	(19,957)	-	(19,957)
Property Under Capital Leases	-	-	148,236	-	148,236
Accum Depr - Capital Leases	-	-	(77,018)	-	(77,018)
Bond Issuance Cost	-	-	51,772	-	51,772
Other Fixed Assets	-	-	2,500,000	-	2,500,000
TOTAL ASSETS	\$ 1,477,003	\$ 14,114	\$ 4,318,674	\$ 326,039	\$ 6,135,830

GOLDEN LAKES

Community Development District

Governmental and Enterprise Funds

Balance Sheet
June 30, 2023

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2021 DEBT SERVICE FUND	ENTERPRISE - GOLF FUND	GOLF COURSE RESERVE FUND	TOTAL
<u>LIABILITIES</u>					
Accounts Payable	\$ 18,593	\$ -	\$ 31,549	\$ -	\$ 50,142
Accrued Expenses	6,080	-	14,578	-	20,658
Accrued Interest Payable	-	-	69,806	-	69,806
Accrued Payroll	-	-	84,752	-	84,752
Accrued Vacation	-	-	3,862	-	3,862
Sales Tax Payable	-	-	10,204	-	10,204
Outing Deposits	-	-	33,643	-	33,643
Deferred Revenue-Memberships	-	-	193,891	-	193,891
Capital Leases-Current Portion	-	-	22,890	-	22,890
Gift Certificates	-	-	59,092	-	59,092
Allowance for Unredeemed Gift Cards	-	-	(26,141)	-	(26,141)
Credit Books	-	-	16,748	-	16,748
Revenue Bonds Payable-Current	-	-	80,000	-	80,000
Due To Other Funds	300,100	14,114	11,825	-	326,039
Capital Leases-Long-Term	-	-	31,530	-	31,530
Revenue Bonds Payable-LT	-	-	3,480,000	-	3,480,000
TOTAL LIABILITIES	324,773	14,114	4,118,229	-	4,457,116

GOLDEN LAKES

Community Development District

Governmental and Enterprise Funds

Balance Sheet

June 30, 2023

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2021 DEBT SERVICE FUND	ENTERPRISE - GOLF FUND	GOLF COURSE RESERVE FUND	TOTAL
<u>FUND BALANCES / NET ASSETS</u>					
<i>Fund Balances</i>					
Assigned to:					
Operating Reserves	199,268	-	-	-	199,268
Reserves-Renewal & Replacement	190,260	-	-	-	190,260
Reserves - Roadways	288,752	-	-	-	288,752
Reserves - Roof	20,025	-	-	-	20,025
Reserves - Sidewalks	25,000	-	-	-	25,000
Reserves - Streetlights	25,000	-	-	-	25,000
Unassigned:	403,925	-	-	-	403,925
<i>Net Assets</i>					
Invested in capital assets, net of related debt	-	-	(409,674)	-	(409,674)
Restricted for Debt Service	-	-	22,404	-	22,404
Unrestricted/Unreserved	-	-	587,715	326,039	913,754
TOTAL FUND BALANCES / NET ASSETS	\$ 1,152,230	\$ -	\$ 200,445	\$ 326,039	\$ 1,678,714
TOTAL LIABILITIES & FUND BALANCES / NET ASSETS	\$ 1,477,003	\$ 14,114	\$ 4,318,674	\$ 326,039	\$ 6,135,830

GOLDEN LAKES

Community Development District

General Fund

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending June 30, 2023

<u>ACCOUNT DESCRIPTION</u>	<u>ANNUAL ADOPTED BUDGET</u>	<u>YEAR TO DATE ACTUAL</u>	<u>YTD ACTUAL AS A % OF ADOPTED BUD</u>	<u>JUN-23 ACTUAL</u>
<u>REVENUES</u>				
Interest - Investments	\$ 1,200	\$ 26,596	2216.33%	\$ 4,709
Interest - Tax Collector	-	2,105	0.00%	-
Special Assmnts- Tax Collector	865,120	865,705	100.07%	11,398
Special Assmnts- Other	64,105	64,148	100.07%	845
Special Assmnts- Discounts	(37,169)	(34,895)	93.88%	-
Other Miscellaneous Revenues	-	67,284	0.00%	11,768
TOTAL REVENUES	893,256	990,943	110.94%	28,720
<u>EXPENDITURES</u>				
<u>Administration</u>				
P/R-Board of Supervisors	8,000	7,000	87.50%	1,000
FICA Taxes	612	536	87.50%	77
ProfServ-Engineering	60,000	44,682	74.47%	10,596
ProfServ-Legal Services	42,120	17,064	40.51%	-
ProfServ-Mgmt Consulting	41,200	30,900	75.00%	3,433
ProfServ-Property Appraiser	9,292	-	0.00%	-
ProfServ-Special Assessment	11,705	11,705	100.00%	-
ProfServ-Web Site Development	3,500	1,318	37.66%	-
Auditing Services	6,750	13,500	200.00%	6,500
Postage and Freight	2,000	225	11.25%	14
Insurance - General Liability	11,673	8,180	70.08%	-
Printing and Binding	1,500	10	0.67%	-
Legal Advertising	4,000	1,267	31.68%	644
Miscellaneous Services	300	-	0.00%	-
Misc-Assessment Collection Cost	18,584	17,899	96.31%	245
Office Supplies	500	-	0.00%	-
Annual District Filing Fee	175	175	100.00%	-
Total Administration	221,911	154,461	69.60%	22,509
<u>Public Safety</u>				
Contracts-Security Services	-	-	0.00%	308
Total Public Safety	-	-	0.00%	308
<u>Field</u>				
ProfServ-Field Management	22,866	29,240	127.88%	1,850
Contracts-Security Services	207,400	144,677	69.76%	8,460
Contracts-Landscape	98,072	73,554	75.00%	8,173
Security-Roving Parking Patrol	10,250	294	2.87%	-
Communication - Teleph - Field	3,600	2,589	71.92%	289
Utility - Access Gate	10,000	20,243	202.43%	2,576

GOLDEN LAKES

Community Development District

General Fund

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending June 30, 2023

<u>ACCOUNT DESCRIPTION</u>	<u>ANNUAL ADOPTED BUDGET</u>	<u>YEAR TO DATE ACTUAL</u>	<u>YTD ACTUAL AS A % OF ADOPTED BUD</u>	<u>JUN-23 ACTUAL</u>
Electricity - General	30,000	27,247	90.82%	2,930
Electricity - Streetlights	25,000	12,284	49.14%	1,456
Utility - Irrigation	800	748	93.50%	61
R&M-Renewal and Replacement	6,000	-	0.00%	-
R&M-Common Area	5,000	26,831	536.62%	319
R&M-Gate	3,500	17,091	488.31%	1,746
R&M-Irrigation	10,000	5,301	53.01%	330
R&M-Ponds	4,188	5,484	130.95%	359
R&M-Roads & Alleyways	40,000	8,425	21.06%	-
R&M-Stormwater System	4,500	18,397	408.82%	-
R&M-Streetlights	15,000	3,257	21.71%	-
R&M-Trees and Trimming	10,000	34,260	342.60%	-
R&M-Emergency & Disaster Relief	-	5,010	0.00%	-
R&M-Security Cameras	1,000	6,290	629.00%	6,050
Misc-Contingency	68,562	-	0.00%	-
Bottled Water Delivery	550	546	99.27%	79
Op Supplies - Gatehouse	313	-	0.00%	-
Total Field	576,601	441,768	76.62%	34,678
<u>Reserves</u>				
Loan-Pavement	102,763	-	0.00%	-
Interest Expense	38,810	-	0.00%	-
Total Reserves	141,573	-	0.00%	-
TOTAL EXPENDITURES & RESERVES	940,085	596,229	63.42%	57,495
Excess (deficiency) of revenues Over (under) expenditures	(46,829)	394,714	-842.88%	(28,775)
<u>OTHER FINANCING SOURCES (USES)</u>				
Operating Transfers-Out	-	(23,285)	0.00%	-
Contribution to (Use of) Fund Balance	(46,829)	-	0.00%	-
TOTAL FINANCING SOURCES (USES)	(46,829)	(23,285)	49.72%	-
Net change in fund balance	\$ (46,829)	\$ 371,429	-793.16%	\$ (28,775)
FUND BALANCE, BEGINNING (OCT 1, 2022)	780,801	780,801		
FUND BALANCE, ENDING	\$ 733,972	\$ 1,152,230		

Notes to the Financial Statements

June 30, 2023

General Fund

▶ **Assets**

- **Cash and Investments** - In order to maximize liquidity of cash, the District has two Money Market Accounts and one SBA Account. Currently, transitioning SS Bank checking account to Valley Bank checking account.
- **Accounts Receivable > 120 Days** - Duplicate payment to Vendor.
- **Allow Doubtful Accounts** - Uncollectable portion of vendor refund.

▶ **Liabilities**

- **Accounts Payable** - Invoices for current month but not paid in current month.
- **Accrued Expenses** - Monthly management fees & security.

▶ **Fund Balance**

- **Assigned to-** These funds are set aside for repair and replacement of assets throughout the community.

Reserves booked as of September 2022 - Board approved on 11/01/22:

Operating Reserves	\$	199,268	FY23 operating reserves budget - Sch. A
Drainage		-	
Renewal & Replacement		190,260	Per FY22 Motion to assign reserves.
Roadways		288,752	" "
Roof		20,025	" "
Sidewalks		25,000	" "
Streetlights		25,000	" "
		<hr/>	
TOTAL	\$	<u>748,305</u>	

Notes to the Financial Statements - General Fund

June 30, 2023

Financial Overview / Highlights

- ▶ Non-Ad Valorem Special Assessments are 100% collected.
- ▶ Other Miscellaneous Revenues - Polk County utilities refund, Pennoni refund of duplicate payment & US Bank return of unused 2021 DS funds.
- ▶ Total Expenditures and Reserves are at approximately 63% of adopted budget.

Significant variances are explained below.

Variance Analysis

Account Name	Adopted Budget	YTD Actual	% of Budget	Explanation
Expenditures				
<u>Administrative</u>				
P/R-Board of Supervisors	\$ 8,000	\$ 7,000	88%	Board payroll YTD.
FICA Taxes	\$ 612	\$ 536	88%	Payroll fees YTD.
ProfServ-Special Assessment	\$ 11,705	\$ 11,705	100%	Special Assessment paid in full.
Auditing Services	\$ 6,750	\$ 13,500	200%	Grau & Associates - FY22 not to exceed \$21,000.
Annual District Filing Fee	\$ 175	\$ 175	100%	Filing fees paid in full.
<u>Field</u>				
ProfServ-Field Management	\$ 22,866	\$ 29,240	128%	Inframark W/O #WOGL08312022 - \$12,590
Utility - Access Gate	\$ 10,000	\$ 20,243	202%	Utility (water) usage higher than prior year.
Electricity-General	\$ 30,000	\$ 27,247	91%	KWH charges higher than prior year.
Utility - Irrigation	\$ 800	\$ 748	94%	Water consumption higher than prior year.
R&M Common Area	\$ 5,000	\$ 26,831	537%	Replacement of fencing within distric & one time clean up fees.
R&M Gate	\$ 3,500	\$ 17,091	488%	Replaced HySecurity arms/gates and BAI barcode readers.
R&M-Ponds	\$ 4,188	\$ 5,484	131%	New Hayward Swim Clear filter plus monthly service.
R&M-Stormwater System	\$ 4,500	\$ 18,397	409%	Stormwater evaluation.
R&M-Trees and Trimming	\$ 10,000	\$ 34,260	343%	Tree removal expenses YTD.
R&M-Emergency & Disaster Relief	\$ -	\$ 5,010	N/A	Hurricane Ian related costs.
R&M-Security Cameras	\$ 1,000	\$ 6,290	629%	Flock Group - two Flock Safety Sparrow license plate readers.
Bottled Water Delivery	\$ 550	\$ 546	99%	Bottled water deliveries YTD.
<u>Reserves</u>				
Loan Pavement	\$ 102,763	\$ 102,763	100%	Paid out of fund 203 - 2021 Debt Service
Reserve - Roads/Sidewalk	\$ 38,810	\$ 38,810	100%	Paid out of fund 203 - 2021 Debt Service

GOLDEN LAKES

Community Development District

Series 2021 Debt Service Fund

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending June 30, 2023

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	YTD ACTUAL AS A % OF ADOPTED BUD	JUN-23 ACTUAL
REVENUES				
Interest - Investments	\$ -	\$ 3	0.00%	\$ -
TOTAL REVENUES	-	3	0.00%	-
EXPENDITURES				
Debt Service				
ProfServ-Trustee Fees	-	4,041	0.00%	-
Loan-Pavement	-	102,763	0.00%	-
Interest Expense	-	38,500	0.00%	-
Total Debt Service	-	145,304	0.00%	-
TOTAL EXPENDITURES	-	145,304	0.00%	-
Excess (deficiency) of revenues Over (under) expenditures	-	(145,301)	0.00%	-
OTHER FINANCING SOURCES (USES)				
Interfund Transfer - In	-	23,285	0.00%	-
TOTAL FINANCING SOURCES (USES)	-	23,285	0.00%	-
Net change in fund balance	\$ -	\$ (122,016)	0.00%	\$ -
FUND BALANCE, BEGINNING (OCT 1, 2022)	-	122,016		
FUND BALANCE, ENDING	\$ -	\$ -		

GOLDEN LAKES

Community Development District

Series 2021 Capital Projects Fund

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending June 30, 2023

<u>ACCOUNT DESCRIPTION</u>	<u>ANNUAL ADOPTED BUDGET</u>	<u>YEAR TO DATE ACTUAL</u>	<u>YTD ACTUAL AS A % OF ADOPTED BUD</u>	<u>JUN-23 ACTUAL</u>
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ -	0.00%	\$ -
TOTAL REVENUES	-	-	0.00%	-
<u>EXPENDITURES</u>				
<u>Debt Service</u>				
Miscellaneous Expenses	-	54,994	0.00%	-
Total Debt Service	-	54,994	0.00%	-
TOTAL EXPENDITURES	-	54,994	0.00%	-
Excess (deficiency) of revenues Over (under) expenditures	-	(54,994)	0.00%	-
Net change in fund balance	\$ -	\$ (54,994)	0.00%	\$ -
FUND BALANCE, BEGINNING (OCT 1, 2022)	-	54,995		
FUND BALANCE, ENDING	\$ -	\$ 1		

GOLDEN LAKES

Community Development District

Enterprise - Golf Fund

Statement of Revenues, Expenses and Changes in Net Assets
For the Period Ending June 30, 2023

<u>ACCOUNT DESCRIPTION</u>	<u>ANNUAL ADOPTED BUDGET</u>	<u>YEAR TO DATE ACTUAL</u>	<u>YTD ACTUAL AS A % OF ADOPTED BUD</u>	<u>JUN-23 ACTUAL</u>
<u>OPERATING REVENUES</u>				
Interest - Investments	\$ -	\$ 6	0.00%	\$ -
Green Fees-GS	445,764	367,520	82.45%	29,996
Green Fees-Outings-GS	51,274	85,886	167.50%	910
Green Fees-Members-GS	1,770	2,255	127.40%	233
PS-Other Income-GS	23,100	-	0.00%	-
Cart Fees-GS	355,951	295,317	82.97%	24,177
Cart Fees-Outings-GS	53,429	68,842	128.85%	3,460
Cart Fees-Members-GS	242,834	224,539	92.47%	25,258
Range-GS	38,503	32,454	84.29%	2,963
Instruction-Ind-GS-Dflt	-	156	0.00%	-
Instruction-Individual -INST	36,000	24,324	67.57%	3,691
Food Sales-On Course-F&B	8,707	7,545	86.65%	813
Food Sales-Banquets-F&B	243,000	285,302	117.41%	19,188
Food Sales-Clubhouse-F&B	487,820	410,566	84.16%	40,193
Non-Alcoholic-Banquets-F&B	-	234	0.00%	-
Non-Alcoholic-Clubhouse-F&B	22,023	23,773	107.95%	2,322
Alc Sales (Beer)-Banquets-F&B	23,577	15,960	67.69%	225
Alc Sales (Beer)-Clubhouse-F&B	123,732	111,463	90.08%	10,828
Alc Sales (Wine)-Banquets-F&B	14,700	13,156	89.50%	1,131
Alc Sales (Wine)-Clubhouse-F&B	56,584	47,273	83.54%	5,272
Alc Sales (Liquor)-Banquet-F&B	21,700	29,027	133.76%	2,863
Alc Sales (Liquor)-Clubhouse-F&B	124,051	144,173	116.22%	15,408
Gratuity-Outings-F&B	(2,050)	-	0.00%	-
Room Charge-Banquets-F&B	90,000	60,955	67.73%	5,131
Service Charge-Banquets-F&B	7,490	15,415	205.81%	6,309
Service Charge-Clubhouse-F&B	-	1	0.00%	-
Entertainment-Clubhouse-F&B	-	12,977	0.00%	-
Food Sales-Outings	62,612	546	0.87%	52
Non-Alcoholic-On Course-F&B	21,313	15,747	73.88%	2,111
Alc Sales (Beer)-On Course-F&B	51,661	50,166	97.11%	4,098
Alc Sales (Liquor)-On Course-F&B	29,962	34,832	116.25%	2,240
Alc Sales (Wine)-On Course-F&B	9,000	-	0.00%	-
Alc Sales (Beer)-Outings-F&B	12,717	2,315	18.20%	302
Room Rentals	-	3,000	0.00%	257
Membership Dues - monthly	1,248,500	1,067,399	85.49%	125,894
Golf Ball Sales	65,877	62,877	95.45%	5,497
Glove Sales	17,858	17,046	95.45%	1,644
Headwear Sales	11,223	11,015	98.15%	892
Ladies' Wear Sales	6,989	9,298	133.04%	388
Men's Wear Sales	31,205	30,693	98.36%	2,455

GOLDEN LAKES

Community Development District

Enterprise - Golf Fund

Statement of Revenues, Expenses and Changes in Net Assets
For the Period Ending June 30, 2023

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	YTD ACTUAL AS A % OF ADOPTED BUD	JUN-23 ACTUAL
Shoes Sales	9,255	10,239	110.63%	901
Miscellaneous Sales	-	(7,543)	0.00%	(600)
Club Sales	23,131	28,068	121.34%	2,153
Rental Clubs Sales	7,185	11,315	157.48%	750
Bag Sales	8,385	8,050	96.00%	673
Juniorwear Sales	-	503	0.00%	-
Outerwear Sales	2,154	1,636	75.95%	-
Other Pro Shop Sales	5,314	50,396	948.36%	221
Handicap Fee Sales	1,500	790	52.67%	-
Locker Fees	270	-	0.00%	-
Special Assmnts- Tax Collector	267,214	267,394	100.07%	3,521
Special Assmnts- Discounts	(9,352)	(10,035)	107.30%	-
Other Miscellaneous Revenues	-	32,755	0.00%	1,960
TOTAL OPERATING REVENUES	4,353,932	3,977,621	91.36%	355,780

OPERATING EXPENSES**Personnel and Administration**

Payroll-Hourly	53,580	28,158	52.55%	7,684
Payroll-Benefits	55,200	54,384	98.52%	8,852
Payroll-Managers	124,992	133,688	106.96%	15,940
Payroll-Processing Fee	25,200	19,964	79.22%	2,468
Payroll - Vacation	-	114	0.00%	-
Payroll - Bonus	31,248	5,000	16.00%	-
Management Incentive	25,000	-	0.00%	-
Payroll Taxes	10,104	13,113	129.78%	1,901
401(K) Plan	-	8,749	0.00%	1,403
Legal/Accounting/Professional	747	11,971	1602.54%	-
BCG Management	90,000	67,500	75.00%	7,500
Contracts-Pest Control	3,120	3,250	104.17%	-
IT Support	5,100	4,747	93.08%	420
Travel and Per Diem	600	862	143.67%	-
Training/Staff Development	-	6,212	0.00%	2,429
Communication - Telephone	4,500	4,398	97.73%	350
Communication - Mobile	1,644	1,275	77.55%	150
Postage	1,500	1,537	102.47%	64
Cell Phone	900	-	0.00%	-
Fed-Ex/Courier	-	188	0.00%	-
Utility - Water & Sewer	12,408	12,320	99.29%	1,414
Garbage Removal	12,000	11,669	97.24%	1,693
Utility - Electric	42,925	34,537	80.46%	4,239
Lease - Copier	6,304	4,604	73.03%	981

GOLDEN LAKES

Community Development District

Enterprise - Golf Fund

Statement of Revenues, Expenses and Changes in Net Assets
For the Period Ending June 30, 2023

<u>ACCOUNT DESCRIPTION</u>	<u>ANNUAL ADOPTED BUDGET</u>	<u>YEAR TO DATE ACTUAL</u>	<u>YTD ACTUAL AS A % OF ADOPTED BUD</u>	<u>JUN-23 ACTUAL</u>
Golf Cart Equip Leases	61,503	46,127	75.00%	5,125
Insurance-P&C	268,404	218,621	81.45%	29,354
Insurance-Workmans Comp	28,800	23,411	81.29%	2,491
R&M-Buildings	58,500	42,160	72.07%	1,595
R&M-Equipment	-	45,120	0.00%	4,755
Equip Maint/Repair-Prevent	3,312	1,726	52.11%	-
Printing and Binding	-	1,489	0.00%	-
Help Wanted Ads	600	95	15.83%	95
Promotions	18,000	17,765	98.69%	1,695
Graphic Design	3,600	3,306	91.83%	300
Membership Programs	30,000	27,137	90.46%	161
Sales Management	3,050	904	29.64%	-
Advertising (Electronic)	7,560	7,002	92.62%	968
Advertising (Display)	-	570	0.00%	570
Miscellaneous Services	1,500	-	0.00%	-
Misc-Employee Meals	7,200	5,825	80.90%	662
Misc-Licenses & Permits	-	925	0.00%	-
Misc-Assessment Collection Cost	5,165	5,147	99.65%	70
Misc-Credit Card Fees	91,114	92,955	102.02%	11,111
Internet Access	5,040	4,872	96.67%	257
TV/Cable or Dish	8,110	5,644	69.59%	-
Employee Testing-Hiring	188	-	0.00%	-
Bank Fees	250	221	88.40%	-
Use Tax Expense	6,000	2,210	36.83%	-
Misc-Security	750	858	114.40%	-
Website & Newsletter	6,000	7,090	118.17%	950
Misc.-Personal Property Taxes	3,613	6,784	187.77%	-
Office Supplies	10,980	2,959	26.95%	107
Computer Supplies/Equipment	7,200	5,332	74.06%	-
Operating Supplies	6,564	10,594	161.40%	1,210
Op Supplies - Uniforms	300	336	112.00%	-
Clubhouse Cleaning Service G&A	3,000	2,937	97.90%	748
Software	2,700	4,576	169.48%	400
Education / Training	14,420	-	0.00%	-
Chamber / Organization Dues	100	339	339.00%	-
Bad Debt Expenses	12,000	9,898	82.48%	-
Total Personnel and Administration	1,182,595	1,033,175	87.37%	120,112
<u>Maintenance and Landscaping</u>				
Payroll-Hourly	290,340	238,227	82.05%	27,010
Payroll-Managers	87,504	65,096	74.39%	7,418
Payroll - Vacation	-	2,730	0.00%	-

GOLDEN LAKES

Community Development District

Enterprise - Golf Fund

Statement of Revenues, Expenses and Changes in Net Assets
For the Period Ending June 30, 2023

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	YTD ACTUAL AS A % OF ADOPTED BUD	JUN-23 ACTUAL
Payroll - Bonus	4,550	2,700	59.34%	-
Payroll Taxes	30,440	23,178	76.14%	2,651
Outside Services	51,152	27,763	54.28%	1,900
Training/Staff Development	500	-	0.00%	-
Oil/Lube	1,600	-	0.00%	-
Aerification	22,500	3,200	14.22%	-
Gas Diesel	37,587	21,759	57.89%	1,870
Communication - Mobile	900	-	0.00%	-
Utility - Irrigation	5,307	-	0.00%	-
Utility - Water & Sewer	1,871	2,258	120.68%	294
Utility - Electric	19,762	12,769	64.61%	1,580
Golf Cart Equip Leases	56,104	-	0.00%	-
R&M-Irrigation	22,000	7,607	34.58%	166
Equip Maint/Repair-Prevent	36,000	28,256	78.49%	5,759
Sod/Sprigs	2,500	1,778	71.12%	-
Safety Equipment	400	-	0.00%	-
Cleaning Supplies	1,108	342	30.87%	-
Supplies-Landscape	500	1,400	280.00%	-
Supplies-Course	5,721	11,061	193.34%	323
Pre-Emergents	36,000	36,263	100.73%	-
Sand-Top Dressing greens/tees	12,500	4,285	34.28%	-
Op Supplies - Uniforms	1,550	1,549	99.94%	-
Chemicals-Fungicides	5,500	3,423	62.24%	313
Chemicals-Herbicides	7,500	12,995	173.27%	2,232
Chemicals-Insecticides	8,000	6,822	85.28%	-
Chemicals-Growth Regulators	6,000	-	0.00%	-
Chemicals-Wetting Agents	4,000	-	0.00%	-
Fertilizers-Fairways / Roughs	21,000	4,727	22.51%	2,850
Fertilizers-Greens	28,000	27,685	98.88%	-
Small Equipment/Hand Tools	2,000	-	0.00%	-
Total Maintenance and Landscaping	810,396	547,873	67.61%	54,366
<u>Pro Shop</u>				
COS - Golf Balls	44,138	34,856	78.97%	3,646
COS - Gloves	10,536	10,574	100.36%	1,100
COS - Headwear	5,612	6,914	123.20%	504
COS - Ladies' Wear	4,893	-	0.00%	-
COS - Men's Wear	20,908	26,511	126.80%	1,838
COS - Shoes	5,738	6,487	113.05%	474
COS - Miscellaneous	-	1,376	0.00%	122
COS - Clubs	19,662	22,898	116.46%	1,879
COS - Outerwear	1,507	106	7.03%	-

GOLDEN LAKES

Community Development District

Enterprise - Golf Fund

Statement of Revenues, Expenses and Changes in Net Assets
For the Period Ending June 30, 2023

<u>ACCOUNT DESCRIPTION</u>	<u>ANNUAL ADOPTED BUDGET</u>	<u>YEAR TO DATE ACTUAL</u>	<u>YTD ACTUAL AS A % OF ADOPTED BUD</u>	<u>JUN-23 ACTUAL</u>
COS - Bags	5,283	5,559	105.22%	278
COS - Beverage - Beer/Wine	134,810	123,554	91.65%	8,009
COS - Beverage - Non Alch	25,005	21,989	87.94%	5,763
COS - Food Sales	344,919	277,254	80.38%	28,866
COGS-Purchase Discounts	-	(960)	0.00%	(57)
COS-Inventory General	3,348	-	0.00%	-
Total Pro Shop	626,359	537,118	85.75%	52,422
<u>Golf Operations</u>				
Payroll-Salaries	89,244	66,500	74.51%	7,604
Payroll-Hourly	221,652	198,199	89.42%	22,136
Payroll-Commission	36,000	32,825	91.18%	3,978
Payroll-Janitor	-	214	0.00%	214
Payroll Taxes	31,731	24,993	78.77%	2,491
Postage	600	-	0.00%	-
Cell Phone	1,800	600	33.33%	-
R&M-Golf Cart	3,600	6,723	186.75%	-
Equip Maint/Repair-Fix	1,200	1,587	132.25%	-
Misc-Employee Meals	1,536	587	38.22%	57
Misc-Handicap Fees	6,200	5,812	93.74%	-
Tournaments and Events	22,000	50,356	228.89%	500
Supplies-Scorecards and Pencil	250	262	104.80%	-
Operating Supplies	-	748	0.00%	-
Op Supplies - Uniforms	4,300	2,192	50.98%	37
Driving Range Supplies	8,500	9,878	116.21%	-
Chamber / Organization Dues	1,575	1,641	104.19%	-
Total Golf Operations	430,188	403,117	93.71%	37,017
<u>Amenities</u>				
Outside Services	10,320	8,529	82.65%	31
Utility - Water & Sewer	4,280	2,469	57.69%	303
R&M-Buildings	2,400	286	11.92%	-
Misc-Licenses & Permits	280	280	100.00%	-
Total Amenities	17,280	11,564	66.92%	334
<u>Food and Beverages</u>				
Payroll-Hourly	344,778	320,206	92.87%	29,091
Payroll-Managers	232,728	147,843	63.53%	16,152
Payroll - Vacation	-	1,306	0.00%	-
Payroll Taxes	74,728	57,345	76.74%	4,689
Linen/Laundry	43,740	44,338	101.37%	3,387
Grease Removal	1,700	475	27.94%	-

GOLDEN LAKES

Community Development District

Enterprise - Golf Fund

Statement of Revenues, Expenses and Changes in Net Assets
For the Period Ending June 30, 2023

<u>ACCOUNT DESCRIPTION</u>	<u>ANNUAL ADOPTED BUDGET</u>	<u>YEAR TO DATE ACTUAL</u>	<u>YTD ACTUAL AS A % OF ADOPTED BUD</u>	<u>JUN-23 ACTUAL</u>
Training/Staff Development	240	875	364.58%	-
Communication - Mobile	1,500	925	61.67%	-
Utility - Water & Sewer	2,628	2,525	96.08%	341
Propane /Natural Gas	48,998	26,592	54.27%	2,104
Equipment Rental	-	1,558	0.00%	260
Equip Maint/Repair-Fix	12,360	28,596	231.36%	2,343
Equip Maint/Repair-Prevent	1,400	1,892	135.14%	667
Miscellaneous Services	-	938	0.00%	-
Misc-Licenses & Permits	1,920	1,920	100.00%	-
Decorations	4,250	3,543	83.36%	54
Glassware/China/Silver	4,800	3,577	74.52%	-
Cleaning Supplies	3,468	2,842	81.95%	389
Supplies-Paper and Plastic	22,800	17,267	75.73%	1,049
Supplies-Banquet	4,486	2,964	66.07%	198
Supplies-Bar	-	227	0.00%	13
Supplies-Kitchen	12,624	6,826	54.07%	68
Operating Supplies	-	1,698	0.00%	1,698
Op Supplies - Uniforms	3,000	3,136	104.53%	-
Total Food and Beverages	822,148	679,414	82.64%	62,503
<u>Debt Service</u>				
ProfServ-Trustee Fees	7,004	7,004	100.00%	-
Principal Debt Retirement A-1	80,000	80,000	100.00%	-
Principal Debt Retirement A-2	5,000	5,000	100.00%	-
Interest Expense Series A-1	136,653	136,653	100.00%	-
Interest Expense Series A-2	16,250	16,250	100.00%	-
Total Debt Service	244,907	244,907	100.00%	-
<u>Reserves</u>				
Improvements - Building	183,000	269,124	147.06%	18,029
Total Reserves	183,000	269,124	147.06%	18,029
TOTAL OPERATING EXPENSES & RESERVES	4,316,873	3,726,292	86.32%	344,783
Operating income (loss)	37,059	251,329	678.19%	10,997
Change in net assets	\$ 37,059	\$ 251,329	678.19%	\$ 10,997
TOTAL NET ASSETS, BEGINNING (OCT 1, 2022)	(50,884)	(50,884)		
TOTAL NET ASSETS, ENDING	\$ (13,825)	\$ 200,445		

GOLDEN LAKES

Community Development District

Golf Course Reserve Fund

Statement of Revenues, Expenses and Changes in Net Assets
For the Period Ending June 30, 2023

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	YTD ACTUAL AS A % OF ADOPTED BUD	JUN-23 ACTUAL
<u>OPERATING REVENUES</u>				
Interest - Investments	\$ -	\$ -	0.00%	\$ -
Special Assmnts- Tax Collector	66,636	66,682	100.07%	878
Special Assmnts- Discounts	(2,665)	(2,502)	93.88%	-
TOTAL OPERATING REVENUES	63,971	64,180	100.33%	878
<u>OPERATING EXPENSES</u>				
<u>Personnel and Administration</u>				
ProfServ-Property Appraiser	666	-	0.00%	-
Misc-Assessment Collection Cost	1,333	1,284	96.32%	18
Total Personnel and Administration	1,999	1,284	64.23%	18
<u>Golf Course</u>				
R&M-Golf Course	61,972	-	0.00%	-
Total Golf Course	61,972	-	0.00%	-
TOTAL OPERATING EXPENSES	63,971	1,284	2.01%	18
Operating income (loss)	-	62,896	0.00%	860
Change in net assets	\$ -	\$ 62,896	0.00%	\$ 860
TOTAL NET ASSETS, BEGINNING (OCT 1, 2022)	263,143	263,143		
TOTAL NET ASSETS, ENDING	\$ 263,143	\$ 326,039		

GOLDEN LAKES
Community Development District

Supporting Schedules

June 30, 2023

GOLDEN LAKES
Community Development District

**Non Ad Valorem Special Assessments - Imperial Polk County Tax Collector
(Monthly Collection Distributions)
For the Fiscal Year Ending September 30, 2023**

Date Received	Net Amount Received	Discount / (Penalties) Amount	Collection Costs	Gross Amount Received	ALLOCATION BY FUND			
					General Fund Operations & Maintenance	General Fund Capital Improvement	Golf Course Reserve Fund	Enterprise Golf Fund 2017 A1 & A2
Assessments Levied FY 2023				\$ 1,263,075	\$ 865,120	\$ 64,105	\$ 66,636	\$ 267,214
Allocation %				100%	68%	5%	5%	21%
11/10/22	\$ 12,979	\$ 694	\$ 265	13,938	\$ 9,546	\$ 707	\$ 735	\$ 2,949
11/16/22	18,771	798	383	19,952	13,666	1,013	1,053	4,221
11/21/22	66,289	2,818	1,353	70,460	48,260	3,576	3,717	14,906
11/25/22	66,478	2,826	1,357	70,661	48,398	3,586	3,728	14,949
12/12/22	209,144	8,892	4,268	222,305	152,263	11,283	11,728	47,030
12/21/22	653,798	27,798	13,343	694,938	475,985	35,270	36,663	147,020
12/23/22	51,908	1,958	1,059	54,925	37,620	2,788	2,898	11,620
01/13/23	26,929	871	550	28,350	19,418	1,439	1,496	5,998
02/16/23	24,730	574	505	25,808	17,677	1,310	1,362	5,460
03/17/23	12,705	145	259	13,109	8,979	665	692	2,773
04/11/23	30,729	58	569	31,356	21,477	1,591	1,654	6,634
04/11/23	(2,835) ²	-	-	(2,835)	(1,942)	(144)	(150)	(600)
05/11/23	4,235	-	86	4,322	2,960	219	228	914
06/16/23	1,404	-	29	1,433	981	73	76	303
06/29/23	14,905	-	304	15,209	10,417	772	802	3,218
TOTAL	\$ 1,192,167	\$ 47,432	\$ 24,330	\$ 1,263,930	\$ 865,705	\$ 64,148	\$ 66,682	\$ 267,394
% COLLECTED				100%	100%	100%	100%	100%
TOTAL OUTSTANDING				\$ (854)	\$ (585)	\$ (43)	\$ (45)	\$ (180)

Note:

- 1) The difference of \$2,295 for Collection costs is related to the excess fees received in Nov '21
- 2) The negative amount of (\$2,835) is an adjustment done by Polk County for the 04/11/23 collections.

GOLDEN LAKES
Community Development District

Cash and Investment Report
June 30, 2023

<u>ACCOUNT NAME</u>	<u>BANK NAME</u>	<u>INVESTMENT TYPE</u>	<u>MATURITY</u>	<u>YIELD</u>	<u>BALANCE</u>	
<u>GENERAL FUND</u>						
Operating Checking Account	SouthState Bank		n/a	0.00%	208,507	
Operating Checking Account	Valley Bank		n/a	4.75%	100,224	
					Checking Subtotal	308,732
Money Market Account	Valley Bank		n/a	4.75%	601,346	
Money Market Account	BankUnited		n/a	5.15%	561,859	
					Money Market Subtotal	1,163,205
Operating Account-Fund A	State Board of Administration		n/a	5.33%	5,066	
					GF Subtotal	1,477,003
<u>DEBT SERVICE FUNDS</u>						
<u>2021 Debt Service Fund</u>						
Series 2021 Reserve Fund	US Bank	Commercial Paper	n/a	5.15%	13,957	
Series 2021 Revenue Fund	US Bank	Commercial Paper	n/a	5.15%	157	
					DS Subtotal	14,114
<u>ENTERPRISE GOLF FUND</u>						
Operating Checking Account	Chase Bank		n/a	0.00%	569,509	
Cash on Hand / Petty & Cash Drawer	n/a		n/a	n/a	7,772	
Excess Revenue Fund	US Bank	Commercial Paper	n/a	5.15%	1,555	
Prepayment Fund (A-1)	US Bank	Commercial Paper	n/a	5.15%	3,919	
Reserve Fund (A-2)	US Bank	Commercial Paper	n/a	5.15%	12,275	
Revenue Fund	US Bank	Commercial Paper	n/a	5.15%	76,013	
					Enterprise Subtotal	671,043
					Grand Total	\$ 2,162,160

Golden Lakes CDD

Bank Reconciliation

Bank Account No. 5206 SOUTH STATE BANK GF
 Statement No. 06-23
 Statement Date 6/30/2023

G/L Balance (LCY)	208,507.29	Statement Balance	214,566.41
G/L Balance	208,507.29	Outstanding Deposits	0.00
Positive Adjustments	0.00		
	<hr/>	Subtotal	214,566.41
Subtotal	208,507.29	Outstanding Checks	6,059.12
Negative Adjustments	0.00	Differences	0.00
	<hr/>		
Ending G/L Balance	208,507.29	Ending Balance	208,507.29
Difference	0.00		

Posting Date	Document Type	Document No.	Description	Amount	Cleared Amount	Difference
Outstanding Checks						
6/29/2023	Payment	13355	ENPROVERA PROPERTY ADVISORS, LLC	3,700.00	0.00	3,700.00
6/29/2023	Payment	13356	FLORALAWN, INC.	330.12	0.00	330.12
6/29/2023	Payment	13357	GATE TECH INC.	1,746.00	0.00	1,746.00
6/30/2023	Payment	13358	POLK COUNTY SHERIFF'S OFFICE	283.00	0.00	283.00
Total Outstanding Checks.....				6,059.12		6,059.12

Golden Lakes CDD

Bank Reconciliation

Bank Account No. 0982 Valley National Bank - GF
Statement No. 06-23
Statement Date 6/30/2023

G/L Balance (LCY)	100,224.31	Statement Balance	100,224.31
G/L Balance	100,224.31	Outstanding Deposits	0.00
Positive Adjustments	0.00		
	<hr/>	Subtotal	100,224.31
Subtotal	100,224.31	Outstanding Checks	0.00
Negative Adjustments	0.00	Differences	0.00
	<hr/>		
Ending G/L Balance	100,224.31	Ending Balance	100,224.31
Difference	0.00		

Posting Date	Document Type	Document No.	Description	Amount	Cleared Amount	Difference
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Section 7

District Counsel's Report

**Section 7B
Consideration of
Resolution 2023-07,
Authorizing Exchange of
Properties**

RESOLUTION 2023-07**A RESOLUTION OF THE GOLDEN LAKES COMMUNITY DEVELOPMENT DISTRICT, DECLARING CERTAIN PROPERTY AS SURPLUS AND AUTHORIZING THE DISTRICT TO CONVEY SAID PROPERTY IN EXCHANGE FOR OTHER PARCELS ADJACENT TO GOLF COURSE AND AUTHORIZING EXECUTION ALL DEEDS, INSTRUMENTS, AND AGREEMENTS NEEDED TO EFFECTUATE THE EXCHANGE, AND ESTABLISHING AN EFFECTIVE DATE.**

WHEREAS, the District was established by ordinance adopted by the Board of County Commissioners in and for Polk County, Florida, pursuant to the Uniform Community Development District Act of 1980, Chapter 190, *Florida Statutes*, as amended (the "Act"), and is validly existing under the Constitution and laws of the State of Florida; and

WHEREAS, the Act authorizes the District to acquire and hold real estate and to convey real estate when in the District's interests; and

WHEREAS, the District entered into a purchase agreement under which it acquired the Club at Eaglebrooke, including a golf course ("Golf Course") and associated improvements and amenities, and the District acquired said properties by Special Warranty Deed dated March 29, 2017; and

WHEREAS, the Golf Course was developed as parcels which were left over after the developer platted and developed residential subdivisions around the Golf Course; and

WHEREAS, subsequent to the acquisition of the Golf Course the District has learned that the establishment of boundaries between the residential properties and the Golf Course was imprecise; and

WHEREAS, the District has learned that certain parcels of land bordering the Golf Course were left in the ownership of a prior developer, Eaglebrooke North Properties, Inc. ("ENP"), creating potential gaps and gores in the Golf Course boundary, and ENP is willing to convey those parcels to the District without compensation; and

WHEREAS, the District has received a request from a resident, Kenneth J. Holmes ("Holmes"), who has informed the District that the lot he was conveyed by the former owner of the Golf Course was designed in a way that did not allow him to include a pool due to its unusual shape and features; and

WHEREAS, Holmes has requested that the District, as the current owner of the Golf Course, alter the boundaries of his lot that were established by the former Golf Course owner in a manner shown in Exhibit "A" hereto; and

WHEREAS, the District’s Board of Supervisors desires to acquire the ENP gap parcels depicted on Exhibits “B,” “C,” and “D” (the “Gap Parcels”) and to convey a strip of additional property to Holmes to accommodate his request and, as such, to effectuate an exchange of the Exhibit “A” property for the Gap Parcels (the “Exchange”) ; and

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE GOLDEN LAKES COMMUNITY DEVELOPMENT DISTRICT:

1. The above recitals are true and correct and are incorporated herein.
2. The District declares that the parcel depicted in Exhibit “A” is surplus property that adds no value to the District or to the Golf Course and creates maintenance difficulties due to the manner in which the prior owner of the Golf Course created the boundary.
3. The Board finds that the value of the Gap Parcels equal or exceed the value of the parcel in Exhibit “A” and that the Gap Parcels contain more land than the Exhibit “A” parcel.
4. The Board approves the Exchange in which it will receive the Gap Parcels and will convey the Exhibit “A” parcel to Holmes. To consummate the Transaction, the District Counsel is hereby authorized to draft and provide quit claim deeds (the “Exchange Deeds”) disclaiming and conveying any ownership it may have in the property described in Exhibit “A” to Holmes and to acquire from ENP the Gap Parcels.
5. Upon the District Counsel’s satisfaction with and approval of the Exchange Deeds and any other instruments, and agreements to be executed in connection therewith, the Chairman or Vice-Chairman of the Board of Supervisors is authorized to execute the Exchange Deeds and each approved instrument, and agreement necessary to consummate the Exchange. This paragraph is to be liberally construed to grant and delegate to the Chairman those powers necessary to implement the Exchange.
6. This Resolution shall take effect immediately upon its adoption.

Introduced, considered favorably, and adopted this 7th day of August, 2023.

ATTEST:

GOLDEN LAKES COMMUNITY DEVELOPMENT DISTRICT

Assistant Secretary

By: _____

Its: _____

Exhibit "B"

DESCRIPTION: (New Parcel)

A parcel of land being a portion of the Southeast 1/4 of Section 19, Township 29 South, Range 24 East, Polk County, Florida, also being part of a vacated 50 foot wide railroad right-of-way, being described as follows:

Commence at the Southwest corner of Lot 22 of Eaglebrooke North, as recorded in Plat Book 134, Pages 11-13, Public Records of Polk County, Florida, said point also being on the North line of the Southeast Quarter of the Southeast Quarter of said Section 19, for the Point of Beginning, thence South 28°19'46" East, along the southeasterly extension of the westerly line of said Lot 22, a distance of 12.39 feet to the centerline of said vacated railroad right-of-way; thence South 59°51'00" East, along said centerline. 237.50 feet to the southeast corner of a parcel described in Official Records Book 11045, Page 531, also being a point on the westerly line of a parcel described in Official Records Book 10180, Page 2117, all recorded in the Public Records of Polk County, Florida; thence South 05°41'20" West, along said westerly line, 16.30 feet to a point on a line that is parallel with and 40.00 feet, measured perpendicularly to the Northerly right-of way line of said vacated railroad right-of-way; thence South 59°51'00" East, along said line, 360.87 feet to the east line of aforesaid Section 19; thence South 00°38'47" East, along said east line, 11.84 feet to the southerly line of aforesaid vacated 50 foot wide railroad right-of-way; thence North 59°51'00" West, along said southerly line, 675.72 feet, to said north line of the Southeast Quarter of the Southeast Quarter of said Section 19; thence North 89°53'36" East, along said north line, 62.48 feet to the Point of Beginning. Said parcel containing 10905 square feet, more or less.

SURVEY NOTES:

- 1) This is not a boundary survey.
- 2) Bearings based on the southerly line of EAGLEBROOKE NORTH, as recorded in Plat Book 134, Pages 11-13, Public Records of Polk County, Florida, being North 89°53'36" East.


April 4, 2023
Date of Survey

Digitally signed by Robert F DuBois
Date: 2023.04.04 08:31:26 -04'00'

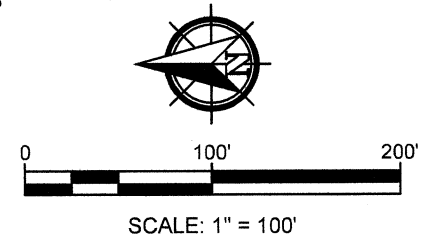
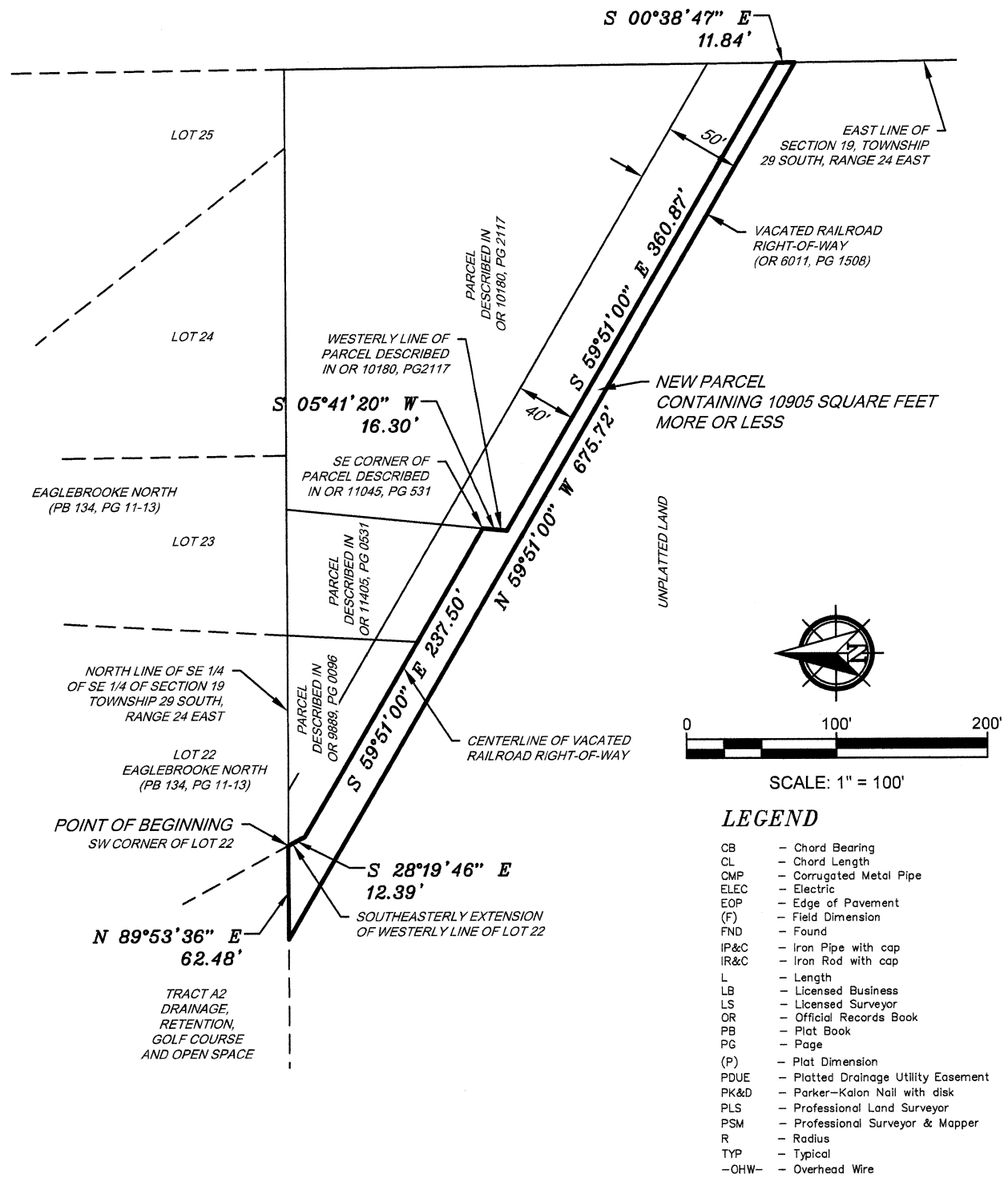
ROBERT F. DuBOIS, PSM
Florida License No. LS5293
PENNONI ASSOCIATES INC.
Florida License No. LB8126

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U:\ACCOUNTS\GLCDD\GLCDD2001 - GLCDD 2023 ANNUAL SERVICES\DESIGN\SECURE\2023.03.24 - LEGAL DESCRIPTIONS\PRODUCTION\GLCDD2001-ANN-LEGALS.DWG - PLOTTED: 4/4/2023 7:12:58 AM BY SCOTT SEIBERT PLOTSTYLE: PENNONI NCS.STB, PROJECT STATUS: --

 <p>PENNONI ASSOCIATES INC. 401 Third Street SW Winter Haven, FL 33880 T 863.324.1112 F 863.294.6185</p>	<p>ALL DOCUMENTS PREPARED BY PENNONI ASSOCIATES ARE INSTRUMENTS OF SERVICE IN RESPECT OF THE PROJECT. THEY ARE NOT INTENDED OR REPRESENTED TO BE SUITABLE FOR REUSE BY OWNER OR OTHERS ON THE EXTENSIONS OF THE PROJECT OR ON ANY OTHER PROJECT. ANY REUSE WITHOUT WRITTEN VERIFICATION OR ADAPTATION BY PENNONI ASSOCIATES FOR THE SPECIFIC PURPOSE INTENDED WILL BE AT OWNERS SOLE RISK AND WITHOUT LIABILITY OR LEGAL EXPOSURE TO PENNONI ASSOCIATES; AND OWNER SHALL INDEMNIFY AND HOLD HARMLESS PENNONI ASSOCIATES FROM ALL CLAIMS, DAMAGES, LOSSES AND EXPENSES ARISING OUT OF OR RESULTING THEREFROM.</p>	<p>PROJECT GLCDD22001</p>
	<p>EAGLE BROOKE DEVELOPMENT LAKELAND, FL SE 1/4 OF SECTION 19, TOWNSHIP 29 SOUTH, RANGE 24 EAST, POLK COUNTY, FL</p>	<p>DATE 2023-04-04</p>
	<p>LEGAL DESCRIPTION</p> <p>GOLDEN LAKES COMMUNITY DEVELOPMENT DISTRICT 313 CAMPUS STREET CELEBRATION, FL 34747</p>	<p>DRAWING SCALE 1"=100'</p> <p>DRAWN BY LSS</p> <p>APPROVED BY RFD</p>
	<p>V-DESC3</p> <p>SHEET 1 OF 2</p>	

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LEGEND

- CB - Chord Bearing
- CL - Chord Length
- CMP - Corrugated Metal Pipe
- ELEC - Electric
- EOP - Edge of Pavement
- (F) - Field Dimension
- FND - Found
- IP&C - Iron Pipe with cap
- IR&C - Iron Rod with cap
- L - Length
- LB - Licensed Business
- LS - Licensed Surveyor
- OR - Official Records Book
- PB - Plat Book
- PG - Page
- (P) - Plat Dimension
- PDUE - Platted Drainage Utility Easement
- PK&D - Parker-Kalon Nail with disk
- PLS - Professional Land Surveyor
- PSM - Professional Surveyor & Mapper
- R - Radius
- TYP - Typical
- OHW- - Overhead Wire



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EAGLE BROOKE DEVELOPMENT
 LAKELAND, FL
 SE 1/4 OF SECTION 19, TOWNSHIP 29 SOUTH, RANGE 24 EAST, POLK COUNTY, FL

LEGAL DESCRIPTION
 GOLDEN LAKES COMMUNITY DEVELOPMENT DISTRICT
 313 CAMPUS STREET
 CELEBRATION, FL 34747

PROJECT **GLCDD22001**

DATE **2023-04-04**

DRAWING SCALE **1"=100'**

DRAWN BY **LSS**

APPROVED BY **RFD**

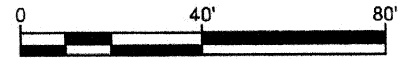
V-DESC3

SHEET 2 OF 2

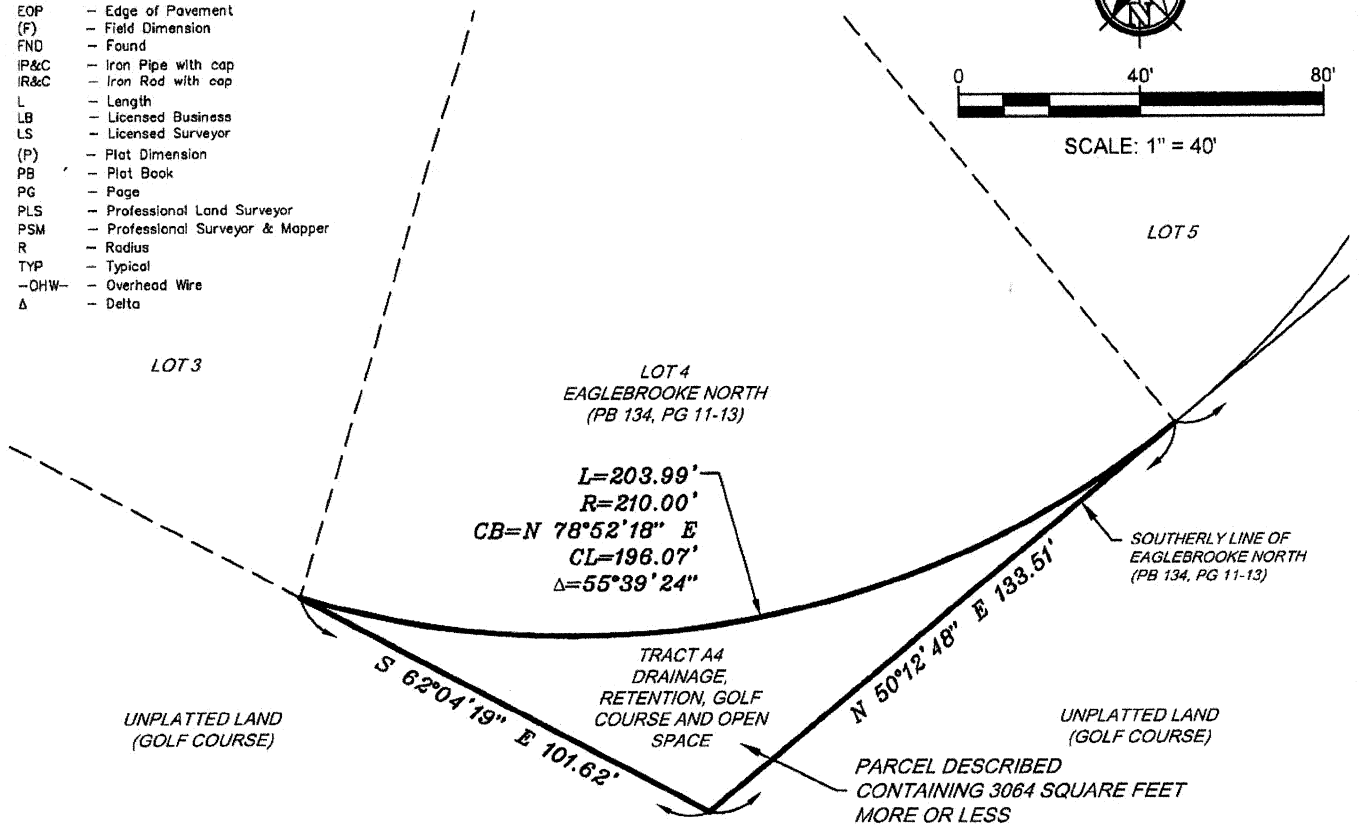
Exhibit "C"

LEGEND

- CB -- Chord Bearing
- CL -- Chord Length
- CMP -- Corrugated Metal Pipe
- ELEC -- Electric
- EOP -- Edge of Pavement
- (F) -- Field Dimension
- FND -- Found
- IP&C -- Iron Pipe with cap
- IR&C -- Iron Rod with cap
- L -- Length
- LB -- Licensed Business
- LS -- Licensed Surveyor
- (P) -- Plot Dimension
- PB -- Plot Book
- PG -- Page
- PLS -- Professional Land Surveyor
- PSM -- Professional Surveyor & Mapper
- R -- Radius
- TYP -- Typical
- DHW- -- Overhead Wire
- Δ -- Delta



SCALE: 1" = 40'



DESCRIPTION: (Tract A4)

Tract A4, EAGLEBROOKE NORTH, as recorded in Plat Book 134, Pages 11-13, Public Records of Polk County, Florida.

SURVEY NOTES:

- 1) This is not a boundary survey.
- 2) Bearings based on the southerly line of EAGLEBROOKE NORTH, as recorded in Plat Book 134, Pages 11-13, Public Records of Polk County, Florida, being North 50°12'48" East.

April 4, 2023
Date of Survey

Robert F DuBois Digitally signed by Robert F DuBois
Date: 2023.04.04 08:28:11 -0400

ROBERT F. DuBOIS, PSM
Florida License No. LS5293
PENNONI ASSOCIATES INC.
Florida License No. LB8126

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EAGLE BROOKE DEVELOPMENT
LAKELAND, FL
SE 1/4 OF SECTION 19, TOWNSHIP 29 SOUTH, RANGE 24 EAST, POLK COUNTY, FL

LEGAL DESCRIPTION

GOLDEN LAKES COMMUNITY DEVELOPMENT DISTRICT
313 CAMPUS STREET
CELEBRATION, FL 34747

PROJECT	GLCDD22001
DATE	2023-04-04
DRAWING SCALE	1"=40'
DRAWN BY	LSS
APPROVED BY	RFD

V-DESC1

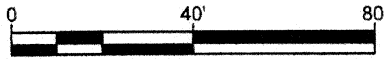
SHEET 1 OF 1

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LEGEND

- CB - Chord Bearing
- CL - Chord Length
- CMP - Corrugated Metal Pipe
- ELEC - Electric
- EOP - Edge of Pavement
- (F) - Field Dimension
- FND - Found
- IP&C - Iron Pipe with cap
- IR&C - Iron Rod with cap
- L - Length
- LB - Licensed Business
- LS - Licensed Surveyor
- (P) - Plat Dimension
- PB - Plat Book
- PG - Page
- PLS - Professional Land Surveyor
- PSM - Professional Surveyor & Mapper
- R - Radius
- TYP - Typical
- OHW- - Overhead Wire
- Δ - Delta

Exhibit "D"



SCALE: 1" = 40'

PARCEL DESCRIBED
CONTAINING 1869 SQUARE FEET
MORE OR LESS
LOT 5

L=168.16'
R=210.00'
CB=N 28°06'15" E
CL=163.70'
Δ=45°52'45"

TRACT A5
DRAINAGE,
RETENTION,
GOLF COURSE
AND OPEN SPACE

LOT 4
EAGLEBROOKE NORTH
PB 134, PG 11-13

UNPLATTED LAND
(GOLF COURSE)

UNPLATTED LAND
(GOLF COURSE)

DESCRIPTION: (Tract A5)

Tract A5, EAGLEBROOKE NORTH, as recorded in Plat Book 134, Pages 11-13, Public Records of Polk County, Florida.

SURVEY NOTES:

- 1) This is not a boundary survey.
- 2) Bearings based on the southerly line of EAGLEBROOKE NORTH, as recorded in Plat Book 134, Pages 11-13, Public Records of Polk County, Florida, being North 50°12'48" East.

April 4, 2023

Date of Survey

Robert F DuBois
Digitally signed by Robert F DuBois
Date: 2023.04.04 08:29:25 -0400

ROBERT F. DuBOIS, PSM
Florida License No. LS5293
PENNONI ASSOCIATES INC.
Florida License No. LB8126

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EAGLE BROOKE DEVELOPMENT
LAKELAND, FL
SE 1/4 OF SECTION 19, TOWNSHIP 29 SOUTH, RANGE 24 EAST, POLK COUNTY, FL

LEGAL DESCRIPTION

GOLDEN LAKES COMMUNITY DEVELOPMENT DISTRICT
313 CAMPUS STREET
CELEBRATION, FL 34747

PROJECT	GLCDD22001
DATE	2023-04-04
DRAWING SCALE	1"=40'
DRAWN BY	LS5
APPROVED BY	RFD

V-DESC2

SHEET 1 OF 1

L:\ACCOUNTS\GLCDD\GLCDD22001 - GLCDD 2023 ANNUAL SERVICES\DESIGN\SECURE\2023.03.24 - LEGAL DESCRIPTION\PRODUCTION\GLCDD22001-VW-LEGALS.DWG PLOTTED: 4/4/2023 7:12:35 AM BY: SCOTT SEIBERT PLOTSTYLE: PENNONI.NCS.STB, PROJECT STATUS: ---

Exhibit "A"

DESCRIPTION: (New Parcel)

A parcel of land being a portion of Lot 57, WHISPER WOODS AT EAGLEBROOK, as recorded in Plat Book 118, Pages 38-39, Public Records of Polk County, Florida, and a portion of the Northeast 1/4 and Southeast 1/4 of Section 30, Township 29 South, Range 24 East, Polk County Florida, being described as follows:

Commence at the northwest corner of Lot 52 of said WHISPER WOODS AT EAGLEBROOKE, for the Point of Beginning, said point being the common corner to Lot 52, 53, 56 and 57; thence North 07°40'15" West, 92.00 feet; thence North 75°35'24" West, 88.00 feet, to a point on the southerly right-of-way line of Whisper Woods Way, as shown on said WHISPER WOODS AT EAGLEBROOKE, said point being on a non-tangent curve to the left, having a radius of 220.00 feet, central angle of 13°01'19", chord bearing of North 16°25'54" East, and a chord distance of 49.89 feet; thence Northeasterly along the arc of said curve and said right-of-way line, 50.00 feet to the northwesternmost corner of said Lot 57; thence South 76°20'34" East, 228.29 feet; thence South 21°40'28" West, 55.23 feet; thence South 16°35'59" West, 29.10 feet; thence South 00°28'41" East, 23.63 feet to the northeast corner of aforesaid Lot 52; thence South 87°49'11" West, along the north line of said Lot 52, a distance of 110.00 feet to the Point of Beginning. Said parcel containing 20109 square feet, more or less.

SURVEY NOTES:

- 1) This is not a boundary survey.
- 2) Bearings based on the northerly line of WHISPER WOODS AT EAGLEBROOKE, as recorded in Plat Book 118, Pages 38-39, Public Records of Polk County, Florida, being North 87°49'11" East.

April 4, 2023
Date of Survey

Robert F DuBois Digitally signed by Robert F DuBois
Date: 2023.04.04 08:30:35 -0400

ROBERT F. DuBOIS, PSM
Florida License No. LS5293
PENNONI ASSOCIATES INC.
Florida License No. LB8126

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Winter Haven, FL 33880
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EAGLE BROOKE DEVELOPMENT
LAKELAND, FL
NE 1/4 AND SE 1/4 OF SECTION 30, TOWNSHIP 29 SOUTH, RANGE 24 EAST,
POLK COUNTY, FL

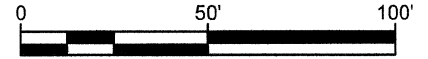
LEGAL DESCRIPTION

GOLDEN LAKES COMMUNITY DEVELOPMENT DISTRICT
313 CAMPUS STREET
CELEBRATION, FL 34747

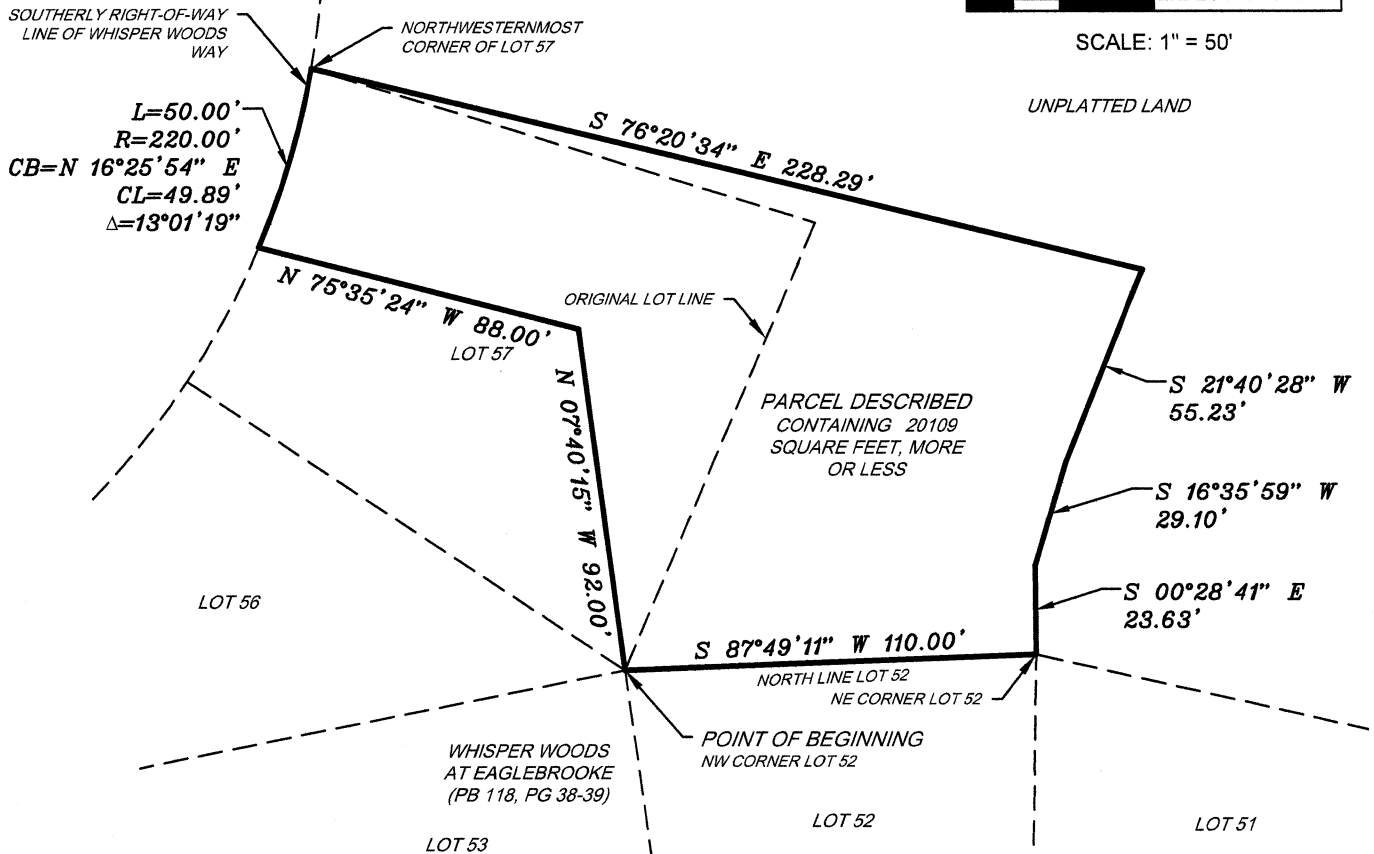
PROJECT	GLCDD22001
DATE	2023-04-04
DRAWING SCALE	1"=50'
DRAWN BY	LSS
APPROVED BY	RFD

V-DESC4
SHEET 1 OF 2

U:\ACCOUNTS\GLCDD\2023\ANNUAL SERVICES\DESIGN\SECURE\2023.03.24 - LEGAL DESCRIPTION\PRODUCTION\GLCDD22001\WH-LEGAL.S.DWG PLOTTED: 4/2/2023 7:13:06 AM, BY: SCOTT SEBERT PLOTSTYLE: PENNONI.NCS.STB, PROJECT STATUS: ---



SCALE: 1" = 50'



LEGEND

- | | | | |
|-------|-------------------------------------|--|--------------------------|
| CB | - Chord Bearing | | - Asphalt Area |
| CL | - Chord Length | | - Cleanout |
| CMP | - Corrugated Metal Pipe | | - Delta |
| ELEC | - Electric | | - Electric Pedestal |
| EOP | - Edge of Pavement | | - Fire Hydrant |
| (F) | - Field Dimension | | - Guy Anchor |
| FND | - Found | | - Iron Rod (IR) |
| IP&C | - Iron Pipe with cap | | - Mailbox |
| IR&C | - Iron Rod with cap | | - Nail and Disk (N&D) |
| L | - Length | | - Manhole |
| LB | - Licensed Business | | - Telephone Junction Box |
| LS | - Licensed Surveyor | | - Water Meter |
| (P) | - Plat Dimension | | - Wood Utility Pole |
| PDUE | - Platted Drainage Utility Easement | | |
| PK&D | - Parker-Kalon Nail with disk | | |
| PLS | - Professional Land Surveyor | | |
| PSM | - Professional Surveyor & Mapper | | |
| R | - Radius | | |
| TYP | - Typical | | |
| -OHW- | - Overhead Wire | | |

 PENNONI ASSOCIATES INC. 401 Third Street SW Winter Haven, FL 33880 T 863.324.1112 F 863.294.6185	ALL DOCUMENTS PREPARED BY PENNONI ASSOCIATES ARE INSTRUMENTS OF SERVICE IN RESPECT OF THE PROJECT. THEY ARE NOT INTENDED OR REPRESENTED TO BE SUITABLE FOR REUSE BY OWNER OR OTHERS ON THE EXTENSIONS OF THE PROJECT OR ON ANY OTHER PROJECT. ANY REUSE WITHOUT WRITTEN VERIFICATION OR ADAPTATION BY PENNONI ASSOCIATES FOR THE SPECIFIC PURPOSE INTENDED WILL BE AT OWNERS SOLE RISK AND WITHOUT LIABILITY OR LEGAL EXPOSURE TO PENNONI ASSOCIATES; AND OWNER SHALL INDEMNIFY AND HOLD HARMLESS PENNONI ASSOCIATES FROM ALL CLAIMS, DAMAGES, LOSSES AND EXPENSES ARISING OUT OF OR RESULTING THEREFROM.	PROJECT GLCDD22001 DATE 2023-04-04 DRAWING SCALE 1"=50'
	EAGLE BROOKE DEVELOPMENT LAKELAND, FL NE 1/4 AND SE 1/4 OF SECTION 30, TOWNSHIP 29 SOUTH, RANGE 24 EAST, POLK COUNTY, FL	DRAWN BY LSS APPROVED BY RFD
	LEGAL DESCRIPTION GOLDEN LAKES COMMUNITY DEVELOPMENT DISTRICT 313 CAMPUS STREET CELEBRATION, FL 34747	V-DESC4 SHEET 2 OF 2

Section 8 District Engineer's Report

Section 8A Engineer's Report

MEMORANDUM

To: Golden Lakes Community Development District Board of Supervisors

From: Steven C. Shealey, PE, District Engineer

Re: August 2023 Engineer's Report

Date: July 25, 2023

Gentlemen,

The following is an update on ongoing activities and issues related to the District since your last meeting.

1. Pond A1 Permanent Repairs:
 - a. We received notice on May 8, 2023, that the State had sent the project to FEMA with a recommendation for approval. They indicated that we should get a response by the end of May awarding the Phase II grant for construction. An email dated July 24, 2023 from the FDEM Project Manager indicated that we should receive the draft agreement for the construction phase by mid-August. The Phase 1 modification agreement we discussed at the last meeting was signed and returned to FDEM. The Phase 2 agreement will give us a time extension to August 2025, to complete the construction. We hope to have the Phase 2 agreement in hand and ready for Board approval at the October meeting. We can start the bidding process prior to the October meeting as long as the contracts are not signed until after the Phase 2 agreement is fully executed.
 - b. We updated the reimbursement request with the Pennoni invoices and provided additional requested documentation in early July. The District should soon receive payment in the amount of \$25,201.65 (75% of the \$33,077.16 billed on those invoices). We received an email from FDEM on July 24, 2023, that the payment has been approved and the payment warrant has been issued.
2. Hurricane Ian Response: We met onsite with FEMA reps on May 16, 2023, but the meeting was cut short because they did not understand the scope of the work. We were asked to provide them with detailed data by structure and pipe segment and photos to facilitate a desktop analysis of the requested work. That effort was submitted as requested.

- a. Storm System Evaluation for Debris – After Hurricane Ian, the Board asked that we inspect the storm system for damages and/or debris because of the Hurricane. Following a meeting with the State we prepared a scope of work and sent it our form proposals. We have received three proposals with costs of \$99,803, \$174,830 and \$185,825 (attached for your review). The lowest cost proposal of \$99,803 is non-responsive as the omitted about half of the work from their cost proposal and included as excluded items. Gabe has been handling this issue and will need to provide an update.
 - b. Cascades Court Wall – We still have been unable to get a contractor to look at these walls.
3. Clearpointe Wall Sidewalk Issue – After the last meeting we prepared plans for the installation of several concrete pads to drain water from the sidewalk to the gutter at the low spots along the sidewalk. These plans were provided to JoAnna and Gabe to get quotes from the concrete contractors they have been using for sidewalk repairs.
4. Reflections Loop Depression – The depression next to the sanitary manhole in front of 1020 Reflections Lake Loop has returned but in a different location just west of the previous repair. The previous repair was well done, and soils were well compacted as they were replaced. We strongly believe that there is either an issue with the sanitary sewer piping at this location or even worse, some type of sinkhole activity. We recommend that a geotechnical firm be hired to core drill through the pavement adjacent to this manhole to evaluate the latter possibility. We are still discussing the Geotech investigation with several firms but hope to have a proposal soon.
5. 7128 Lake Eaglebrooke Way Drainage Complaint – In June we were asked to investigate a drainage complaint behind 7128 Lake Eaglebrooke Way (adjacent to the clubhouse and parking lot). Attached is our report on that complaint.
6. Preserves Wet Pond Maintenance – For some time, the CDD has contracted with Aquatic Weed Control Inc for monthly spraying/maintenance of the wet pond in the Preserves. My staff and I have been following up on their visits and the pond is getting worse than it was before they started work. In my work for another client I have had the opportunity to observe the work of another Contractor (Amphibious Aquatics) that provides these services and I asked him to visit the pond with me and give me his impressions. He indicated that the current contractor is doing less than the bare minimum needed to keep this pond in proper shape. At this point the pond is overgrown and needs significant work.



I asked the owner of Amphibious Aquatics for his suggestions and a proposal. He recommended an initial treatment to knock down the overgrowth in the pond. (Once that is complete, we may want to consider hiring a different contractor to “dredge” the organics from the pond bottom to restore the ponds capacity – he doesn’t do that work). He would then perform maintenance spraying on a monthly basis. His proposal is attached for your consideration. The monthly cost is a bit higher than the current cost of \$149 per month.

Action Requested: We need a motion approved by the Board to approve the proposal from Amphibious Aquatics to perform an initial treatment at a cost of \$1,500 and monthly treatments thereafter for a period of two years at a cost of \$200 per month, authorize the CDD Attorney to prepare a contract to include this proposal and authorize the Board Chair to sign the contract.

7. Oil Leaks – The original oil/hydraulic fluid leaks have still not been cleaned to our satisfaction and we were made aware last week of another instance of a truck leaking oil/hydraulic fluid on the streets in the community (July 21, 2023). We have documented these leaks with photos and have sent a report to Scott (attached).
8. Pond A1 Clearing – At the last meeting, the Board authorized the clearing of undergrowth in Pond A1. We have inspected this work and it was well done. We have documented the work with photos.

9. Contract Update – In keeping with past years, we are working under an annual contract that specified an estimated maximum cost of \$25,000. With all that has gone on this year (Ian response, multiple oil leaks to review and document, extra effort related to the Pond A1 grant, and a number of other unexpected issues), we have exceeded the original \$25,000 estimate and expect our total fees this year to be closer to \$45,000.00. Attached for your consideration is our proposal GLCDD23001 for general engineering services for fiscal year 23\24. You will note that we have increased the estimated total fees for this fiscal year to \$35,000.00.

Action Requested: We need a motion approved by the Board to authorize the Chair to execute Pennoni proposal GLCDD23001P upon review and approval by the CDD's Attorney.

Attachment 1

7128 Lake Eaglebrooke Way Drainage Complaint Report

MEMORANDUM

**To: Gabriel Mena, District Manager
Scott Clark, District Attorney**

From: Steven C. Shealey, PE, District Engineer

Re: 7128 Lake Eaglebrooke Way Drainage Complaint Report

Date: February 21, 2023

Gentlemen,

On June 14, 2023, Ryan Roberts forwarded me a complaint from Sherry Hammond at 7128 Lake Eaglebrooke Way. Her complaint was that stormwater running off the Clubhouse and Clubhouse parking area was flooding her “sunroom” on the back of her home. I had my staff visit the area and send me photos and then performed a site visit myself yesterday afternoon. Provided below is a Property Appraiser Aerial map marked up to show the drainage in this area. The photos taken during the initial visit are also provided below.

The “sunroom” at the back of Ms. Hammonds home was built on a concrete slab that prior to January of 2014 was a screened patio. She has surrounded this patio with a stone curbing that prevents water from flowing off the patio during rainfall events. Her home does have gutters, but it is unclear where they drain out. This “sunroom” is not part of the home and, as a former patio, would be expected to get flooded during rainfall events.

The aerial photo is marked up with yellow arrows showing the direction of runoff. The parking area is curbed and runoff from the parking lot and the front portion of the Clubhouse is directed to inlets that drain directly to the lake. Absolutely no runoff from the parking lot is draining into her property. The rear portion of the clubhouse has gutters and downspouts that direct the runoff to what was, at one time, a shallow swale that flows to an inlet northwest of the Clubhouse and then directly to the lake. Although this swale has lost its definition, there is enough downhill grade from Ms. Hammonds home toward the lake that I am confident no runoff from the clubhouse can reach her property. The grassy areas west and south of the Clubhouse and parking areas do flow toward the northwest and north and could create some minor issues on her patio.

It is my professional opinion that the runoff from the grassy areas may be creating some flooding of her patio area but that it is minimal compared to the runoff from her and her upstream neighbors’ roofs and that this is working as it was intended in the original design. Whoever converted the screened patio into a sunroom should have raised the concrete slab to the same elevation as the home if they were concerned about flooding.



Clubhouse Side of Hedge Facing South



Clubhouse Side of Hedge Facing North



Back of 7128 Lake Eaglebrooke Way



Side Yard of 7128 Lake Eaglebrooke Way

U:\Accounts\GLCDD\GLCDD22001 - GLCDD 2023 Annual Services\DELIVERABLES\Pavement Completion Memo.docx

Attachment 2

Amphibious Aquatics Proposal

AMPHIBIOUS AQUATICS

Benjamin N. Selser
2108 Autumn Leaf Lane, SE
Winter Haven, FL 33884
(863) 287-9517

July 6, 2023

Mr. Shealey
sshealey@pennoni.com
863-698-3226 cell

Re: Aquatic Weed Control Bid for emergent weeds in Eaglebrooke community pond

Dear Mr. Shealy:

The following is a bid for initial emergent aquatic weed control of one (1) retention pond. The initial treatment should be completed in one (1) application but may include one (1) follow-up (touch-up) application, if needed.

The monthly maintenance for the pond will occur once every month, as needed.

INITIAL EMERGENT TXMT.....\$1500.00

MONTHLY MAINTENANCE \$200/mo (billed quarterly).....\$600.00/quarter

Any algae or submergent vegetation treatments would be at an additional cost based upon the species identified and herbicides needed to neutralize their growth.

Mr. Shealey, I appreciate the opportunity to work with you and the Eaglebrooke community. If there are any questions or suggestions regarding this bid, please do not hesitate to call me at 863-287-9517.

Sincerely,

Ben Selser



Attachment 3

July 2023 Oil Leak Report

MEMORANDUM

To: Scott Clark, District Attorney

From: Steven C. Shealey, PE, District Engineer

Re: July Oil Leak Report

Date: July 25, 2023

Scott,

On July 21, 2023, Gabe received an email from a resident documenting another instance of a County Contractor leaking hydraulic fluid on the streets in the community. Gabe immediately reached out to me, and we had an Inspector ride the roads yesterday to take photos of the new leaks. His camera died before he could finish but the leaks were spread throughout the community. He was able to get a photo of another County contractor's truck in the community yesterday that had a significant hydraulic leak. Below are the photos taken yesterday.

I have directed my staff to go back out and video every street individually to fully document this issue.































Attachment 4

Pennoni FY 23/24 Fiscal Year General Services Proposal

July 25, 2023

GLCDD23001P

Mr. Gabriel Mena, District Manager
Golden Lakes Community Development District
313 Campus Street
Celebration, Florida 34747

RE: CONTINUING ENGINEERING SERVICES FY 2023/2024 – GOLDEN LAKES CDD

Dear Mr. Mena,

Pursuant to the Board of Supervisors’ specific direction, Pennoni Associates Inc. will perform non-project specific miscellaneous engineering and surveying services for the District during the 2023/2024 fiscal year. Pennoni will invoice the District for these services on a time and expense basis in accordance with our Master Agreement for Consulting Engineering Services with an estimated not-to-exceed fee of \$35,000. Our fees for authorized services will be in accordance with our current Schedule of Hourly Rates and Reimbursable Costs (attached).

Please acknowledge your approval of this engagement letter for Fiscal Year 2023/2024 by having this letter signed by the appropriate authorized agent for the District and returned to us. We sincerely appreciate the opportunity to assist the Golden Lakes Community Development District with its ongoing engineering and surveying needs.

Sincerely,

PENNONI ASSOCIATES INC.



Steven C. Shealey
Senior Consultant



Brian Diehl, PE
Regional Vice President

ACCEPTED BY: _____

Signature

Date

Print Name and Title



PENNONI ASSOCIATES INC. GENERAL TERMS & CONDITIONS

1. Unless withdrawn sooner, proposals are valid for thirty (30) days.
2. The technical and pricing information in proposals is the confidential and proprietary property of Pennoni Associates Inc. ("Pennoni") or any Pennoni subsidiary or affiliate. Client agrees not to use or to disclose to third parties any technical or pricing information without Pennoni's written consent.
3. The agreement created by the Client's acceptance of a proposal and these Terms & Conditions is hereinafter referred to as the "Agreement." If a proposal is submitted to Client and Client fails to return a signed copy of the proposal but knowingly allows Pennoni to proceed with the services, then Client shall be deemed to have accepted the terms of the proposal and these General Terms & Conditions. If there is a conflict or inconsistency between any express term or condition in the proposal and these General Terms & Conditions, then the proposal shall take precedence. The proposal and these General Terms & Conditions constitute the entire Agreement, and supersede any previous agreement or understanding.
4. Payment is due upon receipt of invoices as submitted. If Client chooses to make any payment via major credit card, Client agrees to pay a 3% surcharge or 1.03 times the total amount invoiced. Client agrees to pay interest at the rate of 1½ percent per month on invoices that are more than 30 days past due. If an invoice is 30 or more days past due, then Pennoni may suspend services and refuse to release work on this Agreement or any other agreement between Client and Pennoni until Client has paid all amounts due. Unless Pennoni receives written notice of Client's dispute of an invoice within 30 days of the invoice date, the invoice will be presumed correct. If payment is not made in accordance with the Agreement, then Client agrees to pay reasonable costs and attorney's fees incurred by Pennoni to collect payment.
5. All drawings, sketches, specifications and other documents ("Documents") in any form, including electronic, prepared by Pennoni are instruments of Pennoni's services, and as such are and shall remain Pennoni's property. Upon payment in accordance with the Agreement, Client shall have the right to use and reproduce the Documents solely for the purposes of constructing, remediating, using or maintaining the project contemplated by the Agreement ("Project"). The Documents are prepared for use on this Project only, and are not appropriate for use on other projects, any additions or alterations of the Project, or completion of the Project by others. Client shall not use the Documents in violation of this paragraph without Pennoni's express written consent; and such use is at the Client's sole risk. Client agrees to indemnify, defend and hold harmless Pennoni from any claims, damages, losses, liabilities and expenses arising from such prohibited use.
6. The proposed fees and schedule constitute Pennoni's best estimate of the charges and time required to complete the Project. As the Project progresses, facts uncovered may dictate revisions in scope, schedule or fee. The hourly rate schedule for services provided on a time and material basis will be subject to increases annually.
7. Fee and schedule commitments will be subject to change for delays caused by Client's failure to provide specified facilities or information, or for delays caused by third parties, unpredictable occurrences or force majeure.
8. Where the method of payment is based on time and materials, Client agrees that the following will apply: The minimum time segment for charging work is one-quarter hour, except the minimum time segment for charging of field survey work is four (4) hours. Client reimbursable expenses include travel and living expenses of personnel when away from the home office on business connected with the Project; subcontractor and subconsultant costs; identifiable communications, mailing and reproduction costs; identifiable drafting and stenographic supplies; and expendable materials and supplies purchased specifically for the Project. A ten (10) percent administrative and handling charge will be added to client reimbursable expenses.
9. Client's termination of this Agreement will not be effective unless Client gives Pennoni seven (7) days prior written notice with accompanying reasons and details, and affords Pennoni an opportunity to respond. Where the method of payment is "Lump Sum," Client agrees that the final invoice will be based on services performed to the effective date of cancellation, plus an equitable adjustment to provide for costs Pennoni incurred for commitments made prior to cancellation. Where the method of payment is time and materials, Client agrees that the final invoice will include all services and direct expenses up to the effective date of cancellation plus an equitable adjustment to provide for costs Pennoni incurred for commitments made prior to cancellation.
10. Pennoni will maintain at its own expense Workman's Compensation insurance, Commercial General Liability insurance, and Professional Liability insurance.
11. Neither the Client nor Pennoni shall assign this Agreement without the written consent of the other.

12. Pennoni does not represent or warrant that any permit or approval will be issued by any governmental or regulatory body. Pennoni will endeavor to prepare applications for such permit or approval in conformance with applicable requirements; but, in view of the complexity of and the frequent changes in applicable rules and regulations and interpretations by the authorities, Pennoni cannot guarantee that any such application will be considered complete or will conform to all applicable requirements.
13. Pennoni will perform its work in accordance with generally accepted professional standards. THERE ARE NO OTHER WARRANTIES, EXPRESSED OR IMPLIED. This Agreement is solely for the benefit of the Client and its successors. There is no third-party beneficiary of this Agreement.
14. CLIENT AND PENNONI HAVE CONSIDERED THE RISKS AND REWARDS ASSOCIATED WITH THIS PROJECT, AS WELL AS PENNONI'S TOTAL FEE FOR SERVICES. CLIENT AGREES THAT, TO THE FULLEST EXTENT PERMITTED BY LAW, PENNONI'S TOTAL AGGREGATE LIABILITY (INCLUDING THE LIABILITY OF ITS OFFICERS, DIRECTORS, EMPLOYEES, AGENTS, SUBCONTRACTORS AND CONSULTANTS) TO THE CLIENT (AND ANYONE CLAIMING BY, THROUGH OR UNDER THE CLIENT) FOR ANY AND ALL INJURIES, CLAIMS, LOSSES, EXPENSES OR DAMAGES ARISING OUT OF THIS AGREEMENT FROM ANY CAUSE OR CAUSES IS LIMITED TO THE TOTAL FEE RECEIVED BY PENNONI UNDER THIS AGREEMENT OR \$50,000, WHICHEVER IS GREATER. SUCH CAUSES INCLUDE, BUT ARE NOT LIMITED TO, PENNONI'S NEGLIGENCE, ERRORS, OMISSIONS, STRICT LIABILITY, OR BREACH OF CONTRACT OR WARRANTY.

IN THE EVENT THE CLIENT IS UNABLE TO ACCEPT THE ABOVE LIMITATION OF LIABILITY, PENNONI AGREES TO INCREASE THE LIMITATION TO \$1,000,000 UPON ITS RECEIPT, PRIOR TO PERFORMING ANY SERVICES, OF CLIENT'S WRITTEN AGREEMENT TO PAY AN ADDITIONAL SUM OF NOT LESS THAN 10% OF THE TOTAL FEE UNDER THIS AGREEMENT OR \$1,000, WHICHEVER IS GREATER.

15. Client shall make no claim against Pennoni unless the Client first provides a written certification, executed by an independent design professional, specifying those acts or omissions which the independent design professional contends is a violation of generally accepted professional standards and upon which the claim will be premised. The independent design professional must be licensed to practice in the state where the Project is located and in the discipline related to the claim. Client agrees that the independent design professional's certification is a condition precedent to the Client's right to institute any judicial proceeding.
16. If required under the scope of services, Pennoni shall visit the Project site to become generally familiar with the progress and quality of the work for which Pennoni prepared contract documents, and Pennoni shall not make exhaustive or continuous onsite inspections. Pennoni's services do not include supervision or direction of the contractor's work. Observation by Pennoni field representatives shall not excuse the contractor for defects or omissions in its work. Pennoni shall not control construction means, methods, techniques, sequences, or procedures, and the contractor is solely responsible for all work on the Project, including safety of all persons and property.
17. If Client does not retain Pennoni to render construction phase services, then Client waives any claim it may have against Pennoni and agrees to indemnify, defend, and hold harmless Pennoni from any loss or liability, including attorneys fees and other defense costs, arising out of or related to the interpretation of Pennoni's plans and specifications, the review of shop drawings, the evaluation of contractor's request for change orders, or the failure to detect and correct obvious errors or omissions in Pennoni's plans and specifications.
18. Unless and until a court determines that Pennoni's preparation or approval of maps, drawings, opinions, reports, surveys, change orders, designs, specifications and/or Pennoni's giving or failure to give instructions is the primary cause of any damage, claim, loss or expenses, Client shall indemnify, defend and hold harmless Pennoni and its officers, employees and consultants from and against all damages, claims, losses or expenses, including reasonable attorneys fees and other costs of defense, arising out of this Agreement. In the event the Client is required to defend Pennoni under this paragraph, Pennoni shall have the right to select its attorneys.
19. Client agrees to pay reasonable expert witness fees if Pennoni or any of its employees is subpoenaed to testify as a fact or opinion witness in any court proceeding, arbitration, or mediation to which the Client is a party.
20. Unless otherwise provided in this proposal, Pennoni shall have no responsibility for the discovery, presence, handling, removal, or disposal of hazardous materials or underground structures at the Project site.
21. Client and Pennoni waive consequential damages arising out of this Agreement.
22. This Agreement shall be governed by the laws of the State of Florida.
23. Both Pennoni and Client agree to waive the right to subrogation for covered losses and each shall obtain similar waivers from Owner, subcontractors, property and casualty insurers, and any other party involved in this Project.

Section 8B Proposal for Limited Geotechnical Exploration

July 26, 2023

Golden Lakes Community Development District
210 N. University Drive, Suite 702
Coral Springs, FL 33071
C/O Pennoni

Attention: Mr. Steven Shealey
Sshealey@pennoni.com

Reference: **Proposal for Limited Geotechnical Exploration**
Roadway Settlement Investigation
1020 Reflections Lake Loop
Lakeland, Polk County
UES Proposal No.: 2031089
UES Opportunity No.: 0130.0723.00054

Dear Mr. Shealey:

As requested, UES is pleased to submit our proposal for a limited geotechnical exploration for the site above. Our understanding of this project, with our proposed scope of services and costs, is presented in the following paragraphs.

PROJECT DESCRIPTION

We understand that the roadway located at 1020 Reflections Lake Loop has been experiencing some continuous settlement. Based on information provided by the client, the depression has been backfilled multiple times and the county has inspected the system. No damage or issues were encountered during their investigation. At this time, UES has been requested to perform a limited exploration of the subject site in order to evaluate the on-site soil conditions. Supplemental exploration may be required based on the results of this limited exploration.

This proposal assumes that the test boring locations will need hand clearing in order to be readily accessible using an ATV-mounted drilling rig. We do not expect any hand clearing will be necessary and have not included an allowance for limited site clearing and difficult site access.

Our proposal does not include an allowance for horizontal and vertical survey control for the test boring locations. Our field crew will locate the test locations based upon estimated distances and relationships to obvious landmarks. Therefore, the test locations and depths should be considered accurate to the degree of the methodologies used.

UES will contact Sunshine State One Call (1-800-432-4770) for public utility clearance prior to the start of drilling activities. It is our experience that this service does not mark the locations of privately owned utilities. Our proposal requires that private utility lines and other subsurface appurtenances be located in the field by others prior to our mobilization. UES shall not be held responsible for service interruptions or damage to private utility lines or other buried structures. Further we have assumed that there are no major utility lines crossing the subject site and no existing septic systems in the vicinity of our borings. In the event they exist, please inform us

so that we may make arrangements for taking adequate precautions and locating the utilities on the site, prior to the drilling operations.

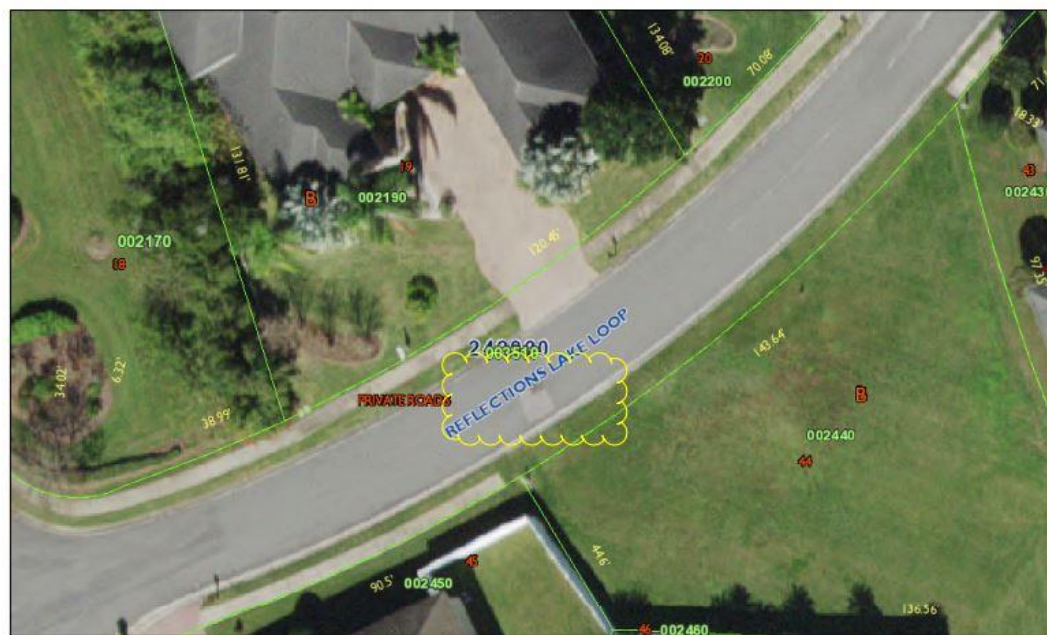
Should any of the above information or assumptions made by UES be inconsistent with the planned development and construction, we request that you contact us immediately to allow us the opportunity to review the new information in conjunction with our proposal and revise or modify our scope of service and/or fee estimate accordingly, if needed.

SCOPE OF SERVICES

Based on our understanding of the project, UES proposes, and as requested, to perform the following scope of services as part of our design level exploration:

- Ground Penetrating Radar (GPR) survey of the area of distress to search for any subsurface anomalies and locate private utilities.
- One (1) Standard Penetration Test (SPT) boring to a maximum depth of 100 feet below existing land surface (bls). Note that the boring may be extended or altered if soil conditions are such that further information is needed. The client will be notified prior to extending the boring.

Reflections Depression



Roads	Blocks	Misc Text	Surrounding Counties
Waterbodies	Tiers	→ Railroads	■ PLSS Townships
■ Municipal Boundaries	Dimensions_ParcelFabric	→ Arrows	■ PLSS Sections
■ Lots	Dimensions_Carto_Dist	→ Arrows	— PLSS Boundaries
Lot and Block Text	Dimensions_LabelText	■ Parcels	■ Gov't Lots

All maps are worksheets used for illustrative purposes only; they are not surveys. The Polk County Property Appraiser assumes no responsibility for errors in the information and does not guarantee the data is free from error or inaccuracy. The information is provided "as is".

Maisha M. Faux, CFA, ASA
 Property Appraiser
 Polk County, Florida
 July 24, 2023

For illustration purposes only, area to be surveyed.

Our field representative will visually classify the soil samples at each test interval and place them in clean bags or jars, which are sealed and labeled for future identification. Groundwater levels will be obtained in each boring upon initial encounter and later when the water table has stabilized. The boreholes will be backfilled with soil cuttings upon completion of the fieldwork.

The soil samples will be transported to our Orlando laboratory for better classification testing than can be performed by field methods, and to determine the pertinent engineering properties. At the completion of the field and laboratory testing services, our project engineer will prepare a report under the direction of a registered professional engineer who specializes in geotechnical engineering consulting. The report(s) will contain the following information at a minimum:

- Perform Private Utility Locate to clear proposed survey area and identify any private utilities
- Perform Ground Penetrating Radar survey to detect the presence of any voiding beneath the asphalt.
- Summary of GRP findings
- Boring location plan and soil boring logs with USCS soil classifications
- Existing groundwater levels and estimated seasonal high groundwater levels at the boring locations
- Presence of unsuitable soils
- Additional exploration recommendations if any voids or anomalies are found
- Recommendations for subsurface remediation, as needed

FEE, TERMS, AND SCHEDULE

Universal Engineering Sciences will complete the scope for the design level geotechnical exploration outlined within this proposal for a **LUMP SUM FEE of \$6,095.00**. We will not exceed our budget unless the scope of work is varied or the soil or groundwater conditions encountered are significantly different from those anticipated, in which event you will be notified prior to any increase in costs.

Enclosed you will find our General Contract Conditions with a copy of our Work Authorization/Proposal Acceptance Form. If you would like us to proceed, please have the party responsible for payment sign the appropriate space on the Work Authorization/Proposal Acceptance Form and return it to us.

Based upon our current backlog at the time of this proposal, we anticipate being able to begin the field work within **2 to 3 weeks** from date of authorization and right of entry to the property. A formal report should be issued within **1-2 weeks** from completion of the field work. Verbal results can be provided prior to issuance of the formal report.

Should you have any questions concerning this information please do not hesitate to call. We look forward to working with you.

CLOSURE

Universal Engineering Sciences, LLC. appreciates this opportunity to offer our services, and we are looking forward to the assignment. Please do not hesitate to contact the undersigned at 407-423-0504 if you have any questions.

Sincerely,
Universal Engineering Sciences, LLC.



Alexa L. Bundy, E.I.
Staff Engineer
albundy@teamues.com



Ricardo C. Kiriakidis L., Ph.D., P.E.
Geotechnical Department Manager
rkiakidis@teamues.com

RCKL:jbm
Attachments: Work Authorization/Proposal Acceptance Form
Distribution: Client via email

PROPOSAL NOTES:

Additional services, consultations, or meetings if requested, will be invoiced at Universal Engineering Sciences' standard rates.

All reports will be shipped via e-mail on project completion. Shipping via overnight delivery service will be provided at the client's request at cost plus 15%.

This fee proposal will remain effective for 60 days. If you should require more than 60 days to formally authorize us to proceed, we request that you permit us to update our proposal to account for any changes in costs.

We have made a good faith effort to work with you to develop a work scope and fee estimate. Because of the possibility of unknown, discovered, underground conditions and/or the need for additional services that neither you nor we can currently foresee, we recommend that you budget a contingency equal to 15% of the total fee estimate. We will not use the contingency amount without first notifying you.

The Client will be responsible for all applicable taxes.

SECTION 1: RESPONSIBILITIES 1.1 UES, and its subsidiaries and affiliated companies ("UES"), is responsible for providing the services described under the Scope of Services. The term "UES" as used herein includes all of UES's agents, employees, professional staff, and subcontractors. 1.2 The Client or a duly authorized representative is responsible for providing UES with a clear understanding of the project nature and scope. The Client shall supply UES with sufficient and adequate information, including, but not limited to, maps, site plans, reports, surveys, plans and specifications, and designs, to allow UES to properly complete the specified services. The Client shall also communicate changes in the nature and scope of the project as soon as possible during performance of the work so that the changes can be incorporated into the work product. 1.3 The Client acknowledges that UES's responsibilities in providing the services described under the Scope of Services section is limited to those services described therein, and the Client hereby assumes any collateral or affiliated duties necessitated by or for those services. Such duties may include, but are not limited to, reporting requirements imposed by any third party such as federal, state, or local entities, the provision of any required notices to any third party, or the securing of necessary permits or permissions from any third parties required for UES's provision of the services so described, unless otherwise agreed upon by both parties in writing.

SECTION 2: STANDARD OF CARE 2.1 Services performed by UES under this Agreement will be conducted in a manner consistent with the level of care and skill ordinarily exercised by members of UES's profession practicing contemporaneously under similar conditions in the locality of the project. No other warranty, express or implied, is made. 2.2 Execution of this document by UES is not a representation that UES has visited the site, become generally familiar with local conditions under which the work is to be performed, or correlated personal observations with the requirements of the Scope of Services. It is the Client's responsibility to provide UES with all information necessary for UES to provide the services described under the Scope of Services, and the Client assumes all liability for information not provided to UES that may affect the quality or sufficiency of the services so described.

SECTION 3: SITE ACCESS AND SITE CONDITIONS 3.1 Client will grant or obtain free access to the site for all equipment and personnel necessary for UES to perform the work set forth in this Agreement. The Client will notify any possessors of the project site that Client has granted UES free access to the site. UES will take reasonable precautions to minimize damage to the site, but it is understood by Client that, in the normal course of work, some damage may occur, and the correction of such damage is not part of this Agreement unless so specified in the Scope of Services. 3.2 The Client is responsible for the accuracy of locations for all subterranean structures and utilities. UES will take reasonable precautions to avoid known subterranean structures, and the Client waives any claim against UES, and agrees to defend, indemnify, and hold UES harmless from any claim or liability for injury or loss, including costs of defense, arising from damage done to subterranean structures and utilities not identified or accurately located. In addition, Client agrees to compensate UES for any time spent or expenses incurred by UES in defense of any such claim with compensation to be based upon UES's prevailing fee schedule and expense reimbursement policy.

SECTION 4: BILLING AND PAYMENT 4.1 UES will submit invoices to Client monthly or upon completion of services. Invoices will show charges for different personnel and expense classifications. 4.2 Payment is due 30 days after presentation of invoice and is past due 31 days from invoice date. Client agrees to pay a finance charge of one and one-half percent (1 ½ %) per month, or the maximum rate allowed by law, on past due accounts. 4.3 If UES incurs any expenses to collect overdue billings on invoices, the sums paid by UES for reasonable attorneys' fees, court costs, UES's time, UES's expenses, and interest will be due and owing by the Client.

SECTION 5: OWNERSHIP AND USE OF DOCUMENTS 5.1 All reports, boring logs, field data, field notes, laboratory test data, calculations, estimates, and other documents prepared by UES, as instruments of service, shall remain the property of UES. Neither Client nor any other entity shall change or modify UES's instruments of service. 5.2 Client agrees that all reports and other work furnished to the Client or his agents, which are not paid for, will be returned upon demand and will not be used by the Client for any purpose. 5.3 UES will retain all pertinent records relating to the services performed for a period of five years following submission of the report or completion of the Scope of Services, during which period the records will be made available to the Client in a reasonable time and manner. 5.4 All reports, boring logs, field data, field notes, laboratory test data, calculations, estimates, and other documents prepared by UES, are prepared for the sole and exclusive use of Client, and may not be given to any other entity, or used or relied upon by any other entity, without the express written consent of UES. Client is the only entity to which UES owes any duty or duties, in contract or tort, pursuant to or under this Agreement.

SECTION 6: DISCOVERY OF UNANTICIPATED HAZARDOUS MATERIALS 6.1 Client represents that a reasonable effort has been made to inform UES of known or suspected hazardous materials on or near the project site. 6.2 Under this agreement, the term hazardous materials include hazardous materials, hazardous wastes, hazardous substances (40 CFR 261.31, 261.32, 261.33), petroleum products, polychlorinated biphenyls, asbestos, and any other material defined by the U.S. EPA as a hazardous material. 6.3 Hazardous materials may exist at a site where there is no reason to believe they are present. The discovery of unanticipated hazardous materials constitutes a changed condition mandating a renegotiation of the scope of work. The discovery of unanticipated hazardous materials may make it necessary for UES to take immediate measures to protect health and safety. Client agrees to compensate UES for any equipment decontamination or other costs incident to the discovery of unanticipated hazardous materials. 6.4 UES will notify Client when unanticipated hazardous materials or suspected hazardous materials are encountered. Client will make any disclosures required by law to the appropriate governing agencies. Client will hold UES harmless for all consequences of disclosures made by UES which are required by governing law. In the event the project site is not owned by Client, Client it is the Client's responsibility to inform the property owner of the discovery of unanticipated hazardous materials or suspected hazardous materials. 6.5 Notwithstanding any other provision of the Agreement, Client waives any claim against UES, and to the maximum extent permitted by law, agrees to defend, indemnify, and save UES harmless from any claim, liability, and/or defense costs for injury or loss arising from UES's discovery of unanticipated hazardous materials or suspected hazardous materials including any costs created by delay of the project and any cost associated with possible reduction of the property's value. Client will be responsible for ultimate disposal of any samples secured by UES which are found to be contaminated.

SECTION 7: RISK ALLOCATION 7.1 Client agrees that UES's liability for any damage on account of any breach of contract, error, omission, or professional negligence will be limited to a sum not to exceed \$50,000 or UES's fee, whichever is greater. If Client prefers to have higher limits on contractual or professional liability, UES agrees to increase the limits up to a maximum of \$1,000,000.00 upon Client's written request at the time of accepting UES's proposal provided that Client agrees to pay an additional consideration of four percent of the total fee, or \$400.00, whichever is greater. If Client prefers a \$2,000,000.00 limit on contractual or professional liability, UES agrees to increase the limits up to a maximum of \$2,000,000.00 upon Client's written request at the time of accepting UES's proposal provided that Client agrees to pay an additional consideration of four percent of the total fee, or \$800.00, whichever is greater. The additional charge for the higher liability limits is because of the greater risk assumed and is not strictly a charge for additional professional liability insurance. 7.2 Client shall not be liable to UES and UES shall not be liable to Client for any incidental, special, or consequential damages (including lost profits, loss of use, and lost savings) incurred by either party due to the fault of the other, regardless of the nature of the fault, or whether it was committed by Client or UES, their employees, agents, or subcontractors; or whether such liability arises in breach of contract or warranty, tort (including negligence), statutory, or any other cause of action. 7.3 As used in this Agreement, the terms "claim" or "claims" mean any claim in contract, tort, or statute alleging negligence, errors, omissions, strict liability, statutory liability, breach of contract, breach of warranty, negligent misrepresentation, or any other act giving rise to liability.

SECTION 8: INSURANCE 8.1 UES represents it and its agents, staff and consultants employed by UES, is and are protected by worker's compensation insurance and that UES has such coverage under public liability and property damage insurance policies which UES deems to be adequate. Certificates for all such policies of insurance shall be provided to Client upon request in writing. Within the limits and conditions of such insurance, UES agrees to indemnify and save Client harmless from and against loss, damage, or liability arising from negligent acts by UES, its agents, staff, and consultants employed by it. UES shall not be responsible for any loss, damage or liability beyond the amounts, limits, and conditions of such insurance or the limits described in Section 7, whichever is less. The Client agrees to defend, indemnify, and save UES harmless for loss, damage or liability arising from acts by Client, Client's agents, staff, and others employed by Client. 8.2 Under no circumstances will UES indemnify Client from or for Client's own actions, negligence, or breaches of contract. 8.3 To the extent damages are covered by property insurance, Client and UES waive all rights against each other and against the contractors, consultants, agents, and employees of the other for damages, except such rights as they may have to the proceeds of such insurance.

SECTION 9: DISPUTE RESOLUTION 9.1 All claims, disputes, and other matters in controversy between UES and Client arising out of or related to this Agreement will be submitted to mediation or non-binding arbitration, before and as a condition precedent to other remedies provided by law. 9.2 If a dispute arises and that dispute is not resolved by mediation or non-binding arbitration, then: (a) the claim will be brought in the state or federal courts having jurisdiction where the UES office which provided the service is located; and (b) the prevailing party will be entitled to recovery of all reasonable costs incurred, including staff time, court costs, attorneys' fees, expert witness fees, and other claim related expenses.

SECTION 10: TERMINATION 10.1 This agreement may be terminated by either party upon seven (7) days written notice in the event of substantial failure by the other party to perform in accordance with the terms hereof, or in the case of a force majeure event such as terrorism, act of war, public health or other emergency. Such termination shall not be effective if such substantial failure or force majeure has been remedied before expiration of the period specified in the written notice. In the event of termination, UES shall be paid for services performed to the termination notice date plus reasonable termination expenses. 10.2 In the event of termination, or suspension for more than three (3) months, prior to completion of all reports contemplated by the Agreement, UES may complete such analyses and records as are necessary to complete its files and may also complete a report on the services performed to the date of notice of termination or suspension. The expense of termination or suspension shall include all direct costs of UES in completing such analyses, records, and reports.

SECTION 11: REVIEWS, INSPECTIONS, TESTING, AND OBSERVATIONS 11.1 Plan review, private provider inspections, and building inspections are performed for the purpose of observing compliance with applicable building codes. Threshold inspections are performed for the purpose of observing compliance with an approved threshold inspection plan. Construction materials testing ("CMT") is performed to document compliance of certain materials or components with applicable testing standards. UES's performance of plan reviews, private provider inspections, building inspections, threshold inspections, or CMT, or UES's presence on the site of Client's project while performing any of the foregoing activities, is not a representation or warranty by UES that Client's project is free of errors in either design or construction. 11.2 If UES is retained to provide construction monitoring or observation, UES will report to Client any observed work which, in UES's opinion, does not conform to the plans and specifications provided to UES. UES shall have no authority to reject or terminate the work of any agent or contractor of Client. No action, statements, or communications of UES, or UES's site representative, can be construed as modifying any agreement between Client and others. UES's performance of construction monitoring or observation is not a representation or warranty by UES that Client's project is free of errors in either design or construction. 11.3 Neither the activities of UES pursuant to this Agreement, nor the presence of UES or its employees, representatives, or subcontractors on the project site, shall be construed to impose upon UES any responsibility for means or methods of work performance, superintendence, sequencing of construction, or safety conditions at the project site. Client acknowledges that Client or its contractor is solely responsible for project jobsite safety. 11.4 Client is responsible for scheduling all inspections and CMT activities of UES. All testing and inspection services will be performed on a will-call basis. UES will not be responsible for tests and inspections that are not performed due to Client's failure to schedule UES's services on the project, or for any claims or damages arising from tests and inspections that are not scheduled or performed.

SECTION 12: ENVIRONMENTAL ASSESSMENTS Client acknowledges that an Environmental Site Assessment ("ESA") is conducted solely to permit UES to render a professional opinion about the likelihood or extent of regulated contaminants being present on, in, or beneath the site in question at the time services were conducted. No matter how thorough an ESA study may be, findings derived from the study are limited and UES cannot know or state for a fact that a site is unaffected by reportable quantities of regulated contaminants as a result of conducting the ESA study. Even if UES states that reportable quantities of regulated contaminants are not present, Client still bears the risk that such contaminants may be present or may migrate to the site after the ESA study is complete.

SECTION 13: SUBSURFACE EXPLORATIONS 13.1 Client acknowledges that subsurface conditions may vary from those observed at locations where borings, surveys, samples, or other explorations are made, and that site conditions may change with time. Data, interpretations, and recommendations by UES will be based solely on information available to UES at the time of service. UES is responsible for those data, interpretations, and recommendations, but will not be responsible for other parties' interpretations or use of the information developed or provided by UES. 13.2 Subsurface explorations may result in unavoidable cross-contamination of certain subsurface areas, as when a probe or boring device moves through a contaminated zone and links it to an aquifer, underground stream, or other hydrous body not previously contaminated. UES is unable to eliminate totally cross-contamination risk despite use of due care. Since subsurface explorations may be an essential element of UES's services indicated herein, Client shall, to the fullest extent permitted by law, waive any claim against UES, and indemnify, defend, and hold UES harmless from any claim or liability for injury or loss arising from cross-contamination allegedly caused by UES's subsurface explorations. In addition, Client agrees to compensate UES for any time spent or expenses incurred by UES in defense of any such claim with compensation to be based upon UES's prevailing fee schedule and expense reimbursement policy.

SECTION 14: SOLICITATION OF EMPLOYEES Client agrees not to hire UES's employees except through UES. In the event Client hires a UES employee within one year following any project through which Client had contact with said employee, Client shall pay UES an amount equal to one-half of the employee's annualized salary, as liquidated damages, without UES waiving other remedies it may have.

SECTION 15: ASSIGNS Neither Client nor UES may delegate, assign, sublet, or transfer its duties or interest in this Agreement without the written consent of the other party.

SECTION 16: GOVERNING LAW AND SURVIVAL 16.1 This Agreement shall be governed by and construed in accordance with the laws of the jurisdiction in which the UES office performing the services hereunder is located. 16.2 In any of the provisions of this Agreement are held illegal, invalid, or unenforceable, the enforceability of the remaining provisions will not be impaired and will survive. Limitations of liability and indemnities will survive termination of this agreement for any cause.

SECTION 17: INTEGRATION CLAUSE 17.1 This Agreement represents and contains the entire and only agreement and understanding among the parties with respect to the subject matter of this Agreement, and supersedes any and all prior and contemporaneous oral and written agreements, understandings, representations, inducements, promises, warranties, and conditions among the parties. No agreement, understanding, representation, inducement, promise, warranty, or condition of any kind with respect to the subject matter of this Agreement shall be relied upon by the parties unless expressly incorporated herein. 17.2 This Agreement may not be amended or modified except by an agreement in writing signed by the party against whom the enforcement of any modification or amendment is sought.

SECTION 18: WAIVER OF JURY TRIAL Both Client and UES waive trial by jury in any action arising out of or related to this Agreement.

SECTION 19: INDIVIDUAL LIABILITY PURSUANT TO FLORIDA STAT. 558.0035, AN INDIVIDUAL EMPLOYEE OR AGENT OF UES MAY NOT BE HELD INDIVIDUALLY LIABLE FOR NEGLIGENCE.