

VillaMar
Community Development District

Agenda

March 2, 2021

AGENDA

VillaMar

Community Development District

219 E. Livingston St., Orlando, Florida 32801

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

February 23, 2021

**Board of Supervisors
VillaMar
Community Development District**

Dear Board Members:

The regular meeting of the Board of Supervisors of **VillaMar Community Development District** will be held **Tuesday, March 2, 2021 at 2:00 PM at 346 E. Central Ave., Winter Haven, FL 33880.**

Call-In Information: 1-646-876-9923

Meeting ID: 936 6574 7689

Following is the advance agenda for the meeting:

Board of Supervisors Meeting

1. Roll Call
2. Public Comment Period (¹Speakers will fill out a card and submit it to the District Manager prior to the beginning of the meeting)
3. Approval of Minutes of the January 13, 2021 Board of Supervisors Meeting
4. Ranking of Proposals Received for Construction Services for Phase 4
5. Consideration of Resolution 2021-07 Appointing Treasurer and Assistant Treasurer
6. Consideration of Resolution 2021-08 Authorizing Additional Validation
7. Consideration of Amenity Center Policies
8. Consideration of Resolution 2021-09 Setting a Public Hearing on Amenity Policies and Rates
9. Consideration of Special Warranty Deed for Tract G Phase 2
10. Consideration of Pool Furniture Quote for Amenity Center
11. Consideration of Fee Increase Letter from Hopping, Green & Sams for District Counsel Services
12. Staff Reports

¹ Comments will be limited to three (3) minutes

- A. Attorney
- B. Engineer
- C. Field Manager's Report
 - i. Consideration of Maintenance Proposals for New Amenity Facility
(to be provided under separate cover)
- D. District Manager's Report
 - i. Approval of Check Register
 - ii. Balance Sheet & Income Statement
 - iii. Ratification of Requisition Summary
 - a) Summary of Series 2020 Requisitions #8-#10;#12-#26
- 13. Other Business
- 14. Supervisors Requests and Audience Comments
- 15. Adjournment

The second order of business is the Public Comment Period where the public has an opportunity to be heard on propositions coming before the Board as reflected on the agenda, and any other items. Speakers must fill out a Request to Speak form and submit it to the District Manager prior to the beginning of the meeting.

The third order of business is the Approval of Minutes of the January 13, 2021 Board of Supervisors Meeting. A copy of the minutes is enclosed for your review.

The fourth order of business is the Consideration 2021-07 Appointing Treasurer and Assistant Treasurer. A copy of the resolution is enclosed for your review.

The fifth order of business is the Ranking of Proposals Received for Construction Services for Phase 4 . The rankings are enclosed for your review.

The sixth order of business is the Consideration of Resolution 2021-08 Authorizing Additional Validation. A copy of the resolution is enclosed for your review.

The seventh order of business is the Consideration of Amenity Center Policies. The policies are enclosed for your review.

The eighth order of business is the Consideration of Resolution 2021-09 Setting a Public Hearing on Amenity Policies and Rates. A copy of the resolution is enclosed for your review.

The ninth order of business is the Consideration of Special Warranty Deed for Tract G Phase 2. A copy of the special warranty deed is enclosed for your review.

The tenth order of business is the Consideration of Pool Furniture Quote for Amenity Center. A copy of the quote is enclosed for your review.

The eleventh order of business is the Consideration of Fee Increase Letter from Hopping, Green & Sams for District Counsel Services. A copy of the letter is enclosed for your review.

The twelfth order of business is Staff Reports. Section C is the Field Managers Report. Sub-Section 1 is the Consideration of Maintenance Proposals for New Amenity Facility. *These will be provided under separate cover.* Section D is the District Manager's Report. Sub-Section 1 is the Approval of the Check Register and Sub-Section 2 is the Balance Sheet and Income Statement for your review. Sub-Section 3 is the Ratification of Requisition Summary. Section (a) is the Summary of Series 2020 Requisitions #8-#10 and #12-#26. The summary is enclosed for your review.

The balance of the agenda will be discussed at the meeting. In the meantime, if you should have any questions, please do not hesitate to contact me.

Sincerely,

Jill Burns
District Manager

CC: Roy Van Wyk, District Counsel

Enclosures

MINUTES

**MINUTES OF MEETING
VILLAMAR
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the VillaMar Community Development District was held on Wednesday, **January 13, 2021** at 3:15 p.m. at 346 E. Central Ave., Winter Haven, FL.

Present and constituting a quorum:

Rennie Heath
Lauren Schwenk
Brian Walsh

Chairman
Vice Chairman
Assistant Secretary

Also, present were:

Jill Burns
Roy Van Wyk *via Zoom*
Clayton Smith
Baron Hoffmeister

District Manager, GMS
Hopping Green & Sams
GMS
GMS

The following is a summary of the discussions and actions taken at the January 13, 2021 VillaMar Community Development District's Regular Board of Supervisor's Meeting.

FIRST ORDER OF BUSINESS

Roll Call

Ms. Burns called the meeting to order and noted that a quorum was established with three supervisors present.

SECOND ORDER OF BUSINESS

Public Comment Period

Ms. Burns stated there were no members of the public present.

THIRD ORDER OF BUSINESS

**Approval of Minutes of the December 9,
2020 Board of Supervisor's Meeting**

Ms. Burns presented the December 9, 2020 Board of Supervisors meeting minutes and asked for any comments, changes, or corrections. The Board had no changes.

On MOTION by Ms. Schwenk, seconded by Mr. Heath, with all in favor, the Minutes of the December 9, 2020 Board of Supervisors Meetings, were approved.

FOURTH ORDER OF BUSINESS**Consideration of Resolution 2021-06
Boundary Amendment**

Ms. Burns stated that the resolution directed the Chairman and District staff to file a petition amending the District's boundaries. She noted that it was included in the agenda package and that a map had been passed out to everyone as well. She explained that they would be pulling out Parcel 13, making the total number 236.07 acres. She told Ms. Rigoni that they could put that number in the blank space on page one, adding that they would update Exhibit 'A' with a revised legal description.

Mr. Heath asked Ms. Rigoni how long the District had been in existence, to which she answered that it was developed in 2018. Ms. Burns added that they would transition to residents on the Board in three years. Ms. Burns asked for a motion to approve Resolution 2021-06.

On MOTION by Ms. Schwenk, seconded by Mr. Heath, with all in favor, Resolution 2021-06 Boundary Amendment, Removing Parcel 13 and updating the total number of acres to 236.07, was approved.

FIFTH ORDER OF BUSINESS**Consideration of Boundary Amendment
Funding Agreement**

Ms. Burns stated that the agreement outlined that Villa Mar FG, LLC would fund the Boundary Agreement for the District. She asked if the Board had any questions, and hearing none asked for a motion to approve.

On MOTION by Mr. Heath, seconded by Ms. Schwenk, with all in favor, the Boundary Amendment Funding Agreement, was approved.

SIXTH ORDER OF BUSINESS**Consideration of Assignment of Personnel
Leasing Agreement**

Ms. Burns stated that in August of 2019 the District had entered into a Personnel Leasing Agreement with Paint Creek, LLC in order to allow the Developer to provide help to the District Manager and Engineer with construction related items. She explained that the development

entity had since been changed to VMar Dev, LLC. She noted that she was looking to assign the existing agreement to VMar Dev and asked for a motion to approve.

On MOTION by Mr. Heath, seconded by Ms. Schwenk, with all in favor, the Assignment of Personnel Leasing Agreement to VMar Dev, LLC, was approved.

SEVENTH ORDER OF BUSINESS

Consideration of Memorandum from Hopping, Green, & Sams Regarding E-Verify Requirements in 2021

Ms. Burns noted that there was a change in the legislature that required the District to enroll in the E-Verify system. She asked for a motion to authorize the District Manager to enroll the District and authorize the Chairman to sign a Memorandum of Understanding.

On MOTION by Ms. Schwenk, seconded by Mr. Walsh, with all in favor, the Memorandum for Hopping Green, & Sams Regarding E-Verify Requirements in 2021 and Authorization for the District Manager to Enroll and Authorization for the Chairman to Execute the MOU, was approved.

EIGHTH ORDER OF BUSINESS

Consideration of Notice of Phase 4 RFP for Construction Services and Approval of Evaluation Criteria

Ms. Burns stated that she had spoken to Dennis prior to the meeting and they had discussed the timing for the pickup of the project manual, adding that those dates were blank as listed in the agenda, so they would need to be filled in. She noted that January 20, 2021 was the amount of time they would need to get the advertisement in with the holiday coming up on Monday. She added that if they wanted to do questions, they had a deadline of February 12 and the due date would be February 19. She then asked if there were any questions. There being none,

On MOTION by Ms. Schwenk, seconded by Mr. Heath, with all in favor, the Notice of Phase 4 RFP for Construction Services and Approval of Evaluation Criteria, was approved.

NINTH ORDER OF BUSINESS

Staff Reports

A. Attorney

Ms. Rigoni had nothing further to report.

B. Engineer

There being none, the next item followed.

C. Field Manager's Report

Mr. Smith presented the field manager's report for the Board. The highlights included that they were working to gather bids for work at the amenity which will include janitorial, pool maintenance, and landscape maintenance. Staff continues to ride and view the site regularly. In progress items include the contractor clearing the pond bank in front of the amenity area, and the landscapers beginning to maintain the area to prevent plants from growing back.

D. District Manager's Report

i. Approval of the Check Register

Ms. Burns reported the check register was from October 15 through January 4, with the total being \$79,388. She asked if there were any questions, and hearing none, asked for a motion to approve.

On MOTION by Ms. Schwenk, seconded by Mr. Heath, with all in favor, the Check Register, totaling \$79,388, was approved.
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ii. Balance Sheet and Income Statement

Ms. Burns stated that the financials were included in the package for review. They are through November 30. She noted that they were starting to receive funds from the tax collector, so they would see the general fund balance start to grow on the December financials. These are for informational purposes and there was no action required.

iii. Ratification of Series 2020 Requisitions Summaries

A. Summary of Series 2019 Requisitions #139 to #143

B. Summary of Series 2020 Requisitions #1 to #7

Ms. Burns stated that she was looking for a motion to ratify the Series 2019 Requisitions #139 to #143 and Series 2020 Requisitions #1 to #7.

On MOTION by Mr. Walsh, seconded by Ms. Schwenk, with all in favor, the Series 2019 Requisitions #139 to #143 and Series 2020 Requisitions #1 to #7, were ratified.

TENTH ORDER OF BUSINESS

Other Business

There being none, the next item followed.

ELEVENTH ORDER OF BUSINESS

**Supervisors Requests and Audience
Comments**

There being none, the next item followed.

TWELTH ORDER OF BUSINESS

Adjournment

On MOTION by Mr. Heath, seconded by Mr. Walsh, with all in favor, the meeting was adjourned.

Secretary/Assistant Secretary

Chairman/Vice Chairman

SECTION IV

Villamar Phase 4

Bid Evaluation

Owner: Villamar CDD
 Engineer: Wood & Associates Engineering, LLC



		EVALUATION CRITERIA						
		Personell	Experience	Understanding of Scope	Financial Capability	Schedule	Price	Total
	Points Available	(5)	(15)	(20)	(10)	(25)	(25)	(100)
Rank	Contractor	POINTS AWARDED						
1	Blue Ox	4.50	15.00	20.00	9.00	24.06	25.00	97.56
2	Kearney	4.50	15.00	19.69	9.00	25.00	24.00	97.19
3	QGS	4.50	15.00	18.77	9.00	23.72	21.60	92.59
4	Tucker	5.00	15.00	18.97	9.00	21.25	21.10	90.32
5	Cobb	4.25	14.00	18.03	9.00	23.18	18.80	87.26

VILLAMAR PH 4

BID COMPARISON

Owner: VILLAMAR CDD
 Engineer: Wood & Associates Engineering, LLC



<u>Contractor</u>	<u>5' Sidewalk</u>	<u>42" Railing</u>	<u>Cap & Abandon Well</u>	<u>Total</u>	
Blue Ox	-\$53,011.00	*	N.I.	-\$53,011.00	
Kearney	-\$64,420.45	*	-\$2,272.50	-\$66,692.95	
Tucker	-\$55,165.92	*	N.I.	-\$55,165.92	
QGS	-\$84,185.50	*	N.I.	-\$84,185.50	
Cobb	-\$44,206.00	+\$35,591.13	N.I.	-\$8,614.87	
* Included in Bid					
**Did not include in bid. Added the average cost of other bidders					
<u>ADJUSTED BID PRICES APPLIES TO APPLES</u>					
<u>Contractor</u>	<u>Bid</u>	<u>Adjust</u>	<u>Adjusted Bid</u>		
Blue Ox	\$3,211,264.33	-\$53,011.00	\$3,158,253.33		
Kearney	\$3,274,957.00	-\$66,692.95	\$3,208,264.05		
Tucker	\$3,384,409.14	-\$55,165.92	\$3,329,243.22		
QGS	\$3,449,405.96	-\$84,185.50	\$3,365,220.46		
Cobb	\$3,511,762.06	-\$8,614.87	\$3,503,147.19		

VILLAMAR PH 4

ADJUSTED BID RANKING

Owner: Villamar CDD

Engineer: Wood & Associates Engineering, LLC



Ranking	Contractor	Bid Amount	Adjusted Bid
1	Blue Ox	\$3,211,264.33	\$3,138,993.33
2	Kearney	\$3,274,957.00	\$3,165,363.05
3	Tucker	\$3,384,409.14	\$3,292,989.17
4	QGS	\$3,449,405.96	\$3,365,220.96
5	Cobb	\$3,511,762.06	\$3,342,260.26

	<u>PRICE</u>	
Blue Ox	15 + 10	25.00
Kearney	15 x .98 + 10 x .93	24.00
Tucker	15 x .94 + 10 x .75	21.60
QGS	15 x .94 + 10 x .70	21.10
Cobb	15 x .92 + 10 x .50	18.80
	<u>SCHEDULE</u>	
	<u>Days</u>	<u>Points</u>
Blue Ox	217 .96 x 25	24.06
Kearney	204 1.0 x 25	25.00
Tucker	240 .85 x 25	21.25
QGS	215 .95 x 25	23.72
Cobb	220 .93 x 25	23.18
	<u>FINANCIAL</u>	
Blue Ox	Bonding Limit \$30,000,000	9.00
Kearney	Bonding Limit \$250,000,000	9.00
Tucker	Bonding Limit \$50,000,000	9.00
QGS	Bonding Limit \$300,000,000	9.00
Cobb	Bonding Limit \$100,000,000	9.00
	<u>UNDERSTANDING SCOPE</u>	
Blue Ox	20 x 1.0	20.00
Kearney	20 x .98	19.69
Tucker	20 x .95	18.97
QGS	20 x .94	18.77
Cobb	20 x .90	18.03
	<u>EXPERIENCE</u>	
Blue Ox		15.00
Kearney		15.00
Tucker		15.00
QGS		15.00
Cobb		14.00
	<u>PERSONNEL</u>	
Blue Ox	5.0 x .9	4.50
Kearney	5.0 x .9	4.50
Tucker	5.0 x 1.0	5.00
QGS	5.0 x .9	4.50
Cobb	5.0 x .85	4.25

SECTION V

RESOLUTION 2021-07

A RESOLUTION OF THE BOARD OF SUPERVISORS OF VILLAMAR COMMUNITY DEVELOPMENT DISTRICT PROVIDING FOR THE REMOVAL AND APPOINTMENT OF TREASURER AND ASSISTANT TREASURER OF THE DISTRICT AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, VillaMar Community Development District (hereinafter the “District”) is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*, and situated entirely within the City of Winter Haven, Polk County, Florida; and

WHEREAS, the Board of Supervisors of the District desires to provide for the removal and appointment of a Treasurer and Assistant Treasurer.

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

Section 1. George Flint is appointed Treasurer effective immediately. Effective immediately, the existing Treasurer, Ariel Lovera, is removed.

Section 2. Katie Costa is appointed Assistant Treasurer effective immediately. Effective immediately, the existing Assistant Treasurer, Jill Burns, is removed.

Section 3. This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED THIS 2nd DAY OF MARCH 2021.

ATTEST:

**VILLAMAR COMMUNITY
DEVELOPMENT DISTRICT**

SECRETARY/ASSISTANT SECRETARY

CHAIR

SECTION VI

RESOLUTION NO. 2021-08

A RESOLUTION OF VILLAMAR COMMUNITY DEVELOPMENT DISTRICT (THE "DISTRICT") AMENDING RESOLUTION 2019-24 OF THE DISTRICT ADOPTED ON DECEMBER 5, 2018, WITH RESPECT TO THE PRINCIPAL DENOMINATIONS OF THE BONDS UPON ISSUANCE PROVIDED THEREIN AND INCREASING THE MAXIMUM AGGREGATE PRINCIPAL AMOUNT OF SPECIAL ASSESSMENT BONDS AUTHORIZED TO BE ISSUED BY THE DISTRICT, IN ONE OR MORE SERIES, FROM \$22,250,000 TO \$_____; RATIFYING AND REAFFIRMING RESOLUTION NO. 2019-24 EXCEPT AS MODIFIED HEREIN; PROVIDING FOR AN EFFECTIVE DATE; AND PROVIDING FOR OTHER RELATED MATTERS.

WHEREAS, VillaMar Community Development District (the "**District**") is a local unit of special-purpose government organized and existing in accordance with the Uniform Community Development District Act of 1980, Chapter 190, *Florida Statutes*, as amended (the "**Act**") and Ordinance No. O-18-70 enacted by the Board of City Commissioners of the City of Witner Haven, Florida ("**City**") effective November 26, 2018, as amended by Ordinance No. O-20-40 adopted by the City and effective on October 26, 2020 (together, the "**Ordinance**"); and

WHEREAS, the District was created for the purpose of delivering certain community development services and facilities within its jurisdiction, and the District decided to undertake the design, acquisition, construction, reconstruction, equipping and installation of a stormwater management system, water and wastewater (on and off site) facilities, roadways (on and off site), recreational facilities and related landscape, hardscape, entry feature and streetlights and all other improvements authorized pursuant to the Act (the "**Project**"), as more particularly described in the *Engineer's Report for Capital Improvements*, dated January 3, 2019, amended and supplemented from time to time (as amended and supplemented, the "**Engineer's Report**") prepared by Wood & Associates, Inc. (formerly known as Dennis Wood Engineering, LLC) as consulting engineer to the District ("**District Engineer**"); and

WHEREAS, the Project is further set forth in Schedule "I" to Resolution No. 2019-24 (the "**Original Bond Resolution**"), adopted by the Board of Supervisors of the District (the "**Board**") on December 5, 2018, as amended and supplemented by that Schedule "I" to Resolution No. 2019-37 adopted by the Board on April 10, 2019 (the "**2019 Delegation Resolution**"), and further amended and supplemented by that Schedule "I" to Resolution No. 2021-03 adopted by the Board on November 3, 2020, which amended Resolution No. 2021-01, adopted by the Board on October 7, 2020 to increase scope of the Series 2020 Project, as defined therein (Resolution No. 2021-01 and 2021-03 together referred to as the "**2020 Delegation Resolution**"); and

WHEREAS, pursuant to the Original Bond Resolution, the District authorized the issuance of not to exceed \$22,250,000 aggregate principal amount of its VillaMar Community Development District Special Assessment Bonds, in one or more series (collectively, the "**Bonds**"), in order to pay all or a portion of the design, acquisition, construction, reconstruction, equipping and installation costs of the Project; and

WHEREAS, a portion of the Bonds to be issued by the District were validated by final judgment, entered on February 14, 2019, of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in Case No. 53-2018-CA-004872, *VillaMar Community Development District, as Plaintiff, v. The State of Florida, and the Taxpayers, Property Owners and Citizens of VillaMar Community Development*

District, Including Non-Residents Owning Property or Subject to Taxation Therein, and Others Having or Claiming Any Rights, Title or Interest in Property to be Affected by the Issuance of the Bonds Herein Described, or to be Affected in Any Way Thereby, as Defendants;

WHEREAS, the District issued \$7,180,000 aggregate principal amount of VillaMar Community Development District Special Assessment Bonds, Series 2019, the proceeds of which were used to provide funds for the payment of a portion of the costs of the Project known as Phase 1 (as presented in Schedule "I" attached to the 2019 Delegation Resolution); and

WHEREAS, the District issued \$6,500,000 aggregate principal amount of VillaMar Community Development District Special Assessment Bonds, Series 2020, the proceeds of which were used to provide funds for the payment of a portion of the costs of the Project known as Phase 2 (as presented in Schedule "I" attached to the 2020 Delegation Resolution); and

WHEREAS, the District subsequently adopted Resolution No. 2021-06 (the "**Boundary Amendment Resolution**") authorizing the filing of a petition to amend the District boundaries to include 236.07 acres of additional lands, more or less (the "**Expansion Parcel**"), which boundary amendment petition to the City and all other necessary actions to bring in the Expansion Parcel into the boundaries of the District are underway; and

WHEREAS, Schedule "I" attached here, *inter alia*, describes and sets forth the infrastructure improvements comprising a portion of the Project which had not yet been acquired or constructed by the District pursuant to the Act and provides the estimated costs of said infrastructure improvements; and

WHEREAS, while the construction or acquisition of a portion of the Project is underway, a portion of the future public infrastructure improvements specially benefitting the remaining lands in the District and the Expansion Parcel as set forth in Schedule "I" attached here represent additional improvements costs of the expanded scope of the Project of the District; and

WHEREAS, due to the contemplated addition of the Expansion Parcel to the District and the District's need to provide certain community development services and facilities for the benefit of such Expansion Parcel, the District now desires to further amend the Original Bond Resolution to increase the not to exceed aggregate principal amount of Bonds (as defined in the Original Bond Resolution), from \$22,250,000 to \$_____ authorized to be issued by the District to pay costs of the design, acquisition, construction, reconstruction, equipping and installation of the Project, effectively authorizing the issuance of an additional \$_____ of Bonds by the District to pay additional costs of the expanded scope of the Project to be set forth in a future amendment to the Engineer's Report.

NOW, THEREFORE, BE IT RESOLVED by the Board of Supervisors of VillaMar Community Development District, as follows:

Section 1. Definitions. Capitalized terms used, but not defined, in this Resolution including, without limitation, the foregoing preambles, shall have the meanings assigned to such terms in the Original Bond Resolution.

Section 2. Incorporation. All findings and statements in the foregoing preambles are hereby incorporated in this Resolution by reference, as if fully repeated herein.

Section 3. Amendment of Original Bond Resolution. The Original Bond Resolution is hereby amended by changing, in each place it appears in the Original Bond Resolution, the not to exceed aggregate principal amount of Bonds authorized to be issued pursuant to the Original Bond Resolution from \$22,250,000 to \$_____. Without limiting the foregoing, it is the intent of this Resolution to amend the Original Bond Resolution so that the term "\$22,250,000" is changed to "\$_____" in each place it appears in the Original Bond Resolution.

Section 4. Bond Validation. District Counsel and Bond Counsel to the District are hereby authorized and directed to take appropriate proceedings in the Circuit Court of the Tenth Judicial Circuit of the State of Florida, in and for Polk County, Florida, for validation of an additional \$_____ of Bonds, thereby increasing the total authorized principal amount validated to \$_____ and the proceedings incident thereto for the Bonds to the extent required by and in accordance with Section 190.016(12), *Florida Statutes*. Chairperson or Vice-Chairperson or any Designated Member is authorized to sign any pleadings and to offer testimony in any such proceedings for and on behalf of the District. The other members of the Board, the officers of the District and the agents and employees of the District, including, without limitation, the District Manager, the engineer or engineering firm serving as engineer to the District, and the District's financial advisor are hereby also authorized to offer testimony for and on behalf of the District in connection with any such validation proceedings.

Section 5. Authorization and Ratification of Prior and Subsequent Acts. The members of the Board, the officers of the District, and the agents and employees of the District, are hereby authorized and directed to do all such acts, proceedings and things and to execute all such documents as may be necessary to carry out and comply with the provisions of this Resolution, the Indenture, and all of the acts and doings of such members of the Board, the officers of the District, and the agents and employees of the District, which are in conformity with the intent and purposes of this Resolution, whether heretofore or hereafter taken or done, shall be and are hereby ratified, confirmed and approved.

Section 6. Ratification of Original Bond Resolution. Except as modified by this this Resolution, the Original Bond Resolution shall remain in full force and effect and is hereby ratified and reaffirmed.

Section 7. Severability. If any section, paragraph, clause or provision of this Resolution shall be held to be invalid or ineffective for any reason, the remainder of this Resolution shall continue in full force and effect, it being expressly hereby found and declared that the remainder of this Resolution would have been adopted despite the invalidity or ineffectiveness of such section, paragraph, clause or provision.

Section 8. Open Meetings. It is hereby found and determined that all formal actions of the Board concerning and relating to the adoption of this Resolution and the consummation of the transactions contemplated by this Resolution were adopted in open meetings of the Board, and that all deliberations of the Board that resulted in such formal action were in meetings open to the public, in compliance with all legal requirements, including but not limited to, the requirements of Section 286.011, *Florida Statutes*.

Section 9. Effective Date. This Resolution shall take effect immediately upon its adoption, and any provisions of any previous resolutions in conflict with the provisions hereof are hereby superseded.

[Remainder of this page intentionally left blank]

PASSED in Public Session of the Board of Supervisors of VillaMar Community Development District, this 2nd day of March, 2021.

**VILLAMAR COMMUNITY DEVELOPMENT
DISTRICT**

Attest:

Secretary/Assistant Secretary
Board of Supervisors

Chairperson, Board of Supervisors

Schedule "I"

Summary of Probable Costs, prepared by Wood & Associates Engineering, Inc. on January 26, 2021:

Villamar Community Development District Summary of Probable Cost

Number of Lots	334	281	140	220	225	242	1442
Infrastructure ⁽¹⁾⁽⁹⁾	Phase 1 - Existing 2019-2020	Phase 2 -Existing 2020-2022	Phase 3 -Existing 2021-2023	Phase 4 -Expansion 2022-2024	Phase 5 -Expansion 2023-2025	Phase 6 -Expansion 2024-2026	Total
Offsite Improvements ⁽⁵⁾⁽⁶⁾	\$ 340,000.00	\$ 310,000.00	\$ 155,000.00	\$ 250,000.00	\$ 250,000.00	\$ 250,000.00	\$ 1,555,000.00
Stormwater Management ⁽²⁾⁽³⁾⁽⁵⁾⁽⁶⁾	\$ 4,170,000.00	\$ 3,767,500.00	\$ 925,000.00	\$ 1,450,000.00	\$ 1,500,000.00	\$ 1,600,000.00	\$ 13,412,500.00
Utilities (Water, Sewer, & Street Lighting) ⁽⁵⁾⁽⁶⁾⁽⁹⁾	\$ 2,000,000.00	\$ 1,866,000.00	\$ 1,190,000.00	\$ 1,410,000.00	\$ 1,750,000.00	\$ 1,550,000.00	\$ 9,213,500.00
Roadway ⁽⁴⁾⁽⁵⁾⁽⁶⁾	\$ 1,500,000.00	\$ 1,204,000.00	\$ 625,000.00	\$ 980,000.00	\$ 1,000,900.00	\$ 1,100,000.00	\$ 6,243,900.00
Entry Feature & Signage ⁽⁶⁾⁽⁷⁾	\$ 105,000.00	\$ 95,000.00	\$ 50,000.00	\$ 75,000.00	\$ 80,000.00	\$ 90,000.00	\$ 495,000.00
Parks and Recreation Facilities ⁽¹⁾⁽⁶⁾	\$ 420,000.00	\$ 380,000.00	\$ 190,000.00	\$ 320,000.00	\$ 330,000.00	\$ 350,000.00	\$ 1,990,000.00
Contingency	\$ 420,000.00	\$ 360,000.00	\$ 310,000.00	\$ 449,000.00	\$ 490,000.00	\$ 490,000.00	\$ 2,519,000.00
TOTAL	\$ 8,955,000.00	\$ 7,982,500.00	\$ 3,445,000.00	\$ 4,934,000.00	\$ 5,400,900.00	\$ 5,430,000.00	\$ 36,147,400.00

Notes:

- Infrastructure consists of offsite improvements, public roadway improvements, stormwater management facilities, master sanitary sewer lift station and utilities, entry feature, landscaping and signage, and parks and recreational facilities.
- Excludes grading of each lot both for initial pad construction, lot finishing in conjunction with home construction, which will be provided by the home builder.
- Includes stormwater pond excavation. Costs do not include transportation to or placement of fill on private property.
- Includes sub-grade, base, asphalt paving, curbing, and civil/site engineering of public roads.
- Includes subdivision infrastructure and civil/site engineering.
- Estimates are based on 2020 cost.
- Includes entry features, signage, hardscape, landscape, irrigation and fencing.
- The CDD presently intends to purchase, install, and maintain the street lighting along the internal roadways within the CDD or enter into a Lighting Agreement with Tampa Electric for operation and maintenance of the street light poles and lighting service to the District. Only undergrounding of wire in public right-of-way and on District land will be funded with bond proceeds.
- Estimates based on Master Infrastructure to support development of 1442 lots.

SECTION VII

VILLAMAR COMMUNITY DEVELOPMENT DISTRICT

AMENITY POLICIES AND RATES

ADOPTED _____, 2021¹

¹ LAW IMPLEMENTED: SS. 190.011, 190.035, FLA. STAT. (2020); in accordance with Chapter 190 of the Florida Statutes, and on _____, 2021, at a duly noticed joint public meeting and after a duly noticed public hearing, the Boards of Supervisors of the VillaMar Community Development District adopted the following rules, policies and rates governing the operation of the District's facilities and services, including the stormwater management facilities and the Amenity Facilities (defined below).

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DEFINITIONS

“Amenities” or “Amenity Facilities”— shall mean the properties and areas owned by the District and intended for recreational use and shall include, but not specifically be limited to **swimming pool, pool deck, tot lot, playground and Lakes**, together with their appurtenant facilities and areas.

“Amenity Policies” or “Policies” and “Amenity Rates” – shall mean these Amenity Policies and Rates of the VillaMar Community Development District, as amended from time to time. The Board of Supervisors reserves the right to amend or modify these Policies, as necessary and convenient, in their sole and absolute discretion, and will notify Patrons of any changes. Patrons may obtain the currently effective Policies from the District Manager’s Office. The Board of Supervisors and District Staff shall have full authority to enforce the Amenity Policies.

“Amenity Manager” – shall mean the District Manager or that person or firm so designated by the District’s Board of Supervisors, including their employees.

“Amenity Rates” – shall mean those rates and fees established by the Board of Supervisors of the VillaMar Community Development District as provided in **Exhibit A** attached hereto.

“Access Card” – shall mean an electronic Access Card issued by the District Manager to each Patron (as defined herein) to access the Amenity Facilities.

“Board of Supervisors” or “Board” – shall mean the Board of Supervisors of the VillaMar Community Development District.

“District” – shall mean the VillaMar Community Development District.

“District Staff” – shall mean the professional management company with which the District has contracted to provide management services to the District, the Amenity Manager, and District Counsel.

“Guest” – shall mean any person or persons, other than a Patron, who are expressly authorized by the District to use the Amenities, or invited for a specific visit by a Patron to use the Amenities.

“Homeowners Association” or “HOA” or “POA” – shall mean an entity or entities, including its/their employees and agents, which may have jurisdiction over lands located within the District, either now or in the future, which may exist to aid in the enforcement of deed restrictions and covenants applicable to lands within the District.

“Household” – shall mean a residential unit or a group of individuals residing within a Patron’s home. ***This does not include visiting friends, guests, relatives or extended family not permanently residing in the home.*** Upon District’s request, proof of residency for individuals over the age of eighteen (18) years may be required by driver’s license or state or federal issued form of identification, including a signed affidavit of residency.

“Lakes” or “Ponds” – shall mean those water management and control facilities and waterways within the Districts, including but not limited stormwater management facilities, lakes and ponds.

“Non-Resident” – shall mean any person who does not own property within the District.

“Non-Resident Patron” – shall mean any person or Household not owning property in the District who is paying the Annual User Fee to the District for use of all Amenity Facilities.

“Non-Resident User Fee” or “Annual User Fee” – shall mean the fee established by the District for any person that is not a Resident and wishes to become a Non-Resident Patron. The amount of the Annual User Fee is set forth herein, and that amount is subject to change based on Board action.

“Patron” – shall mean Residents, Guests, Non-Resident Patrons and Renters.

“Renter” – shall mean a tenant, occupant or an individual maintaining his or her residence in a home located within the District pursuant to a valid rental or lease agreement. Proof of valid rental or lease agreement shall be required.

“Resident” – shall mean any person or Household owning property within the District.

The words "hereof," "herein," "hereto," "hereby," "hereinafter" and "hereunder" and variations thereof refer to the entire Amenity Policies and Rates.

All words, terms and defined terms herein importing the singular number shall, where the context requires, import the plural number and vice versa.

AMENITIES ACCESS AND USAGE

- (1) **General.** Only Patrons and Guests have the right to use the Amenities; provided, however, that certain community programming events may be available to the general public where permitted by the District, and subject to payment of any applicable fees and satisfaction of any other applicable requirements, including adherence to these Amenity Policies and execution of waivers and hold harmless agreements, if any.
- (2) **Use at your Own Risk.** *All persons using the Amenities do so at their own risk and agree to abide by the Amenity Policies. The District shall assume no responsibility and shall not be liable in any incidents, accidents, personal injury or death, or damage to or loss of property arising from the use of the Amenities or from the acts, omissions or negligence of other persons using the Amenities.*
- (3) **Resident Access and Usage.** In consideration of the operation, maintenance and preservation of the facilities, projects and services of the District, the District levies maintenance special assessments to property owners within the District, in accordance with the District's annual budget and assessment resolutions adopted each fiscal year. Residents must pay such maintenance special assessments, which covers Annual User Fee applicable to such Resident, entitling the Resident to use the Amenities for the corresponding fiscal year of the District, which fiscal year begins October 1 and ends September 30. Residents must complete the "Amenity Access Registration Form" prior to access or use of the Amenities, attached hereto as **Exhibit B**, and receive an Access Card.
- (4) **Non-Resident Patron Access and Usage.** A Non-Resident Patron must pay the Annual User Fee applicable to Non-Residents to have the right to use the Amenities for one full year, which year begins from the date of receipt of payment by the District. This fee must be paid in full before the Non-Resident may use the Amenities. Each subsequent Annual User Fee shall be paid in full on the anniversary date of application. Annual User Fees may be renewed no more than thirty (30) days in advance of the date of expiration and for no more than one calendar year. Multi-year memberships are not available. The Annual User Fee is nonrefundable and nontransferable. Non-Resident Patrons must complete the Amenity Facilities Access Registration Form prior to access or use of the Amenities.
- (5) **Guest Access and Usage.** Each Patron Household is entitled to bring **four (4)** persons as Guests to the Amenities at one time. District Staff shall be authorized to verify and enforce the authorized number of Guests. A Patron must always accompany its Guests during its Guests' use of the Amenities and are responsible for all actions, omissions and negligence of such Guests, including Guests' adherence to the Amenity Policies. Violation of these Amenity Policies by a Guest may result in suspension or termination of the Patron's access and usage privileges. *Exceeding the authorized number of Guests specified above shall be grounds for suspension or termination of a Patron Household's access and usage privileges.*
- (6) **Renter's Privileges.** Residents who rent or lease residential units in the District shall have the right to designate the Renter of a residential unit as the beneficial users of the Resident's privileges to use the Amenities, subject to requirements stated herein.

Resident shall provide a written notice to the District Manager designating and identifying the Renter who shall hold the beneficial usage rights, submitting with such notice the Renter's proof of residency (i.e., a copy of the lease agreement). Upon notice, Resident shall be required to pay any applicable fee before his or her Renter receives an Access Card. Renter's Access Card shall expire at the end of the lease term and may be reactivated upon provision of proof of residency.

Renter who is designated by a Resident as the beneficial user of the Resident's rights to use the Amenities shall be entitled to the same rights and privileges to use the Amenities as the Resident, subject

to all Amenity Policies. During the period when a Renter is designated as the beneficial user, the Resident shall not be entitled to use the Amenities. In other words, Renter's and Resident's cannot simultaneously hold Amenity privileges associated with that residential unit. Residents may retain their Amenities rights in lieu of granting them to their Renters.

Residents shall be responsible for all charges incurred by their Renters which remain unpaid after the customary billing and collection procedures established by the District. Residents are responsible for the department of their respective Renter, including the Renter's adherence to the Amenity Policies.

- (7) **Access Cards.** Access Cards will be issued to each Household at the time they are closing upon property within the District, or upon approval of Non-Resident Patron application and payment of applicable Annual User Fee, or upon verification and approval of Renter designation. Proof of property ownership may be required annually. All Patrons must use their Access Card for entrance to the Amenities. Access Card shall not be issued to Non-Residents. A maximum of two (2) Access Cards will be issued per Household.

All Patrons must use their Access Cards for entrance to the Amenity Facilities. Each Household will be authorized initial Access Cards free of charge after which a fee shall be charged for each additional Access Card in accordance with the Amenity Rates then in effect.

Patrons must scan their Access Cards in the card reader to gain access to the Amenities. This Access Card system provides a security and safety measure for Patrons and protects the Amenities from non-Patron entry. Under no circumstances, shall a Patron provide their Access Card to another person, whether Patron or non-Patron, to allow access to the Amenities.

Access Cards are the property of the District and are non-transferable except in accordance with the District's Amenity Policies. All lost or stolen cards must be reported immediately to District Staff. Fees shall apply to replace any lost or stolen cards.

GENERAL AMENITY POLICIES

- (1) **Hours of Operation.** All hours of operation of the Amenities will be established and published by the District on its website. The District may restrict access or close some or all of the Amenities due to inclement weather, for purposes of providing a community activity, for making improvements, for conducting maintenance, or for other purposes as circumstances may arise. Any programs or activities of the District may have priority over other users of the Amenities. Unless otherwise posted on the website, all outdoor Amenities are open only from dawn until dusk. The specific, current hours of operation for several of the Amenities, which may be amended from time to time and which may be subject to closure for holidays and other special circumstances, are as published on the District's website. No Patron or Guest is allowed in the service areas of the Amenities.
- (2) **General Usage Guidelines.** The following guidelines supplement specific provisions of the Amenity Policies and are generally applicable and shall govern the access and use of the Amenities:

 - (a) **Registration and Access Cards.** Each Patron must scan in an Access Card in order to access the Amenities and must have his or her assigned Access Card in their possession and available for inspection upon District Staff's request. Access Cards are only to be used by the Patron to whom they are issued.
 - (b) **Attire.** With the exception of the pool and wet areas where bathing suits are permitted, Patrons and Guests must be properly attired with shirts and shoes to use the Amenities for each facility's intended use. Bathing suits and wet feet are not allowed indoors with the exception of the bathrooms appurtenant to the pool area.
 - (c) **Food and Drink.** Food and drink will be limited to designated areas only. No glass containers of any type are permitted at any of the Amenities. All persons using any of the Amenities must keep the area clean by properly disposing of trash or debris.
 - (d) **Parking and Vehicles.** Vehicles must be parked in designated areas. Vehicles should not be parked on grass lawns, or in any way which blocks the normal flow of traffic. During special events, alternative parking arrangements may be authorized but only as directed by District staff. Off-road bikes/vehicles (including ATV's) and motorized scooters are prohibited on all property owned, maintained and operated by the District or at any of the Amenities within District unless they are owned by the District.
 - (e) **Fireworks.** Fireworks of any kind are not permitted anywhere on District owned property or adjacent areas.
 - (f) **Skateboards, Etc.** Bicycles, skateboards or rollerblades are not permitted on Amenity property which includes, but is not limited to, the amenity parking lot, pool area, open fields, playground area and sidewalks surrounding these areas.
 - (g) **Grills.** Personal barbeque grills are not permitted at the Amenities or on any other District owned property.
 - (h) **Firearms.** Firearms are not permitted in the Amenities unless the Patron is authorized to possess and carry a firearm under Florida law. Among other prohibitions, no firearms may be carried to any meeting of the District's Board of Supervisors.
 - (i) **Equipment.** All District equipment, furniture and other tangible property must be returned in good condition after use. Patrons and Guests are encouraged to notify District Staff if such items need repair, maintenance or cleaning.
 - (j) **Littering.** Patrons and Guests are responsible for cleaning up after themselves and helping to keep the Amenities clean at all times.

- (k) **Bounce Houses and Other Structures.** The installation and use of bounce houses and similar apparatus is prohibited on District property. No exceptions will be made.
- (l) **Excessive Noise.** Excessive noise that will disturb other Patrons and Guests is not permitted, including but not limited to use of cellular phones and speakers of any kind that amplify sound.
- (m) **Lost or Stolen Property.** The District is not responsible for lost or stolen items. The Amenity Manager is not permitted to hold valuables or bags for Patrons or Guests. All found items should be turned in to the Amenity Manager for storage in the lost and found. Items will be stored in the lost and found for two weeks after which District Staff shall dispose of such items in such manner as determined in its sole discretion; provided, however, that District Staff shall not be permitted to keep such items personally or to give such items to a Patron not otherwise claiming ownership.
- (n) **Trespassing / Loitering.** There is no trespassing or loitering allowed at the Amenities. Any individual violating this policy may be reported to the local authorities.
- (o) **Compliance with Laws and District Rules and Policies.** All Patrons and Guests shall abide by and comply with all applicable federal, state and local laws, rules, regulations, ordinances and policies, as well as all District rules and policies, while present at or utilizing the Amenities, and shall ensure that any minor for whom they are responsible also complies with the same. Failure to abide by any of the foregoing may be a basis for suspension or termination of the Patron's privileges to use or access the Amenities.
- (p) **Courtesy.** Patrons and their Guests shall treat all staff members and other Patrons and Guests with courtesy and respect. Disrespectful or abusive treatment of District Staff or its contractors may result in suspension or termination of Amenity access and usage privileges.
- (q) **Emergencies.** In the event of an injury, property damage or other emergency, please contact District Staff immediately in accordance with the terms of this policy contained herein.
- (r) **False Alarms.** Any Patron improperly attempting to enter the Amenity Facilities outside of regular operating hours or without the use of a valid Access Card and who thereby causes a security alert will be responsible for the full amount of any fee charged to the District in connection with such security alert and related response efforts.

SMOKING, DRUGS AND ALCOHOL

Smoking, including using any paraphernalia designed to consume tobacco or other substances such as vaping and electric and non-electronic devices, is prohibited anywhere inside the Amenity Facilities, including any building, or enclosed or fenced area to the maximum extent of the prohibitions set forth in the Florida Clean Indoor Air Act or other subsequent legislation. Additionally, to the extent not prohibited by law, smoking is discouraged in all other areas of the Amenities and on District owned property. All waste must be disposed of in the appropriate receptacles. Any violation of this policy shall be reported to District Staff.

Possession, use and/or consumption of illegal drugs or alcoholic beverages is prohibited at the Amenities and on all other District owned property. Any person that appears to be under the influence of drugs or alcohol will be asked to leave the Amenities. Violation of this policy may result in suspension or termination of Amenity access and usage privileges and illegal drug use may be punished to the maximum extent allowed by law.

SERVICE ANIMAL POLICY

Dogs or other pets (with the exception of “Service Animals” as defined by Florida law, trained to do work or perform tasks for an individual with a disability, including a physical, sensory, psychiatric, intellectual or other mental disability) are not permitted within any District-owned public accommodations including, but not limited to, Amenity buildings (offices, social halls and fitness center), pools, various sport courts and other appurtenances or related improvements. A Service Animal must be kept under the control of its handler by leash or harness, unless doing so interferes with the Service Animal’s work or tasks or the individual’s disability prevents doing so. The District may remove the Service Animal only under the following conditions:

- If the Service Animal is out of control and the handler does not take effective measures to control it;
- If the Service Animal is not housebroken; or,
- If the Service Animal’s behavior poses a direct threat to the health and safety of others.

The District is prohibited from asking about the nature or extent of an individual’s disability to determine whether an animal is a Service Animal or pet. However, the District may ask whether an animal is a Service Animal required because of a disability and what work or tasks the animal has been trained to perform.

SWIMMING POOL POLICIES

- (1) **Operating Hours.** Swimming is permitted only during designated hours, as posted at the pool. Swimming after dusk is prohibited by the Florida Department of Health.
- (2) **Swim at Your Own Risk.** No Lifeguards will be on duty. All persons using the pool do so at their own risk and must abide by all swimming pool rules and policies.
- (3) **Supervision of Minors.** Minors fourteen (14) years of age or under must be accompanied by, and supervised by, an adult at least eighteen (18) years of age at all times for usage of the pool. All children five (5) years of age or younger, as well as all children who are unable to swim by themselves, must be supervised by a responsible individual eighteen (18) years of age or older, always within arm's length when on the pool deck or in the pool. All children, regardless of age, using inflatable armbands (i.e., water wings) or any approved Coast Guard flotation device MUST be supervised one-on-one by an adult who is in the water and within arm's length of the child.
- (4) **Aquatic Toys and Recreational Equipment.** No flotation devices are allowed in the pool except for water wings and swim rings used by small children, under the direct supervision of an adult as specified in Section (3) immediately above. Inflatable rafts, balls, pool floats and other toys and equipment are prohibited.
- (5) **Prevention of Disease.** All swimmers must shower before initially entering the pool. Persons with open cuts, wounds, sores or blisters, nasal or ear discharge may not use the pool. No person should use the pool with or suspected of having a communicable disease which could be transmitted through the use of the pool.
- (6) **Attire.** Appropriate swimming attire (swimsuits) must be worn at all times. No thongs or Brazilian bikinis are allowed. Wearing prohibited attire will result in immediate expulsion from the pool area.
- (7) **Horseplay** No jumping, pushing, running, wrestling, excessive splashing, sitting or standing on shoulders, spitting water, or other horseplay is allowed in the pool or on the pool deck area.
- (8) **Diving.** Diving is strictly prohibited at the pool. Back dives, back flips, back jumps, cannonball splashing or other dangerous actions are prohibited.
- (9) **Weather.** The pool and pool area will be closed during electrical storms or when rain makes it difficult to see any part of the pool or pool bottom clearly. The pool will be closed at the first sound of thunder or sighting of lightning and will remain closed for thirty (30) minutes after the last sighting. Everyone must leave the pool deck immediately upon hearing thunder or sighting lightning.
- (10) **Pool Furniture; Reservation of Tables or Chairs.** Tables and chairs may not be removed from the pool deck. Tables or chairs on the deck area may not be reserved by placing towels or personal belongings on them.
- (11) **Entrances.** Pool entrances must be kept clear at all times.
- (12) **Pollution.** No one shall pollute the pool. Anyone who does pollute the pool is liable for any costs incurred in treating and reopening the pool.
- (13) **Swim Diapers.** Children under the age of three (3) years, and anyone who is not reliably toilet trained, must wear rubber lined swim diapers, as well as a swimsuit over the swim diaper, to reduce the health risks associated with human waste contaminating the swimming pool and deck area. If contamination occurs, the pool will be shocked and closed for a period of at least twelve (12) hours. Persons not abiding by this policy shall be responsible for any costs incurred in treating and reopening the pool.

- (14) **Staff Only.** Only authorized staff members and contractors are allowed in the service and chemical storage areas. Only authorized staff members and contractors may operate pool equipment or use pool chemicals.
- (15) **Pool Closure.** In addition to Polk County and the State of Florida health code standards for pools and pool facilities, and as noted above, the pool may be closed for the following reasons:
- During severe weather conditions (heavy rain, lightning and thunder) and warnings, especially when visibility to the pool bottom is compromised (deck also closed).
 - For thirty (30) minutes following the last occurrence of thunder or lightning (deck also closed).
 - Operational and mechanical treatments or difficulties affecting pool water quality.
 - For a reasonable period following any mishap that resulted in contamination of pool water.
 - Any other reason deemed to be in the best interests of the District as determined by District staff.
- (16) **Containers.** No glass, breakable items, or alcoholic beverages are permitted in the pool area. No food or chewing gum is allowed in the pool.
- (17) **No Private Rentals.** The pool area is not available for rental for private events. All pool rules and limitations on authorized numbers of Guests remain in full affect during the rental of other Amenity areas.
- (18) **Programming.** District Staff reserves the right to authorize all programs and activities, including with regard to the number of guest participants, equipment, supplies, usage, etc., conducted at the pool, including swim lessons, aquatic/recreational programs and pool parties. Any organized activities taking place at the Amenity Center must first be approved by the District.

PLAYGROUND POLICIES

- (1) **Use at Own Risk.** Patrons and Guests may use the playgrounds and parks at their own risk and must comply with all posted signage.
- (2) **Hours of Operation.** Unless otherwise posted, all playground and park hours are from dawn to dusk.
- (3) **Supervision of Children.** Supervision by an adult eighteen (18) years and older is required for children fourteen (14) years of age or under. Children must always remain within the line of sight of the supervising adult. All children are expected to play cooperatively with other children.
- (4) **Shoes.** Proper footwear is required and no loose clothing especially with strings should be worn.
- (5) **Mulch.** The mulch material is necessary for reducing fall impact and for good drainage. It is not to be picked up, thrown, or kicked for any reason.
- (6) **Food & Drink.** No food, drinks or gum are permitted on the playground, but are permitted at the parks. Patrons and Guests are responsible for clean-up of any food or drinks brought by them to the parks.
- (7) **Glass Containers.** No glass containers are permitted.

LAKES AND PONDS POLICIES

Lakes and Ponds (used interchangeably and reference to one shall implicate the other) within the District primarily function as retention ponds to facilitate the District's system for treatment and attenuation of stormwater runoff and overflow. As a result, contaminants may be present in the water. These policies are intended to limit contact with such contaminants and ensure the continued operations of the Ponds while allowing limited recreational use of the same.

- (1)** Users of District Lakes shall not engage in any conduct or omission that violates any ordinance, resolution, law, permit requirement or regulation of any governmental entity relating to the District Lakes.
- (2)** Wading and swimming in District Lakes are prohibited.
- (3)** Patrons may fish from District Lakes. However, the District has a "catch and release" policy for all fish caught in these waters.
- (4)** Pets are not allowed in the District Lakes.
- (5)** Owners of property lying contiguous to the District Lakes shall take such actions as may be necessary to remove underbrush, weeds or unsightly growth from the Owner's property that detract from the overall beauty, setting and safety of the property.
- (6)** No docks or other structures, whether permanent or temporary, shall be constructed and placed in or around the District Lakes or other District stormwater management facilities unless properly permitted and approved by the District and other applicable governmental agencies.
- (7)** No pipes, pumps or other devices used for irrigation or the withdrawal of water shall be placed in or around the District Lakes, except by the District.
- (8)** No foreign materials may be disposed of in the District Lakes, including, but not limited to: tree branches, paint, cement, oils, soap suds, building materials, chemicals, fertilizers, or any other material that is not naturally occurring or which may be detrimental to the Lake environment.
- (9)** Easements through residential backyards along the community's stormwater management system are for maintenance purposes only and are not general grants for access for fishing or any other recreational purpose. Access to residents' backyards via these maintenance easements is prohibited. Unless individual property owners explicitly grant permission for others to access their backyards, entering their private property can be considered trespassing. Please be considerate of the privacy rights of other residents.
- (10)** Beware of wildlife - water moccasins and other snakes, alligators, snapping turtles, birds and other wildlife which may pose a threat to your safety are commonly found in stormwater management facilities in Florida. Wildlife may neither be removed from nor released into the District Lakes; notwithstanding the foregoing, nuisance alligators posing a threat to the health, safety and welfare may be removed by a properly permitted and licensed nuisance alligator trapper, in accordance with all applicable state and local laws, rules, ordinances and policies including but not limited to rules promulgated by the Florida Fish and Wildlife Conservation Commission ("FWC"). Anyone concerned about an alligator is encouraged to call FWC's toll-free Nuisance Alligator Hotline at 866-FWC-GATOR (866-392-4286).
- (11)** Any hazardous condition concerning the District Lakes must immediately be reported to the District Manager and the proper authorities.

SUSPENSION AND TERMINATION OF PRIVILEGES

- (1) **General Policy.** All persons using the Amenities and entering District property shall comply with the Amenity Policies established for the safe operations and maintenance of the District's Amenities. District Staff must protect the rights and privileges of rule-abiding Patrons, and inappropriate behavior by Patrons or their Guests will not be tolerated.
- (2) **Suspension of Access and Use Privileges.** The District, through its Board, District Manager, Amenity Manager and District Counsel shall have the right to restrict, suspend or terminate the Amenity privileges of any person to use the Amenities for any of the following behavior:

 - Submits false information on any application for use of the Amenities;
 - Permits the unauthorized use of an Access Card;
 - Exhibits unsatisfactory behavior, deportment or appearance;
 - Fails to pay amounts owed to the District in a proper and timely manner;
 - Fails to abide by any District rules or policies (e.g., Amenity Policies);
 - Treats the District's supervisors, staff, general/amenity management, contractors or other representatives, or other residents or guests, in an unreasonable or abusive manner;
 - Damages or destroys District property; or
 - Engages in conduct that is improper or likely to endanger the health, safety, or welfare of the District, or its supervisors, staff, amenities management, contractors or other representatives, or other residents or guests.
- (3) **Authority of District Staff and Members of the Board of Supervisors.** District Staff or their designee, and any member of the Board of Supervisors, may remove any person from one or all Amenities if any of the above-referenced behaviors are exhibited or actions committed or if in his/her reasonable discretion it is the District's best interests to do so. District Staff may at any time restrict or suspend for cause or causes, including but not limited to those described above, any person's privileges to use any or all of the Amenities until the next regularly scheduled meeting of the Board of Supervisors.
- (4) **Process for Suspension or Termination of Access and Use Privileges.** Subject to the rights of District Staff set forth in Paragraph (3) above, the following process shall govern suspension and termination of privileges:

 - (a) Offenses:

 - i. First Offense: Verbal warning by District Staff and suspension from the Amenities for up to one (1) week from the commencement of the suspension. Violation is recorded by District Staff, signed by the individual offender(s), and held on file by the District.
 - ii. Second Offense: Automatic suspension of all Amenity privileges for up to thirty (30) days from the commencement of the suspension, with the preparation by District Staff of a written report to be signed by the offender(s) and filed with the District.
 - iii. Third Offense: Suspension of all Amenity privileges for up to one (1) year. Such suspension shall run to the next regular meeting of the Board of Supervisors. At said meeting, the record of all previous offenses will be presented to the Board for recommendation of termination of the offender(s) privileges for one (1) calendar year. The length of the suspension is in the discretion of the Board and may be for less than one (1) year.
 - (b) Each offense shall expire one (1) year after such offense was committed, at which time the

number of offenses on record for such offender(s) shall be reduced by one. For example, if a first offense is committed on February 1 and a second offense on August 1, there will be two offenses on record until February 1 of the following year, at which time the first offense will expire and the second offense will thereafter be considered a first offense until it expires on the following August 1. The provisions of this Paragraph shall not at any time serve to reduce any suspensions or terminations, which may have been imposed prior to the expiration of any offenses

- (c) Notwithstanding the foregoing, any time a user of the Amenity is arrested for an act committed, or allegedly committed, while on the premises of the Amenity, or violates these Policies in a manner that, in the discretion of the District Staff upon consultation with one Board member, justifies suspension beyond the guidelines set forth above, such offender shall have all amenity privileges immediately suspended until the next Board of Supervisors meeting. At the Board meeting, the Board will be presented with the facts surrounding the arrest or violation and the Board may make a recommendation of suspension or termination of the offender's privileges, which suspension or termination may include members of the offender's Household and may, upon the first offense, equal to or exceed one year. Situations that pose a long term or continuing threat to the health, safety and welfare of the District and its residents and users, permanent termination of Amenity privileges may be warranted and considered.
- (d) Any suspension or termination of Amenity privileges may be appealed to the Board of Supervisors for reversal or reduction. The Board's decision on appeal shall be final and binding.

- (5) **Legal Action; Criminal Prosecution.** If any person is found to have committed any of the infractions noted in Paragraph 2 above, such person may additionally be subject to arrest for trespassing or other applicable legal action, civil or criminal in nature.

USE AT OWN RISK; INDEMNIFICATION

Any Patron, Guest, or other person who participates in the Activities (as defined below), shall do so at his or her own risk, and said Patron, Guest or other person and any of his or her Guests and any members of his or her Household shall indemnify, defend, release, hold harmless and forever discharge the District and its present, former and future supervisors, staff, officers, employees, representatives, agents and contractors of each (together, “Indemnitees”), for any and all liability, claims, lawsuits, actions, suits or demands, whether known or unknown, in law or equity, by any individual of any age, or any corporation or other entity, for any and all loss, injury, damage, theft, real or personal property damage, expenses (including attorneys’ fees, costs and other expenses for investigation and defense and in connection with, among other proceedings, alternative dispute resolution, trial court and appellate proceedings), and harm of any kind or nature arising out of or in connection with his or her participation in the Activities, regardless of determination of who may be wholly or partially at fault.

Should any Patron, Guest, or other person bring suit against the Indemnitees in connection with the Activities or relating in any way to the Amenities, and fail to obtain judgment therein against the Indemnitees, said Patron, Guest, or other person shall be liable to the District for all attorneys’ fees, costs and other expenses for investigation and defense and in connection with, among other proceedings, alternative dispute resolution, trial court, and appellate proceedings.

The waiver of liability contained herein does not apply to any act of intentional, willful or wanton misconduct by the Indemnitees.

For purposes of this section, the term “Activities” shall mean the use of or acceptance of the use of the Amenities, or engagement in any contest, game, function, exercise, competition, sport, event or other activity operated, organized, arranged or sponsored by the District, its contractors or third parties authorized by the District.

SOVEREIGN IMMUNITY

Nothing herein shall constitute or be construed as a waiver of the Districts’ limitations on liability contained in Section 768.28, F.S., or other statutes or law.

SEVERABILITY

The invalidity or unenforceability of any one or more provisions of these policies shall not affect the validity or enforceability of the remaining provisions, or any part of the policies not held to be invalid or unenforceable.

AMENDMENTS AND WAIVERS

The Board in its sole discretion may amend these Amenity Policies from time to time. The Board by vote at a public meeting or the District Manager may elect in its/their sole discretion at any time to grant waivers to any of the provisions of these Amenity Policies, provided however that the Board is informed within a reasonable time of any such waivers.

The above Amenity Policies and Rates were adopted on _____, 2021 by the Board of Supervisors for the VillaMar Community Development District, at a duly noticed public hearing and meeting.

Secretary/Assistant Secretary

Chairperson, Board of Supervisors

Exhibit A: Amenity Rates

Exhibit B: Amenity Access Registration Form

EXHIBIT A
AMENITY RATES

TYPE	RATE
Annual User Fee	
Replacement Access Card	

EXHIBIT B
AMENITIES ACCESS REGISTRATION FORM

**VILLAMAR COMMUNITY DEVELOPMENT DISTRICT
AMENITIES ACCESS REGISTRATION FORM**

NAME: _____

ADDRESS: _____

HOME TELEPHONE: _____

CELL PHONE: _____

EMAIL ADDRESS: _____

ADDITIONAL RESIDENT 1: _____

DOB IF UNDER 18 _____

ADDITIONAL RESIDENT 2: _____

DOB IF UNDER 18 _____

ADDITIONAL RESIDENT 3: _____

DOB IF UNDER 18 _____

ADDITIONAL RESIDENT 4: _____

DOB IF UNDER 18 _____

ADDITIONAL RESIDENT 5: _____

DOB IF UNDER 18 _____

ACCEPTANCE:

I acknowledge receipt of the Access Card(s) for the above listed residents and that the above information is true and correct. I understand that I have willingly provided all the information requested above and that it may be used by the District for various purposes. **I also understand that by providing this information that it may be accessed under public records laws.** I also understand that I am financially responsible for any damages caused by me, my family members or my guests and the damages resulting from the loss or theft of my or my family members' Access Card. It is understood that Access Cards are the property of the District and are non-transferable except in accordance with the District's rules, policies and/or regulations, and any necessary replacement will be at an applicable Replacement Access Card fee. In consideration for the admittance of the above listed persons and their guests into the facilities owned and operated by the District, I agree to hold harmless and release the District, its supervisors, agents, officers, professional staff and employees from any and all liability for any injuries that might occur, whether such occurrence happens wholly or in part by me or my family members' or guests' fault, in conjunction with the use of any of the District's Amenity Facilities (as defined in the District's Amenity Policies & Rates), as well while on the District's property. Nothing herein shall be considered as a waiver of the District's sovereign immunity or limits of liability beyond any statutory limited waiver of immunity or limits of liability which may have been adopted by the Florida Legislature in Section 768.28 Florida Statutes or other statute.

Signature of Patron (Parent or Legal Guardian if Minor)

Date

AFFIDAVIT OF RESIDENCY: (REQUIRED IF LEGAL FORM OF PROOF OF RESIDENCY NOT PROVIDED)

I hereby state that the address listed above is the bona fide residence for all residents listed in this Amenities Access Registration Form and that such address is located within the _____ Community Development District. I acknowledge that a false statement in this affidavit may subject me to penalties for making a false statement pursuant to Section 837.06, *Florida Statutes*. I declare that I have read the foregoing and the facts alleged are true and correct to the best of my knowledge and belief.

Signature of Patron

State of Florida

County of _____

The foregoing was acknowledged before me by means of ☐ physical presence or ☐ online notarization this ____ day of _____, 20____, by _____ who is [] personally known to me or [] produced _____ as identification.

(NOTARY SEAL)

Official Notary Public Signature _____

RECEIPT OF DISTRICT'S AMENITY POLICIES AND RATES:

I acknowledge that I have been provided a copy of and understand the terms in the **Amenity Policies and Rates** of the _____ Community Development District.

Signature of Patron
(Parent or Legal Guardian if minor)

Date

GUEST POLICY:

Please refer to the **Amenity Policies and Rates** for the most current policies regarding guests.

PLEASE RETURN THIS FORM TO:

Community Development District
Attn: Jill Burns, District Manager
219 East Livingston Street
Orlando, Florida 32801
Telephone: (407) 841-5524
Email: jburns@gmscfl.com

OFFICE USE ONLY:

Date Received

Date Entered in System

Staff Member Signature

PRIMARY RESIDENT:

Access Card #

ADDITIONAL INFORMATION:

Phase ____ – ____ Phase ____ – ____ Phase ____ – ____

New Construction: ____ Re-Sale: ____ Prior Owner: _____

Rental: ____ Landlord/Owner: _____

Lease Term: _____ Tenant/Renter: _____

SECTION VIII

RESOLUTION 2021-09

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE VILLAMAR COMMUNITY DEVELOPMENT DISTRICT TO DESIGNATE DATE, TIME AND PLACE OF PUBLIC HEARING AND AUTHORIZATION TO PUBLISH NOTICE OF SUCH HEARING FOR THE PURPOSE OF ADOPTING AMENITY POLICIES AND RATES; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the VillaMar Community Development District (the "District") is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*, being situated entirely within the City of Winter Haven, Polk County, Florida; and

WHEREAS, Chapter 190, *Florida Statutes*, authorizes the District's Board of Supervisors ("Board") to adopt rules setting amenity rates pursuant to Chapter 120, *Florida Statutes*.

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

SECTION 1. The Board of Supervisors will hold a public hearing to adopt Amenity Policies and Rates setting forth the suspension and termination of privileges related to the use of the district's recreational facilities and services, and establish non-resident fees and rental rates, among others, related to the use of the District's recreational facilities and services, a proposed copy of which is attached hereto as **Exhibit A** ("Amenity Rules"). The Board will hold a public hearing on _____, 2021, at __:00 a/p.m., at _____.

It is anticipated that, due to the current COVID-19 public health emergency, this public hearing may be conducted remotely utilizing telephonic or video conferencing communications media technology pursuant to Executive Orders 20-52 and 20-69, as amended, supplemented and extended, and pursuant to Section 120.54(5)(b)2., *Florida Statutes*. Anyone wishing to access or participate in the public hearing and regular meeting should refer to the District's website at <https://lucerneparkcdd.com/> or contact the District Manager at jburns@gmscfl.com, beginning seven (7) days in advance of the public hearing to obtain access information.

SECTION 2. The District Secretary is directed to publish notice of the hearing in accordance with Section 120.54, *Florida Statutes*.

SECTION 3. This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED this ____ day of _____, 2021.

ATTEST:

VILLAMAR COMMUNITY DEVELOPMENT DISTRICT

Secretary/Assistant Secretary

Chairperson, Board of Supervisors

Exhibit A Amenity Rules

SECTION IX

PREPARED BY AND RETURN TO:

Michelle K. Rigoni, Esquire
HOPPING GREEN & SAMS, P.A.
119 South Monroe Street, Suite 300
Tallahassee, Florida 32301

SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED is executed as of this _____ day of _____, 2021, by **HIGHLAND CASSIDY, LLC**, a Florida limited liability company, with a mailing address of 346 E. Central Avenue, Winter Haven, Florida 33880 (hereinafter called the “grantor”), in favor of **VILLAMAR COMMUNITY DEVELOPMENT DISTRICT**, a local unit of special-purpose government, with a mailing address of 219 East Livingston Street, Orlando, Florida 32801 (hereinafter called the “grantee”).

[Wherever used herein, the terms “grantor” and “grantee” shall include the singular and plural, heirs, legal representatives, successors and assigns of individuals, and the successors and assigns of corporations, as the context requires.]

WITNESSETH:

That the grantor, for and in consideration of the sum of \$10.00 and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in Polk County, Florida, further described as:

TRACT G of VILLAMAR PHASE 2, as recorded in Plat Book 177, Pages 9-16, Public Records of Polk County, Florida.

Subject to restrictions, covenants, conditions and easements, of record; however, reference hereto shall not be deemed to reimpose same.

TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD, the same in fee simple forever.

AND the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; and hereby warrants the title to said land and will defend the same against the lawful claims of all persons or entities whomsoever claiming by, through or under grantor.

Grantor represents that grantor has complied with the requirements of Section 196.295, Florida Statutes.

Note to Recorder: This deed conveys unencumbered property to a local unit of special-purpose government for no taxable consideration. Accordingly, pursuant to Rule 12B-4.014, F.A.C., only minimal documentary stamp tax is being paid hereon.

IN WITNESS WHEREOF, the Parties have caused this Agreement to be executed as of the day and year first written above.

“GRANTOR”

Signed, sealed and delivered
in the presence of:

HIGHLAND CASSIDY, LLC
a Florida limited liability company

By: Cassidy Properties, Inc.
Its: Manager

Print Name:_____

By: Albert B. Cassidy
Its: Manager

Print Name:_____

STATE OF FLORIDA

COUNTY OF _____

SWORN TO AND SUBSCRIBED before me by means of ☐ physical presence or ☐ online notarization this ____ day of _____, 2021 by Albert B. Cassidy, as Manager of Cassidy Properties, Inc., Manager of Highland Cassidy, LLC, a Florida limited liability company, for the purposes stated herein. He is personally known to me or who has produced _____ (type of identification) as identification.

NOTARY PUBLIC, STATE OF FLORIDA

(Print, Type or Stamp Commissioned Name of
Notary Public)

ACCEPTANCE BY GRANTEE

By execution of this Special Warranty Deed, Grantee does hereby accept this conveyance, subject to the foregoing covenants, conditions, and restrictions, and agrees that it and the Property are subject to all matters hereinabove set forth. Grantee further agrees to comply with all terms, covenants, conditions, and restrictions provided in this Special Warranty Deed.

Dated this ____ day of _____, 2021.

Signed, sealed and delivered
in the presence of:

Witnesses:

**VILLAMAR COMMUNITY
DEVELOPMENT DISTRICT**, a local unit of
special-purpose government established under
Chapter 190 of the Florida Statutes

Name: _____

By: _____
Chairperson
Board of Supervisors

Name: _____

STATE OF FLORIDA
COUNTY OF _____

The foregoing instrument was acknowledged before me by means of ☐ physical presence or ☐ online notarization this ____ day of _____, 2021, by Warren K. (Rennie) Heath, II, as Chairperson of the Board of Supervisors of the VillaMar Community Development District. He/She is personally known to me or has produced _____
(type of identification) as identification.

NOTARY PUBLIC, STATE OF FLORIDA

(Print, Type or Stamp Commissioned Name of
Notary Public)

SECTION X

Patio 2000 inc.
13655 belcher rd. south
largo, fl 33771
727-531-2260

Estimate

Number villamar

Date 1/13/2021

Bill To

villamar cdd
863-585-8699

Ship To

villamar cdd
863-585-8699

PO Number	Terms	Customer #	Ship	Via	Project
			deliver	our truck	

Item #	Description	Quantity	Price Each	Tax1	Amount
KD4228HU	42" poly table	2	\$446.38		\$892.76
WT1928H	19" poly table	12	\$152.24		\$1,826.88
13751	flat arm sling chair	8	\$116.27		\$930.16
6716	armless sling chaise	34	\$232.87		\$7,917.58
DEL	deliver and set up	1	\$300.00		\$300.00
	flagstone grey frames		\$0.00		\$0.00
	#918 madras tweed surf		\$0.00		\$0.00

Amount Paid \$0.00

Amount Due \$11,867.38

Discount \$0.00

Shipping Cost \$0.00

Sub Total \$11,867.38

Sales Tax 7.00% on \$0.00 \$0.00

Total \$11,867.38

SECTION XI

Hopping Green & Sams

Attorneys and Counselors

January 28, 2021

VillaMar Community Development District
c/o District Manager
Governmental Management Services-Central Florida
219 East Livingston Street
Orlando, Florida 32801

Re: VillaMar Community Development District

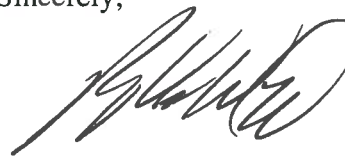
Dear District Manager:

The fee agreement in place between our firm and the District contemplates annual adjustments to the hourly billing after an annual evaluation by our firm. The firm is respectfully submitting this notification of increase in our standard hourly rates. The District will still benefit from a reduction in hourly rates as an existing client of the firm. My hourly rate will be \$365. The hourly rate of the associate most likely to provide services to the District will range from \$265 to \$285. The rate for paralegal services will be \$160. The updated hourly rates will become effective with the February billing statement, covering January 2021 time.

As always, we will continue to implement cost-effective strategies to minimize legal expenses for the District while at the same time providing thoughtful and comprehensive services.

If you have any questions, please feel free to call. We thank you for the opportunity to be of service.

Sincerely,



Roy Van Wyk

RVW/lk

cc: Rennie Heath, Chairman

Accepted:

Chair, Board of Supervisors

Date: _____

SECTION XII

SECTION C

VillaMar CDD

Field Management Report

Amenity Contractors

- ✚ Amenity on path to be online soon.
- ✚ Staff is working to gather bids for maintenance at the amenity. This will include janitorial, pool maintenance, and landscape maintenance.



Site Irrigation

- ✚ Coordinated a meeting with installer and landscaper.
- ✚ All zones have been adjusted to two times a week.



In Process

Pond Maintenance



- Some ponds identified that would benefit from regular aquatic maintenance.
- Gathering quotes and creating scope for aquatic maintenance of 5 ponds.

Conclusion

For any questions or comments regarding the above information, please contact me by phone at 407-201-1514, or by email at csmith@gmscfl.com. Thank you.

Respectfully,
Clayton Smith

SECTION 1

*Item will be
provided under
separate cover.*

SECTION D

SECTION 1

VillaMar

Community Development District

Summary of Checks

January 05, 2021 to February 22, 2021

Compl

Bank	Date	Check No.'s	Amount	
General Fund	1/7/21	106-113	\$	11,772.36
	1/22/21	114-117	\$	7,085.27
	1/28/21	118	\$	134.41
	1/29/21	119	\$	1,500.00
	2/17/21	120-121	\$	10,875.41
			\$	31,367.45
			\$	31,367.45

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT #
1/22/21	00009	1/01/21	39 202101 310-51300-34000	MANAGEMENT FEES JAN 21	*	2,916.67	
		1/01/21	39 202101 310-51300-35100	INFORMATION TECH JAN 21	*	75.00	
		1/01/21	39 202101 310-51300-31300	DISSEMINATION SVCS JAN 21	*	541.67	
		1/01/21	39 202101 310-51300-51000	OFFICE SUPPLIES JAN 21	*	2.89	
		1/01/21	39 202101 310-51300-42000	POSTAGE JAN 21	*	15.65	
		1/01/21	39 202101 310-51300-42500	COPIES JAN 21	*	8.55	
		1/01/21	40 202101 320-53800-12000	FIELD MANAGEMENT JAN 21	*	625.00	
				GOVERNMENTAL MANAGEMENT SERVICES			4,185.43 000114
1/22/21	00015	1/01/21	3241 202101 320-53800-46200	LANDSCAPE MAINT JAN 21	*	2,330.00	
				PRINCE & SONS INC.			2,330.00 000115
1/22/21	00022	1/14/21	21101951 202012 320-53800-43100	0 CHERRY BLOSSOM LN	*	118.12	
				TECO			118.12 000116
1/22/21	00016	11/30/20	1043030 202011 310-51300-48000	NOT BOS MEETING 11/12/20	*	451.72	
				THE LEDGER NEWS CHIEF			451.72 000117
1/28/21	00021	12/23/20	830828DE 202012 320-53800-43200	1040 CUNNINGHAM TRACTE	*	134.41	
				THE CITY OF WINTER HAVEN			134.41 000118
1/29/21	00013	1/28/21	01282021 202101 310-51300-49100	BOUNDARY AMENDMENT FEE	*	1,500.00	
				CITY OF WINTER HAVEN			1,500.00 000119
2/17/21	00009	2/01/21	41 202102 310-51300-34000	MANAGEMENT FEES FEB 2021	*	2,916.67	
		2/01/21	41 202102 310-51300-35100	INFORMATION TECH FEB 2021	*	75.00	
		2/01/21	41 202102 310-51300-31300	DISSEMINATION SVC FEB2021	*	541.67	
		2/01/21	41 202102 310-51300-51000	OFFICE SUPPLIES	*	2.59	
		2/01/21	41 202102 310-51300-42000	POSTAGE	*	11.20	

VMCD VILLAMAR CDD IAGUILAR

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
		2/01/21 41	202102 310-51300-42500		*	4.80	
		COPIES					
		2/01/21 42	202102 320-53800-12000		*	625.00	
		FIELD MANAGEMENT FEB2021					
			GOVERNMENTAL MANAGEMENT SERVICES				4,176.93 000120
2/17/21 00024	10/05/20	4651779	202012 300-20700-10000		*	4,354.57	
		VILLMAR DEBT 1% ADMIN FEE					
	10/05/20	4651780	202012 300-32500-10000		*	2,343.91	
		VILLAMER MAINT 1% ADMIN					
			POLK COUNTY PROPERTY APPRAISER				6,698.48 000121
				TOTAL FOR BANK A		31,367.45	
				TOTAL FOR REGISTER		31,367.45	

SECTION 2

VillaMar
Community Development District

Unaudited Financial Reporting
January 31, 2021



Table of Contents

1	<u>Balance Sheet</u>
2-3	<u>General Fund</u>
4	<u>Debt Service Fund Series 2019</u>
5	<u>Debt Service Fund Series 2020</u>
6	<u>Capital Projects Fund Series 2019</u>
7	<u>Capital Projects Fund Series 2020</u>
8-9	<u>Month to Month</u>
10	<u>Long Term Debt Report</u>
11	<u>Assesment Receipt Schedule</u>
12-14	<u>Series 2019 Construction Schedule</u>
15	<u>Series 2020 Construction Schedule</u>

VillaMar
Community Development District
Combined Balance Sheet
January 31, 2021

	<i>General Fund</i>	<i>Debt Service Fund</i>	<i>Capital Projects Fund</i>	<i>Totals Governmental Funds</i>
Assets:				
<u>Cash:</u>				
Operating Account	\$ 542,311	\$ -	\$ -	\$ 542,311
<u>Series 2019</u>				
Reserve	\$ -	\$ 415,715	\$ -	\$ 415,715
Revenue	\$ -	\$ 7,954	\$ -	\$ 7,954
Prepayment	\$ -	\$ 57,334	\$ -	\$ 57,334
Construction	\$ -	\$ -	\$ 264	\$ 264
<u>Series 2020</u>				
Reserve	\$ -	\$ 368,900	\$ -	\$ 368,900
Revenue	\$ -	\$ 3	\$ -	\$ 3
Interest	\$ -	\$ 105,482	\$ -	\$ 105,482
Construction	\$ -	\$ -	\$ 4,857,266	\$ 4,857,266
Cost of Issuance	\$ -	\$ -	\$ 0	\$ 0
Due from General Fund	\$ -	\$ 330,604	\$ -	\$ 330,604
Total Assets	\$ 542,311	\$ 1,285,991	\$ 4,857,530	\$ 6,685,831
Liabilities:				
Accounts Payable	\$ 37,454	\$ -	\$ -	\$ 37,454
Due to Debt Service	\$ 330,604	\$ -	\$ -	\$ 330,604
Retainage Payable	\$ -	\$ -	\$ 14,724	\$ 14,724
Total Liabilities	\$ 368,058	\$ -	\$ 14,724	\$ 382,782
Fund Balances:				
Unassigned	\$ 174,253	\$ -	\$ -	\$ 174,253
Assigned for Debt Service 2019	\$ -	\$ 811,606	\$ -	\$ 811,606
Assigned for Debt Service 2020	\$ -	\$ 474,385	\$ -	\$ 474,385
Assigned for Capital Projects 2019	\$ -	\$ -	\$ (14,460)	\$ (14,460)
Assigned for Capital Projects 2020	\$ -	\$ -	\$ 4,857,266	\$ 4,857,266
Total Fund Balances	\$ 174,253	\$ 1,285,991	\$ 4,842,805	\$ 6,303,049
Total Liabilities & Fund Balance	\$ 542,311	\$ 1,285,991	\$ 4,857,530	\$ 6,685,831

VillaMar
Community Development District
General Fund
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending January 31, 2021

	Adopted	Prorated Budget	Actual	
	Budget	Thru 01/31/21	Thru 01/31/21	Variance
Revenues				
Assessments - Tax Roll	\$ 217,984	\$ 180,593	\$ 180,593	\$ -
Assessments - Direct Bill	\$ 82,527	\$ 41,263	\$ 41,263	\$ -
Developer Contributions	\$ -	\$ -	\$ 60,000	\$ 60,000
Boundary Amendment Contribution	\$ -	\$ -	\$ 13,063	\$ 13,063
Total Revenues	\$ 300,511	\$ 221,857	\$ 294,919	\$ 73,063

Expenditures:

General & Administrative:

Supervisor Fees	\$ 12,000	\$ 4,000	\$ 2,400	\$ 1,600
Engineering	\$ 20,000	\$ 6,667	\$ -	\$ 6,667
Attorney	\$ 25,000	\$ 8,333	\$ 6,464	\$ 1,870
Annual Audit	\$ 4,000	\$ -	\$ -	\$ -
Assessment Administration	\$ 6,000	\$ 5,000	\$ 5,000	\$ -
Arbitrage	\$ 1,300	\$ 450	\$ 450	\$ -
Dissemination	\$ 6,000	\$ 2,000	\$ 2,542	\$ (542)
Trustee Fees	\$ 7,000	\$ 2,788	\$ 2,788	\$ -
Management Fees	\$ 35,000	\$ 11,667	\$ 11,667	\$ (0)
Information Technology	\$ 2,350	\$ 783	\$ 300	\$ 483
Telephone	\$ 250	\$ 83	\$ 7	\$ 76
Postage & Delivery	\$ 850	\$ 283	\$ 179	\$ 104
Insurance	\$ 5,700	\$ 5,700	\$ 5,947	\$ (247)
Printing & Binding	\$ 1,000	\$ 333	\$ 23	\$ 311
Legal Advertising	\$ 10,000	\$ 3,333	\$ 4,244	\$ (910)
Other Current Charges	\$ 998	\$ 333	\$ 506	\$ (173)
Boundary Amendment Expenses	\$ -	\$ -	\$ 5,425	\$ (5,425)
Office Supplies	\$ 500	\$ 167	\$ 8	\$ 158
Travel Per Diem	\$ 550	\$ 183	\$ -	\$ 183
Dues, Licenses & Subscriptions	\$ 175	\$ 175	\$ 175	\$ -
Total General & Administrative:	\$ 138,673	\$ 52,279	\$ 48,123	\$ 4,156

VillaMar
Community Development District
General Fund
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending January 31, 2021

	Adopted	Prorated Budget	Actual	
	Budget	Thru 01/31/21	Thru 01/31/21	Variance
<u>Operations and Maintenance Expenses</u>				
Field Expenses				
Property Insurance	\$ 5,000	\$ -	\$ -	\$ -
Field Management	\$ 12,500	\$ 4,167	\$ 2,500	\$ 1,667
Landscape Maintenance	\$ 37,960	\$ 12,653	\$ 9,320	\$ 3,333
Landscape Replacement	\$ 7,500	\$ 2,500	\$ -	\$ 2,500
Streetlights	\$ 11,340	\$ 3,780	\$ 1,889	\$ 1,891
Electric	\$ 1,620	\$ 540	\$ -	\$ 540
Water & Sewer	\$ 648	\$ 216	\$ 27,825	\$ (27,609)
Sidewalk & Asphalt Maintenance	\$ 500	\$ 167	\$ -	\$ 167
Irrigation Repairs	\$ 5,000	\$ 1,667	\$ -	\$ 1,667
General Repairs & Maintenance	\$ 15,000	\$ 5,000	\$ -	\$ 5,000
Contingency	\$ 5,000	\$ 1,667	\$ -	\$ 1,667
Amenity Expenses				
Amenity - Electric	\$ 10,800	\$ -	\$ -	\$ -
Amenity - Water	\$ 2,880	\$ -	\$ -	\$ -
Playground Lease	\$ 7,875	\$ -	\$ -	\$ -
Internet	\$ 675	\$ -	\$ -	\$ -
Pest Control	\$ 540	\$ -	\$ -	\$ -
Janitorial Services	\$ 7,500	\$ -	\$ -	\$ -
Security Services	\$ 7,500	\$ -	\$ -	\$ -
Pool Maintenance	\$ 14,625	\$ -	\$ -	\$ -
Amenity Repairs & Maintenance	\$ 750	\$ -	\$ -	\$ -
Contingency	\$ 5,625	\$ -	\$ -	\$ -
Total Operations and Maintenance Expenses	\$ 160,838	\$ 32,356	\$ 41,534	\$ (9,178)
Total Expenditures	\$ 299,511	\$ 84,635	\$ 89,657	\$ (5,022)
<u>Other Financing Sources/(Uses)</u>				
Capital Reserve Transfer Out	\$ (1,000)	\$ -	\$ -	\$ -
Total Other Financing Sources (Uses)	\$ (1,000)	\$ -	\$ -	\$ -
Excess Revenues (Expenditures)	\$ -		\$ 205,262	
Fund Balance - Beginning	\$ -		\$ (31,009)	
Fund Balance - Ending	\$ -		\$ 174,253	

VillaMar
Community Development District
Debt Service Fund Series 2019
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending January 31, 2021

	Adopted	Prorated Budget	Actual	
	Budget	Thru 01/31/21	Thru 01/31/21	Variance
Revenues				
Assessments	\$ 450,869	\$ 335,510	\$ 335,510	\$ -
Assessments - Lot Closings	\$ -	\$ -	\$ 3,046	\$ 45,141
Prepayments	\$ -	\$ -	\$ 45,141	\$ 3,046
Interest	\$ -	\$ -	\$ 13	\$ 13
Total Revenues	\$ 450,869	\$ 335,510	\$ 383,710	\$ 48,200
Expenditures:				
Interest - 11/1	\$ 159,547	\$ 159,547	\$ 159,547	\$ -
Special Call - 11/1	\$ 100,000	\$ 280,000	\$ 280,000	\$ -
Principal - 5/1	\$ 115,000	\$ -	\$ -	\$ -
Interest - 5/1	\$ 159,547	\$ -	\$ -	\$ -
Total Expenditures	\$ 534,094	\$ 439,547	\$ 439,547	\$ -
Excess Revenues (Expenditures)	\$ (83,225)		\$ (55,837)	
Fund Balance - Beginning	\$ 293,473		\$ 867,443	
Fund Balance - Ending	\$ 210,248		\$ 811,606	

VillaMar
Community Development District
Debt Service Fund Series 2020
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending January 31, 2021

	Adopted	Prorated Budget	Actual	
	Budget	Thru 01/31/21	Thru 01/31/21	Variance
Revenues				
Interest	\$ -	\$ -	\$ 3	\$ 3
Total Revenues	\$ -	\$ -	\$ 3	\$ 3
Expenditures:				
Interest - 11/1	\$ -	\$ -	\$ -	\$ -
Principal - 5/1	\$ -	\$ -	\$ -	\$ -
Interest - 5/1	\$ -	\$ -	\$ -	\$ -
Total Expenditures	\$ -	\$ -	\$ -	\$ -
Other Sources/(Uses)				
Bond Proceeds	\$ -	\$ -	\$ 474,382	\$ (474,382)
Total Other Financing Sources (Uses)	\$ -	\$ -	\$ 474,382	\$ (474,382)
Excess Revenues (Expenditures)	\$ -		\$ 474,385	
Fund Balance - Beginning	\$ -		\$ -	
Fund Balance - Ending	\$ -		\$ 474,385	

VillaMar
Community Development District
Capital Projects Fund Series 2019
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending January 31, 2021

	Adopted		Prorated Budget		Actual		
	Budget		Thru 01/31/21		Thru 01/31/21		Variance
<u>Revenues</u>							
Developer Contributions	\$	-	\$	-	\$	37,803	\$ 37,803
Interest	\$	-	\$	-	\$	0	\$ 0
Total Revenues	\$	-	\$	-	\$	37,803	\$ 37,803
<u>Expenditures:</u>							
Capital Outlay	\$	-	\$	-	\$	2,104	\$ (2,104)
Total Expenditures	\$	-	\$	-	\$	2,104	\$ (2,104)
Excess Revenues (Expenditures)	\$	-			\$	35,699	
Fund Balance - Beginning	\$	-			\$	(50,159)	
Fund Balance - Ending	\$	-			\$	(14,460)	

VillaMar
Community Development District
Capital Projects Fund Series 2020
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending January 31, 2021

	Adopted	Prorated Budget	Actual	
	Budget	Thru 01/31/21	Thru 01/31/21	Variance
Revenues				
Interest	\$ -	\$ -	\$ 34	\$ 34
Total Revenues	\$ -	\$ -	\$ 34	\$ 34
Expenditures:				
Capital Outlay	\$ -	\$ -	\$ 659,811	\$ (659,811)
Capital Outlay-COI	\$ -	\$ -	\$ 314,225	\$ (314,225)
Total Expenditures	\$ -	\$ -	\$ 974,036	\$ (974,036)
Other Financing Sources/(Uses)				
Bond Proceeds	\$ -	\$ -	\$ 6,025,618	\$ 6,025,618
Total Other Financing Sources (Uses)	\$ -	\$ -	\$ 6,025,618	\$ 6,025,618
Excess Revenues (Expenditures)	\$ -		\$ 5,051,617	
Fund Balance - Beginning	\$ -		\$ (194,351)	
Fund Balance - Ending	\$ -		\$ 4,857,266	

VillaMar
Community Development District
Month to Month

	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Total
<u>Revenues</u>													
Assessments - Tax Roll	\$ -	\$ 1,981	\$ 173,276	\$ 5,337	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 180,593
Assessments - Direct Bill	\$ -	\$ 41,263	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 41,263
Developer Contributions	\$ -	\$ -	\$ 60,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 60,000
Boundary Amendment Contribution	\$ -	\$ -	\$ 1,717	\$ 11,345	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 13,063
Total Revenues	\$ -	\$ 43,244	\$ 234,993	\$ 16,682	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 294,919
<u>Expenditures:</u>													
<u>General & Administrative:</u>													
Supervisor Fees	\$ 600	\$ 1,200	\$ 600	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,400
Engineering	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Attorney	\$ 1,444	\$ 2,974	\$ 2,045	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 6,464
Annual Audit	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Assessment Administration	\$ 5,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,000
Arbitrage	\$ 450	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 450
Dissemination	\$ 917	\$ 417	\$ 417	\$ 792	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,542
Trustee Fees	\$ 2,788	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,788
Management Fees	\$ 2,917	\$ 2,917	\$ 2,917	\$ 2,917	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 11,667
Information Technology	\$ 75	\$ 75	\$ 75	\$ 75	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 300
Telephone	\$ 7	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 7
Postage & Delivery	\$ 36	\$ 63	\$ 65	\$ 16	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 179
Insurance	\$ 5,947	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,947
Printing & Binding	\$ -	\$ 4	\$ 10	\$ 9	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 23
Legal Advertising	\$ 3,792	\$ 452	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4,244
Other Current Charges	\$ -	\$ 265	\$ 120	\$ 121	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 506
Boundary Amendment Expenses	\$ 2,778	\$ 231	\$ 916	\$ 1,500	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,425
Office Supplies	\$ -	\$ 3	\$ 3	\$ 3	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 8
Travel Per Diem	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Dues, Licenses & Subscriptions	\$ 175	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 175
Total General & Administrative:	\$ 26,925	\$ 8,600	\$ 7,167	\$ 5,431	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 48,123

VillaMar
Community Development District
Month to Month

	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Total
Operations and Maintenance Expenses													
Field Expenses													
Property Insurance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Field Management	\$ 625	\$ 625	\$ 625	\$ 625	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	2,500
Lake Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Fountain Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Streetlights	\$ 1,616	\$ 155	\$ 118	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	1,889
Electric	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Water & Sewer	\$ 64	\$ 27,627	\$ 134	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	27,825
Sidewalk & Asphalt Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Irrigation Repairs	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
General Repairs & Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Contingency	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Amenity Expenses													
Amenity - Electric	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Amenity - Water	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Playground Lease	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Internet	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Pest Control	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Janitorial Services	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Security Services	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Pool Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Amenity Repairs & Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Contingency	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Total Operations and Maintenance Expenses	\$ 4,635	\$ 30,737	\$ 3,208	\$ 2,955	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	41,534
Total Expenditures	\$ 31,560	\$ 39,337	\$ 10,374	\$ 8,386	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	89,657
Other Financing Sources/(Uses)													
Capital Reserve Transfer Out	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Total Other Financing Sources (Uses)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Excess Revenues (Expenditures)	\$ (31,560)	\$ 3,907	\$ 224,619	\$ 8,296	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	205,262

VillaMar

Community Development District

Long Term Debt Report

SERIES 2019, SPECIAL ASSESSMENT REVENUE BONDS		
INTEREST RATE:	3.750%, 4.000%, 4.625%, 4.875%	
MATURITY DATE:	5/1/2050	
RESERVE FUND DEFINITION	MAXIMUM ANNUAL DEBT SERVICE	
RESERVE FUND REQUIREMENT	\$415,713	
RESERVE FUND BALANCE	\$415,715	
BONDS OUTSTANDING - 06/25/19		\$7,180,000
LESS: SPECIAL CALL - 08/01/20		(\$290,000)
LESS: SPECIAL CALL - 11/1/20		(\$280,000)
CURRENT BONDS OUTSTANDING		\$6,610,000

SERIES 2020, SPECIAL ASSESSMENT REVENUE BONDS		
INTEREST RATE:	2.625%, 3.200%, 3.750%, 4.000%	
MATURITY DATE:	5/1/2051	
RESERVE FUND DEFINITION	MAXIMUM ANNUAL DEBT SERVICE	
RESERVE FUND REQUIREMENT	\$368,900	
RESERVE FUND BALANCE	\$368,900	
BONDS OUTSTANDING - 11/24/20		\$6,500,000
CURRENT BONDS OUTSTANDING		\$6,500,000

VillaMar
COMMUNITY DEVELOPMENT DISTRICT
Special Assessment Receipts
Fiscal Year 2021

\$ 234,391.18 \$ 435,456.99 \$ 669,848.17

\$ 217,983.80 \$ 404,975.00 \$ 629,657.28

ON ROLL ASSESSMENTS

Date	Distribution	Gross Amount	Commissions	Discount/Penalty	Interest	Net Receipts	34.99%	65.01%	100.00%
							O&M Portion	2019 Debt Service Portion	Total
11/23/20	ACH	\$6,016.59	(\$115.52)	(\$240.66)	\$0.00	\$5,660.41	\$1,980.67	\$3,679.74	\$5,660.41
12/01/20	ACH	\$2,005.53	(\$38.50)	(\$80.22)	\$0.00	\$1,886.81	\$660.23	\$1,226.58	\$1,886.81
12/11/20	ACH	\$140,387.10	(\$2,695.43)	(\$5,615.40)	\$0.00	\$132,076.27	\$46,215.72	\$85,860.55	\$132,076.27
12/18/20	ACH	\$391,078.35	(\$7,508.71)	(\$15,642.90)	\$0.00	\$367,926.74	\$128,743.78	\$239,182.96	\$367,926.74
12/31/20	1% Fee Adj	(\$6,698.48)	\$0.00	\$0.00	\$0.00	(\$6,698.48)	(\$2,343.91)	(\$4,354.57)	(\$6,698.48)
01/15/21	ACH	\$16,044.24	(\$311.26)	(\$481.28)	\$0.00	\$15,251.70	\$5,336.83	\$9,914.87	\$15,251.70
TOTAL		\$ 548,833.33	\$ (10,669.42)	\$ (22,060.46)	\$ -	\$ 516,103.45	\$ 180,593.32	\$ 335,510.13	\$ 516,103.45

86%	Net Percent Collected
\$ 629,657.28	Balance Remaining to Collect

DIRECT BILL ASSESSMENTS

Highland Cassidy, LLC 2020-01					
			Net Assessments	\$82,526.89	\$82,526.89
Date Received	Due Date	Check Number	Net Assessed	Amount Received	General Fund
11/23/20	12/1/20	1010	\$41,263.45	\$41,263.45	\$41,263.45
	2/1/21		\$20,631.72		
	5/1/21		\$20,631.72		
			\$ 82,526.89	\$ 41,263	\$ 41,263

VMAR Dev, LLC 2020-02					
			Net Assessments	\$120,934.38	\$120,934.38
Date Received	Due Date	Check Number	Net Assessed	Amount Received	Series 2020 Debt Service Fund
	12/1/20		\$60,467.19		
	2/1/21		\$30,223.60		
	5/1/21		\$30,233.60		
			\$ 120,924.39	\$ -	\$ -

VillaMar
Community Development District
Special Assessment Revenue Bonds, Series 2019

Date	Requisition #	Contractor	Description	Requisition
Fiscal Year 2019				
6/28/19	2	Highland Sumner, LLC	Reimbursement of construction related costs	\$ 1,536.00
6/28/19	3	Heath Construction & Management, LLC	Invoices: 177, 188, 189 & 199 - Construction Management 05/01/19 to 06/15/19	\$ 15,000.00
6/28/19	4	QGS Development, Inc.	Pay Application 1 - Phase 1 Construction	\$ 110,256.78
6/28/19	5	Horner Environmental Professionals, Inc.	Invoice: 215693 - Phase 1&2 Environmental Services - April 2019	\$ 322.50
6/28/19	6	Forterra Pipe & Precast, LLC	Invoice: 11677110 - Construction material through June 11, 2019	\$ 9,596.32
6/28/19	7	Hopping, Green & Sams	Invoices: 105198, 105742, 106415, 107001 & 107707 - Legal Services	\$ 8,500.81
6/28/19	8	Highland Cassidy, LLC	Reimbursement of construction related costs	\$ 300,231.75
7/9/19	9	Forterra Pipe & Precast, LLC	Invoice: 11678571 - Construction material through June 25, 2019	\$ 8,574.48
7/9/19	10	Wood & Associates Engineering, LLC	Invoice: 258 - Postage and blue printing services	\$ 127.20
7/31/19	11	Heath Construction & Management, LLC	Invoices: 223 & 234 - Construction Management 06/16/19 to 07/15/19	\$ 6,000.00
7/31/19	12	Wood & Associates Engineering, LLC	Invoice: 327 - Review and approval of PLUM report, bond forms and requisitions	\$ 312.50
7/31/19	13	Greenberg Traurig, P.A.	Invoice: 5110722 - TRAUD filing reimbursement	\$ 702.50
7/31/19	14	Hopping, Green & Sams	Invoice: 108318 - Project Constuction Legal Services - May 2019	\$ 228.29
7/31/19	15	Atlantic TNG, LLC	Phase 1 Construction Materials per Change Order 1	\$ 26,840.00
7/31/19	16	Atlantic TNG, LLC	Phase 1 Construction Materials per Change Order 2	\$ 69,933.00
7/31/19	17	The Kearney Companies, LLC	Pay Application 1 - Phase 2 Construction	\$ 326,184.22
8/6/19	18	Ferguson Waterworks	Invoices: 1754054 - 1755956 Phase 2 Construction Materials per Change Order 1	\$ 137,451.77
8/6/19	19	Atlantic TNG, LLC	Invoices: 124218 - 124387 Phase 2 Construction Materials per Change Order 1	\$ 39,175.00
8/6/19	20	Forterra Pipe & Precast, LLC	Invoice: 11678278 - Phase 2 Construction Materials per Change Order 1	\$ 65,637.20
8/6/19	21	Florida Soil Cement Co., LLC	Invoice: 19064 - Phase 2 Construction Materials per Change Order 1	\$ 3,202.98
8/6/19	22	QGS Development, Inc.	Pay Application 2 - Phase 1 Construction	\$ 210,118.45
8/6/19	23	Wildlife Foundation of Florida	Invoice: 19102930 - Gopher Tortoise Conservation Disturbed Site	\$ 17,613.00
8/6/19	24	Wood & Associates Engineering, LLC	Invoice: 329 - Phase 1 Engineering Contract Progress Billing through 07/07/19	\$ 1,662.50
8/15/19	25	QGS Development, Inc.	Pay Application 3 - Phase 1 Construction	\$ 341,499.20
9/14/19	26	Hopping, Green & Sams	Invoice: 108864 - Project Construction Legal Services - June 2019	\$ 101.50
9/14/19	27	Atlantic TNG, LLC	Phase 1 Construction Materials per Change Orders 3, 5 & 9	\$ 31,774.00
9/14/19	28	Ferguson Waterworks	Phase 1 Construction Materials per Change Orders 4, 6 & 10	\$ 195,789.93
9/14/19	29	Forterra Pipe & Precast, LLC	Phase 1 Construction Materials per Change Order 8	\$ 17,338.32
9/16/19	30	Highland Cassidy, LLC	Invoices: 242 & 254 - Construction Management 07/16/19 to 08/15/19	\$ 6,000.00
9/14/19	31	Atlantic TNG, LLC	Phase 1 Construction Materials per Change Order 11	\$ 8,505.00
9/14/19	32	Ferguson Waterworks	Phase 1 Construction Materials per Change Order 12	\$ 135,209.95
9/14/19	33	QGS Development, Inc.	Pay Application 4 - Phase 1 Construction	\$ 144,499.87
9/14/19	34	Hopping, Green & Sams	Invoice: 109435 - Project Construction Legal Services - July 2019	\$ 72.50
9/14/19	35	Highland Cassidy, LLC	Invoice: 261 - Construction Management 08/16/19 to 08/31/19	\$ 3,000.00
9/14/19	36	The Kearney Companies, LLC	Pay Application 2 - Phase 2 Construction	\$ 82,035.31
9/18/19	37	Ferguson Waterworks	Invoices: 1754095 - 1765533 Phase 2 Construction Materials per Change Order 2 & 4	\$ 170,838.43
9/18/19	38	Florida Soil Cement Co., LLC	Invoices: 19065 - 19076 Phase 2 Construction Materials per Change Order 2 & 4	\$ 37,895.76
9/18/19	39	Forterra Pipe & Precast, LLC	Invoice: 11679028 - Construction Materials per Change Order 2	\$ 6,755.52
9/18/19	40	The Kearney Companies, LLC	Pay Application 3 - Phase 2 Construction	\$ 4,880.88
9/18/19	41	Atlantic TNG, LLC	Invoices: 124402 - 125036 Phase 2 Construction Materials per Change Order 2 & 4	\$ 115,033.00
9/18/19	42	Ferguson Waterworks	Phase 1 Construction Materials per Change Order 13 & 14	\$ 178,325.74
N/A	43	The Kearney Companies, LLC	VOID	\$ -
TOTAL				\$ 2,838,762.16
Fiscal Year 2019				
7/1/19	Interest			\$ 1,892.19
8/1/19	Interest			\$ 9,288.22
9/1/19	Interest			\$ 6,805.39
TOTAL				\$ 17,985.80
Acquisition/Construction Fund at 06/25/18				\$ 6,099,104.54
Interest Earned thru 09/30/19				\$ 17,985.80
Requisitions Paid thru 09/30/19				\$ (2,838,762.16)
Remaining Acquisition/Construction Fund				\$ 3,278,328.18

**VillaMar
Community Development District**

Special Assessment Revenue Bonds, Series 2019

Date	Requisition #	Contractor	Description	Requisition
Fiscal Year 2020				
10/16/19	44	Highland Cassidy, LLC	Invoice: 270 - Construction Management 09/01/19 to 09/15/19	\$ 3,000.00
10/16/19	45	Wood & Associates Engineering, LLC	Invoices: 371, 372, 326, 401, 234 & 330 - Phase 1 & Phase 2 services from 4/1/19 to 9/8/19	\$ 10,845.00
10/16/19	46	The Kearney Companies, LLC	Pay Application 4 - Phase 2 Construction	\$ 533,208.35
10/18/19	47	Ferguson Waterworks	Phase 1 Construction Materials per Change Order 16	\$ 791.64
10/16/19	48	Highland Cassidy, LLC	Invoice: 280 - Construction Management 09/16/19 to 09/30/19	\$ 3,000.00
10/24/19	49	Ferguson Waterworks	Phase 2 Construction Materials per Change Order 7	\$ 81,911.19
10/24/19	50	Florida Soil Cement Co., LLC	Invoice: 19082 - Phase 2 Construction Materials per Change Order 7	\$ 11,171.56
10/16/19	51	QGS Development, Inc.	Pay Application 5 - Phase 1 Construction	\$ 250,805.54
10/16/19	52	Ferguson Waterworks	Phase 1 Construction Materials per Change Order 15	\$ 28,962.31
10/16/19	53	Ferguson Waterworks	Phase 1 Construction Materials per Change Order 17	\$ 10,876.03
10/28/19	54	Hopping, Green & Sams	Invoice: 109874 - Legal Advertisement	\$ 250.00
10/28/19	55	Highland Cassidy, LLC	Invoice: 298 - Construction Management 10/01/19 to 10/15/19	\$ 3,000.00
10/28/19	56	Ferguson Waterworks	Phase 1 Construction Materials per Change Order 18	\$ 20,561.44
10/25/19	57	City of Winter Haven	Plat Fees for VillaMar Phase 1	\$ 8,444.96
10/25/19	58	City of Winter Haven	Plat Fees for VillaMar Phase 2	\$ 5,684.60
11/7/19	59	The Kearney Companies, LLC	Invoice: 19389 - Payment Request 5 for 9/30/19 thru 10/31/19	\$ 235,971.54
11/7/19	60	QGS Development, Inc.	Pay Application 6 - Phase 1 Construction	\$ 513,149.55
11/7/19	61	Ferguson Waterworks	Phase 1 Construction Materials per Change Order 10	\$ 127,341.76
11/7/19	62	Atlantic TNG, LLC	Phase 1 Construction Materials per Change Order 10	\$ 882.00
11/7/19	63	Florida Soil Cement Co., LLC	Invoices: 19084 - 19087 - Phase 1 Construction Materials per Change Order 10	\$ 55,232.03
11/6/19	64	Hopping, Green & Sams	Invoice: 110703 - Project Construction Legal Services - Sept 2019	\$ 439.00
11/7/19	65	Wood & Associates Engineering, LLC	Invoices: 423 & 424 - Phase 1 & Phase 2 services thru 10/27/19	\$ 22,150.00
11/7/19	66	Highland Cassidy, LLC	Invoice: 308 - Construction Management 10/16/19 to 10/31/19	\$ 3,000.00
11/7/19	67	Horner Environmental Professionals, Inc.	Invoice: 216045 - Phase 2 services for September 2019	\$ 6,496.25
11/20/19	68	Ferguson Waterworks	Phase 1 Construction Materials per Change Order 19	\$ 7,303.24
11/21/19	69	Highland Cassidy, LLC	Invoice: 317 - Construction Management 11/1/19 to 11/15/19	\$ 3,000.00
11/25/19	70	Ferguson Waterworks	Phase 1 Construction Materials per Change Order 20	\$ 54.11
12/5/19	71	The Kearney Companies, LLC	Pay Application 6 - Phase 2 Construction	\$ 293,674.11
12/5/19	72	QGS Development, Inc.	Pay Application 7 - Phase 1 Construction	\$ 306,823.20
12/6/19	73	Ferguson Waterworks	Invoice: 1784503 - Phase 2 Construction Materials per Change Order 11	\$ 718.20
12/6/19	74	Florida Soil Cement Co., LLC	Invoices: 19086-CR, 19089, 19090, 19091, 19092, 19093, 19098, 19099 & 19100 - Phase 2 Construction Materials per Change Order 11	\$ 38,205.43
12/6/19	75	Highland Cassidy, LLC	Invoice: 328 - Construction Management 11/16/19 to 11/30/19	\$ 3,000.00
12/19/19	76	Highland Cassidy, LLC	Invoice: 335 - Construction Management 12/1/19 to 12/15/19	\$ 3,000.00
12/27/19	77	Ferguson Waterworks	Phase 1 Construction Materials per Change Order 22	\$ 6,562.02
12/27/19	78	Atlantic TNG, LLC	Phase 1 Construction Materials per Change Order 21	\$ 1,503.00
12/27/19	79	QGS Development, Inc.	Pay Application 8 - Phase 1 Construction	\$ 161,849.03
1/3/20	80	Highland Cassidy, LLC	Invoice: 344 - Construction Management 12/16/19 to 12/31/19	\$ 3,000.00
1/3/20	81	G.B. Collins Engineering	Invoices: 6335 & 6272 - Entry Pool Plan for Amenity Center	\$ 13,200.00
1/3/20	82	Furr & Wegman Architects, P.A.	Invoice: 1873.03 - Construction Documents & Additional Services for Amenity Center	\$ 1,857.29
1/3/20	83	Ferguson Waterworks	Invoices: 1780754, 1790704, 1790849, 1791056 & 1782146 - Phase 2 Construction Materials per Change Order 12	\$ 1,876.49
1/3/20	84	The Kearney Companies, LLC	Pay Application 7 - Phase 2 Construction	\$ 216,924.46
1/3/20	85	Tampa Electric	Invoice: 20191962 - Electrical Services for VillaMar CDD	\$ 187,723.45
1/14/20	86	Wood & Associates Engineering, LLC	Invoices: 504 & 509 - Phase 1 and Phase 1 Plat services thru 11/24/19	\$ 7,650.00
2/3/20	87	Highland Cassidy, LLC	Invoice: 354 - Construction Management 1/1/20 to 1/15/20	\$ 3,000.00
2/3/20	88	Wood & Associates Engineering, LLC	Invoice: 506 - Engineer Services 9/9/19 thru 11/27/19	\$ 1,200.00
2/3/20	89	Ferguson Waterworks	Phase 1 Construction Materials per Change Order 23	\$ 13,905.52
2/3/20	90	Ferguson Waterworks	Phase 1 Construction Materials per Change Order 24	\$ 6,177.18
2/3/20	91	Ferguson Waterworks	Phase 1 Construction Materials per Change Order 25	\$ 4,300.80
2/3/20	92	Ferguson Waterworks	Phase 1 Construction Materials per Change Order 26	\$ 3,424.45
2/3/20	93	Horner Environmental Professionals, Inc.	Invoice: 215987 - Permit updates	\$ 1,710.00
2/3/20	94	Wood & Associates Engineering, LLC	Invoices: 505 & 502 - Phase 2 services 9/9/19 thru 11/24/19 & Phase 2 Plat services 10/28/19 thru 11/24/19	\$ 10,600.00
2/11/20	95	Ferguson Waterworks	Invoices: 1753208-4, CM104354, CM104564, CM104588, CM104635 - Phase 1 Construction Materials per Change Order 27	\$ 2,267.46
2/25/20	96	Tampa Electric Company	Invoice: 20191959 - Cunningham Road/CR 653	\$ 104,994.98
N/A	97	Highland Cassidy, LLC	VOID	\$ -
4/27/20	98	QGS Development, Inc.	Pay Application 9 - Phase 1 Construction	\$ 214,056.24
4/27/20	99	The Kearney Companies, LLC	Pay Application 8 & 9 - Phase 2 Construction	\$ 125,105.04
5/29/20	100	City of Winter Haven	Invoices: 54706, 54707 & 54708 - Pickett Plat Review Phases 1, 2 & 2A	\$ 3,852.50
5/29/20	101	Ferguson Waterworks	Phase 2 Construction Materials per Change Order 13 & 14	\$ 11,758.40
5/29/20	102	Ferguson Waterworks	Phase 1 Construction Materials per Change Order 28	\$ 671.12
5/29/20	103	Florida Soil Cement Co., LLC	Phase 2 Construction Materials per Change Order 13 & 14	\$ 81,655.89
5/29/20	104	Furr & Wegman Architects, P.A.	Invoice: 1873.04 - Amenity Center Architectural Services	\$ 1,089.86
5/29/20	105	GeoPoint Surveying	Invoice: 54305 - Surveying Services	\$ 7,447.50
5/29/20	106	Highland Cassidy, LLC	Invoice: 360, 373 & 382 - Construction Management Services - 01/16/20 - 02/29/20	\$ 9,000.00
5/29/20	107	Hopping, Green & Sams	Invoice: 112983 - Project Construction Services - January 2020	\$ 63.00
5/29/20	108	QGS Development, Inc.	Pay Application 10 - Phase 1 Construction	\$ 219,726.39
5/29/20	109	Wood & Associates Engineering, LLC	Invoices: 555 & 584 - Plat & Construction Engineering Services	\$ 4,962.50
6/11/20	110	Ferguson Waterworks	Phase 2 Construction Materials per Change Order 15 & 16	\$ 13,025.32
6/11/20	111	Ferguson Waterworks	Phase 1 Construction Materials per Change Order 29, 30, 31 & 32	\$ 4,863.82
6/11/20	112	Florida Soil Cement Co., LLC	Phase 2 Construction Materials per Change Order 15	\$ 5,839.48
6/11/20	113	GeoPoint Surveying	Invoice: 54887 - Surveying Services	\$ 3,817.50
6/11/20	114	Greenland Services, LLC	Invoice: 20330 - Phase 1 Clearing	\$ 400.00
6/11/20	115	Hopping, Green & Sams	Invoices: 113683 & 114169 - Project Construction Services	\$ 3,281.50
6/11/20	116	The Kearney Companies, LLC	Pay Application 10 & 11 - Phase 2 Construction	\$ 48,932.86
6/11/20	117	QGS Development, Inc.	Pay Applications 11 & 12 - Phase 1 Construction	\$ 112,031.29
6/11/20	118	Wood & Associates Engineering, LLC	Invoices: 403, 503, 532, 594, 639, 640 & 671 - Engineering Services	\$ 15,952.50
N/A	119	National Floor Insurance Program	Phase 2 - FEMA Submittal - VOIDED	\$ -
6/11/20	120	Cypress Signs	Invoice: m9216 - VillaMar Sign	\$ 2,152.75
6/11/20	121	Ferguson Waterworks	Phase 1 Construction Materials per Change Order 33	\$ 593.53
6/11/20	122	GeoPoint Surveying	Invoice: 56081 - Surveying Services	\$ 2,402.50
6/11/20	123	Highland Cassidy, LLC	Invoice: 389 - Construction Management Services - 03/01/20 - 03/15/20	\$ 3,000.00
6/11/20	124	Hopping, Green & Sams	Invoice: 114892 - Project Construction Services - April 2020	\$ 116.00
6/12/20	125	Wood & Associates Engineering, LLC	Invoices: 517 & 585 - Amenity Construction Engineering Services	\$ 1,803.31
8/18/20	126	QGS Development, Inc.	Pay Application 13 - Phase 1 Construction	\$ 287,201.73
6/11/20	127	Hub International Midwest West	Invoices: 1759035, 1759040 & 1759220 - Business Premiums Phase 1, 2 & 2A	\$ 27,575.00
6/11/20	128	Ferguson Waterworks	Phase 1 Construction Materials per Change Order 34	\$ 91.60
6/11/20	129	GeoPoint Surveying	Invoice: 56339 - Surveying Services	\$ 500.00
7/6/20	130	Ferguson Waterworks	Phase 1 Construction Materials per Change Order 35	\$ 1,332.57
7/6/20	131	Hopping, Green & Sams	Invoice: 115398 - Project Construction Services - May 2020	\$ 1,032.50
7/6/20	132	Wood & Associates Engineering, LLC	Invoices: 551, 638, 670, 684 & 685 - Construction Engineering Services	\$ 6,720.00
8/21/20	133	Danielle Fence	Invoice: 66473 - Fence Installation	\$ 7,384.00
8/21/20	134	Ferguson Waterworks	Phase 1 Construction Materials per Change Order 36	\$ 348.50
8/21/20	135	The Kearney Companies, LLC	Pay Applications 12 & 13 - Phase 2 Construction	\$ 229,500.38
8/21/20	136	Greenland Services, LLC	Invoice: 20905 & 20906 - Phase 1 & 2 Common Area & Buffer Landscape Installation	\$ 156,387.78
8/21/20	137	Hamilton Engineering & Surveying, Inc.	Invoice: 61623 - Construction Staking	\$ 487.50
8/21/20	138	Danielle Fence	Invoice: 99925 - Post & Rail Fence Deposit	\$ 6,997.20
9/16/20	139	Danielle Fence	Invoice: 66474 - Post and Rail Fence Payment	\$ 8,128.00
9/16/20	140	Hopping, Green & Sams	Invoice: 116331 - project construction thru 06/30/20	\$ 2,631.50
10/9/20	141	Hopping, Green & Sams	Invoice: 116931 - project construction thru 7/31/20	\$ 835.48
11/18/20	142	Hopping, Green & Sams	Invoice: 118057 - project construction thru 9/30/20	\$ 43.50
12/21/20	143	Hopping, Green & Sams	Invoice # 118800 - Project Construction thru 10/31/20	\$ 126.00

TOTAL

\$ 4,981,603.21

VillaMar
Community Development District
Special Assessment Revenue Bonds, Series 2019

Fiscal Year 2020				
10/1/19	Interest		\$	5,414.18
11/1/19	Interest		\$	3,526.67
12/1/19	Interest		\$	1,647.05
1/1/20	Interest		\$	832.80
2/1/20	Interest		\$	127.47
2/10/20		Rcvd overpayment from Atlantic TNG for Req # 62	\$	42.00
2/10/20		Developer Funding Request	\$	55,495.63
2/10/20		Rcvd overpayment from Ferguson for Req # 73 & 83	\$	123.56
2/14/20		Rcvd overpayment from Ferguson for Req # 61	\$	6,063.89
2/25/20		Rcvd overpayment from Florida Soil for Req # 63 & 74	\$	4,449.41
3/1/20	Interest		\$	65.92
4/1/20	Interest		\$	3.89
4/20/20		Developer Funding Request	\$	339,161.28
5/1/20	Interest		\$	0.44
5/21/20		Developer Funding Request	\$	330,855.49
6/1/20	Interest		\$	0.43
6/5/20		Credit received on upsize in reclaim water improvement	\$	264,513.51
7/1/20	Interest		\$	0.32
8/1/20	Interest		\$	0.05
8/13/20		Reimbursement for Engineering overpayment - Requisition 118	\$	3,900.00
8/13/20		Developer Funding Request	\$	287,201.73
8/20/20		Developer Funding Request	\$	384,987.68
8/20/20		Developer Funding Request	\$	6,997.20
9/1/20	Interest		\$	0.34
9/15/20			\$	8,128.00
10/1/20	Interest		\$	0.01
		TOTAL	\$	1,703,538.95
		Acquisition/Construction Fund at 09/30/19	\$	3,278,328.18
		Interest Earned thru 1/31/21	\$	1,703,538.95
		Requisitions Paid thru 1/31/21	\$	(4,981,603.21)
		Remaining Acquisition/Construction Fund	\$	263.92

VillaMar
Community Development District
Special Assessment Revenue Bonds, Series 2020

Date	Requisition #	Contractor	Description	Requisition
Fiscal Year 2021				
11/25/20	1	Highland Cassidy	Reimbursement of Engineering/Permit/Fees/Gvmnt/Enviro Costs	\$ 170,829.35
11/25/20	2	VMAR DEV, LLC	Reimbursement of Legal/Permit/Fees/Gvmnt/Enviro Costs	\$ 23,822.70
12/11/20	3	QGS Development, Inc.	Pay Application # 217231000001 for services thru 11/30/20	\$ 73,998.26
12/21/20	4	Hopping Green & Sams	Invoice # 118802 - Phase 3 Construction for October 2020	\$ 2,312.00
12/21/20	5	Ferguson Waterworks	Invoice # 1862469 & 1863585 - Storm, Sewer, Watermain & Reclaimed Material	\$ 4,112.00
1/5/21	6	VMAR DEV, LLC	Invoice # 818 & 819 - Construction Management from 11/1/20 - 11/30/20	\$ 6,000.00
1/5/21	7	VMAR DEV, LLC	Invoice # 815 - Construction Management from 12/1/20 - 12/15/21	\$ 3,000.00
1/6/21	8	QGS Development, Inc.	Pay Application # 217231000002 for services thru 12/31/20	\$ 105,450.44
1/13/21	9	Horner Environmental Profesionals, Inc.	Invoice # 217108 - Services for November 2020	\$ 6,327.00
1/13/21	10	VMAR DEV, LLC	Invoice # 837 - Construction Management from 12/16/20 - 12/31/20	\$ 3,000.00
1/29/21	14	QGS Development, Inc.	Pay Application # 217231000003 for services theu 1/31/21	\$ 455,310.03
TOTAL				\$ 854,161.78
Fiscal Year 2020				
12/1/20		Interest		\$ 6.37
1/5/21		Interest		\$ 27.87
TOTAL				\$ 34.24
Acquisition/Construction Fund at 11/24/20				\$ 5,711,393.35
Interest Earned thru 1/31/21				\$ 34.24
Requisitions Paid thru 1/31/21				\$ (854,161.78)
Remaining Acquisition/Construction Fund				\$ 4,857,265.81

SECTION 3

SECTION (a)

Requisition	Payee/Vendor	Amount
8	QGS Development, Inc.	\$ 105,450.44
9	Horner Environmental Professionals, Inc.	\$ 6,327.00
10	VMar Dev	\$ 3,000.00
12	VMAR Dev, LLC	\$ 3,000.00
13	Greenberg Traurig	\$ 671.00
14	QGS Development, Inc.	\$ 455,310.03
15	CIF Distributing, Inc.	\$ 54,986.00
16	VMAR Dev, LLC	\$ 3,000.00
17	Hopping, Green & Sams	\$ 750.50
18	Ferguson Waterworks	\$ 84,229.85
19	County Materials	\$ 103,340.62
20	Atlantic TNG	\$ 105,738.00
21	Hopping, Green & Sams	\$ 455.13
22	Ferguson Waterworks	\$ 3,715.56
23	Atlantic TNG	\$ 18,624.00
24	Atlantic TNG	\$ 7,863.00
25	Leading Edge Land Services, Inc.	\$ 819.25
26	Signature Privacy Walls of Florida, Inc.	\$ 3,500.00
	TOTAL	\$ 960,780.38