

Riverwood Community Development District

August 16, 2022

AGENDA PACKAGE

Riverwood Community Development District
Inframark, Infrastructure Management Services
210 North University Drive, Suite 702, Coral Springs, FL 33071
Tel: 954-603-0033 Fax: 954-345-1292

August 9, 2022

Board of Supervisors
Riverwood
Community Development District

Dear Board Members:

The regular meeting and Budget Public Hearing of the Board of Supervisors of the Riverwood Community Development District will be held Tuesday, August 16, 2022, at 2:00 p.m. at the Riverwood Activity Center, located at 4250 Riverwood Drive, Port Charlotte, Florida 33953. Following is the advance agenda.

- 1. Call to Order and Roll Call**
- 2. Approval of the August 16, 2022 Agenda**
- 3. Audience Comments on Agenda Items**
- 4. Approval of Consent Agenda**
 - A. Approval of the Minutes of July 19, 2022 Meeting
 - B. Acceptance of the Financial Report and Check Registers as of July 2022
- 5. On-Site Manager's Report**
- 6. Monthly Client Report**
- 7. Safety and Access Control Supervisor Report**
- 8. Manager's Report**
 - A. Follow Up Items
- 9. Attorney's Report**
 - A. Harborside Sewer Service Agreement Update
- 10. Public Hearing Presentation of Adoption of the FY 2023 Budget**
 - A. Consideration of Resolution 2022-07, Adopting the FY 2023 Budget
 - B. Consideration of Resolution 2022-08, Levying Assessments
- 11. Old Business**
- 12. New Business**

Riverwood CDD

August 9, 2022

Page 2

13. Other Committee Reports

- A. Beach Club Committee: Mr. Spillane
- B. Campus Committee: Ms. Syrek
- C. Dog Park Committee: Mr. Knaub
- D. Environmental Committee: Mr. Myhrberg
- E. Finance Committee: Ms. Syrek
- F. RV Park Committee Report: Mr. Myhrberg
- G. Safety & Access Control Committee: Mr. Knaub
- H. Sewer Committee: Mr. Gipp
- I. Strategic Planning Committee: Mr. Myhrberg
- J. Water/Utility Committee: Mr. Spillane

14. Supervisor Comments

15. Audience Comments

16. Adjournment

Any supporting documents not enclosed in your agenda package will be distributed at the meeting. The balance of the agenda is routine in nature and staff will present their reports at the meeting. I look forward to seeing you at the meeting, and in the meantime, if you have any questions, please contact me.

Sincerely,

Justin Faircloth

Justin Faircloth
District Manager

Second Order of Business

RIVERWOOD COMMUNITY DEVELOPMENT DISTRICT

Board of Supervisors

Michael Spillane, Chairman
Donald Myhrberg, Vice-Chairman
Dolly Syrek, Treasurer/Assistant Secretary
Greg Gipp, Assistant Secretary
Dennis Knaub, Assistant Secretary

District Staff

Justin Faircloth, District Manager
Scott Rudacille, District Attorney

Regular Meeting and Budget Public Hearing Agenda Tuesday, August 16, 2022 at 2:00 p.m.

- 1. Call to Order and Roll Call**
- 2. Approval of the August 16, 2022 Agenda**
- 3. Audience Comments on Agenda Items**
- 4. Approval of Consent Agenda**
 - A. Approval of the Minutes of July 19, 2022 Meeting
 - B. Acceptance of the Financial Report and Check Registers as of July 2022
- 5. On-Site Manager's Report**
- 6. Monthly Client Report**
- 7. Safety and Access Control Supervisor Report**
- 8. Manager's Report**
 - A. Follow Up Items
- 9. Attorney's Report**
- 10. Public Hearing Presentation of Adoption of the FY 2023 Budget**
 - A. Consideration of Resolution 2022-07, Adopting the FY 2023 Budget
 - B. Consideration of Resolution 2022-08, Levying Assessments
- 11. Old Business**
- 12. New Business**

District Office:

Inframark, Infrastructure Management Services
210 North University Drive, Suite 702
Coral Springs, Florida 33071
(954) 603-0033

Meeting Location:

Riverwood Activity Center
4250 Riverwood Drive
Port Charlotte, Florida 33953
(941) 979-8720

13. Other Committee Reports

- A. Beach Club Committee: Mr. Spillane
- B. Campus Committee: Ms. Syrek
- C. Dog Park Committee: Mr. Knaub
- D. Environmental Committee: Mr. Myhrberg
- E. Finance Committee: Ms. Syrek
- F. RV Park Committee Report: Mr. Myhrberg
- G. Safety & Access Control Committee: Mr. Knaub
- H. Sewer Committee: Mr. Gipp
- I. Strategic Planning Committee: Mr. Myhrberg
- J. Water/Utility Committee: Mr. Spillane

14. Supervisor Comments

15. Audience Comments

16. Adjournment

The next scheduled meeting is scheduled to be held Tuesday, September 13, 2022 at 2:00 p.m.

District Office:

Inframark, Infrastructure Management Services
210 North University Drive, Suite 702
Coral Springs, Florida 33071
(954) 603-0033

Meeting Location:

Riverwood Activity Center
4250 Riverwood Drive
Port Charlotte, Florida 33953
(941) 979-8720

Fourth Order of Business

4A.

**MINUTES OF MEETING
RIVERWOOD
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Riverwood Community Development District was held on Tuesday, July 19, 2022 at 2:00 p.m. at the Riverwood Activity Center, located at 4250 Riverwood Drive, Port Charlotte, Florida.

Present and constituting a quorum were:

Michael Spillane	Chairman
Donald Myhrberg	Vice Chairman
Dolly Syrek	Treasurer/Assistant Secretary
Dennis Knaub	Assistant Secretary
Gregg Gipp	Assistant Secretary

Also present were:

Justin Faircloth	District Manager
Scott Rudacille	District Counsel
Kadeem Ramirez	Accounting Supervisor, Inframark
Stephen Bloom(by phone)	Treasurer, Inframark
Sonia Rowley(by phone)	District Accountant, Inframark
John Mercer	On-Site Manager
Mitch Gilbert	Manager, Florida Utility Solutions
Ron Lesinski	Access Control Supervisor
Members of the Public	

Following is a summary of the discussions and actions taken.

FIRST ORDER OF BUSINESS

Call to Order and Roll Call

- Mr. Spillane called the meeting to order, and Mr. Faircloth called the roll. A quorum was established.

SECOND ORDER OF BUSINESS

Approval of the July 19, 2022 Agenda

Ms. Syrek MOVED to approve the July 19, 2022 Agenda, and Mr. Knaub seconded the motion.

- Mr. Faircloth noted he emailed the Board a revised meeting schedule with requested changes. He also added a change to the minutes, on line 96 Proude should replace Proud.

- Mr. Faircloth clarified an email received by Ms. Syrek stating lines 266 through 269 reflect 60 days as well as 90 days, but for the record, it should be clear she was asking for 60 days, which will be discussed later in the meeting.

There being no further discussion,

On VOICE vote, with all in favor, the prior motion was approved as amended.

THIRD ORDER OF BUSINESS

Audience Comments on Agenda Items

Hearing no comments from the audience, the next order of business followed.

FOURTH ORDER OF BUSINESS

Approval of Consent Agenda

A. Approval of the Minutes of June 21, 2022 Meeting

B. Acceptance of the Financial Statements and Check Registers as of June 2022

On MOTION by Mr. Knaub seconded by Mr. Myhrberg with all in favor, the Consent Agenda was approved as amended. 5-0

FIFTH ORDER OF BUSINESS

On-Site Manager's Report

- Mr. Mercer reported the Roads project is going well. Eagle Trace and Royal Oak cul-de-sacs are complete. Work is being done on Rivermarsh, Grand Vista, and Lakeshore Village today.
- The trim at the guardhouse has been painted.
- The robotic mower for the sewer plant is due by the end of the month.
- The issue regarding the Proude Street fence has not been resolved. Staff is waiting for permit from Charlotte County.
- A check in the amount of \$5,150 was received for the guardhouse storm barrier claim settlement.
- There was a Charlotte County tree removal violation that was sent to the CDD.

SIXTH ORDER OF BUSINESS

Monthly Client Report

Mr. Gilbert presented the report for discussion, a copy of which was included in the agenda package.

- Discussion ensued on the Proude Street water meter.

SEVENTH ORDER OF BUSINESS**Safety and Access Control Supervisor Report**

Mr. Lesinski presented the report to the Board.

- Gate entry issues were discussed.

EIGHTH ORDER OF BUSINESS**Manager's Report****A. Acceptance of the Fiscal Year 2021 Audit**

- Mr. Faircloth reported on an issue with the Audit.
- Ms. Ramirez noted that this issue was found this last year and corrected and that there was a mis-billing on Muni's part.

On MOTION by Ms. Syrek seconded by Mr. Spillane, with all in favor, the Fiscal Year 2021 Audit was accepted. 5-0

B. Discussion of the Fiscal Year 2023 Meeting Schedule

- Mr. Faircloth asked if there were any changes to the meeting schedule which was sent to the Board on July 13, 2022. The prior changes were reviewed, and it was determined that the schedule is correct.

On MOTION by Mr. Myhrberg, seconded by Mr. Knaub, with all in favor, the Fiscal Year 2023 Meeting Schedule was approved as presented. 5-0

C. Follow Up Items

- Mr. Faircloth reported a refund check of \$4,936.24 will be forth coming to the District by Core Main from a 2016 purchase, due to a double billing error by the vendor.
- Credit card limit increase of \$12,000 was issued for Mr. Mercer.
- Finance Committee staff are reviewing the RFP, and will send it to Mr. Faircloth when complete.
- Inframark and Finance Committee staff are working on the Reserve Study Report.
- \$30,000 from Grand Vista was received.
- Muni Billing needs to correct their reports. This was confirmed by Mr. Bloom. Mr. Faircloth addressed refunds.

- GIS Mapping was discussed. The work would be done by an engineer. Mr. Faircloth will obtain information for the Board.

NINTH ORDER OF BUSINESS**Attorney's Report****A. Consideration of Sewer Service Agreement for Harborside Development**

- Mr. Rudacille reported the Harborside draft agreement locks them in as being subject to the District's rules. It was confirmed they have 12 ERCs now and reserving 30 for the future. It was included in the agreement for them to maintain all their infrastructure, and there are provisions for conversion of the property to condominium ownership, with the condo association being responsible for infrastructure and a single point of contact for the fees.
- This agreement reserves the ERCs for future units.

On MOTION by Mr. Gipp, seconded by Ms. Syrek, with all in favor, the Sewer Service Agreement for Harborside Development was approved. 5-0

TENTH ORDER OF BUSINESS**Old Business****A. Riverwood CDD Flag Policy**

- The current procedure of the District is not to allow any flag other than the American flag to be flown on CDD property.
- The CDD cannot make decisions regarding private property.

ELEVENTH ORDER OF BUSINESS**New Business****A. Riverwood CDD Guest Policy**

- Residents are allowed to have up to six guests on the CDD property up to six times per year.
- Discussion ensued regarding guests using the District's amenities.

TWELFTH ORDER OF BUSINESS**Other Committee Reports****A. Beach Club Committee: Mr. Spillane**

- Mr. Spillane noted the Club is operating well. There is one member who owns two houses in the District and now has two memberships.

- Chairs are being restored.

- There are no parking issues with the new summer memberships.

B. Campus Committee: Ms. Syrek

- Ms. Syrek noted the tennis court lighting was rectified, it is no longer a safety issue. It was recommended that the purchasing of new lights be delayed until the supply chain improves.
- Requests were made that a water fountain be installed at the tennis courts, but the cost was prohibitive, and the Committee suggested they go back to the cooler and cups they used before.
- The activity center carpeting continues to gather stains, therefore other carpeting options are being researched.
- Shade structures are needed, and solar trees have been recommended to offset the electric bill. Bids will be requested.
- Mr. Mercer ordered a new “no alcohol allowed around the pool” sign.
- Interior doors in the activity and administration center are getting chipped and need painting.

C. Dog Park Committee: Mr. Knaub

- There being no report, the next item followed.

D. Environmental Committee: Mr. Myhrberg

- Mr. Myhrberg noted work has continued on the preserves.
- There was one stormwater drain backup at Eagle Trace, and MRI had to unblock it. Discussion ensued.

E. Finance Committee: Ms. Syrek

- The payment plan for Harborside needs to be set in place.
- The Finance Committee recommends the Board consider a utility attorney to investigate Vizcaya Lakes’ pipes to see whether the County will take over or, if the CDD keeps it, get the pipes to a better standard.

i. Water/Sewer Deposit Discussion

On MOTION by Ms. Syrek, seconded by Mr.Knaub, with all in favor, an increase to customer deposits in the amount of \$450 if they have delinquent payments over three months in the past 12 months was approved. 5-0

- The amount in relation to the rules was discussed.

- Ms. Syrek amended her motion.

On MOTION by Ms. Syrek seconded by Mr. Knaub, with all in favor, the prior motion was amended to state deposits for those customers who are three months or more delinquent in payment in the last 12-month period, shall not exceed \$1,000. 5-0

Further discussion ensued regarding the poor condition of the Vizcaya Lakes' pipes.

- It was noted their utility predecessor had an agreement with Vizcaya to complete that infrastructure at the time.
- Ms. Syrek noted to her understanding, in order for Riverwood to have their own sewer company, the District would have to take ownership of properties outside of Riverwood. Discussion ensued.
- Mr. Rudacille was asked to investigate this item further.

ii. ACH Water Bill Payment Discussion

- Mr. Rudacille agreed the District could cover the \$0.50 ACH fee, and agreed doing so was providing a public purpose.

On MOTION by Ms. Syrek seconded by Mr. Knaub, with all in favor, the District shall cover the \$0.50 fee for those residents who register for payment of their water bill on line. 5-0

F. RV Park Committee Report Committee: Mr. Myhrberg

- The rainy season in June slowed down the RV Park expansion. The area will be filled in and settle for one year. The road leading up to the RV Park needs to be repaired.

G. Safety and Access Control Committee: Mr. Knaub

- Mr. Knaub expounded on an incident at an Open House involving a realtor. There was no signage for the Open House. The Committee is requesting audio paired with video surveillance. Mr. Rudacille will investigate the legality of this request, and Mr. Knaub will discuss with their camera supplier.
- American Wireless updated a proposal for installation of additional cameras, but the Committee will need time to review and present it to the Board, possibly at the next meeting. The total cost is up to \$35,000.

H. Sewer Committee: Mr. Gipp

- The motors were repaired and are no longer vibrating, but the epoxy needs to dry for five to six days.
- The Committee is to receive a demo unit in the upcoming weeks.

I. Strategic Planning Committee: Mr. Myhrberg

Mr. Myhrberg stated everything planned for the Roads Program for 2022 is in progress. The Committee is focusing on the remaining cul-de-sacs and turn-outs. The road personnel advised the committee to not do work in 2023 because the roads are in good condition with minor deterioration, and he does not believe the cost of material will decrease in 2023. This information was included in the Reserve Study. Mr. Myhrberg suggested doing paving one neighborhood at a time to minimize damage to the pavement.

- The reserve studies are updated and the water drainage around campus is related to the geo-thermal system which is wearing out frequently. The Committee is investigating more cost-effective options.

J. Water/Utility Committee: Mr. Spillane

- Water/Utility Committee is not receiving enough chlorine residuals from the County to reduce flushing, therefore a chlorinated system must be reconsidered.

THIRTEENTH ORDER OF BUSINESS**Supervisor Comments**

- Mr. Knaub noted that next month will be the District's public meeting for the Budget, and agreed to develop a slide presentation. Mr. Bloom was not requested to be present to present the budget to the Board.
- The sewer plant was addressed.

FOURTEENTH ORDER OF BUSINESS**Audience Comments**

- Mr. Nelson of Eagle Trace thanked Board members for the attention to Eagle Trace.
- Mr. Nelson had questions regarding invitation of guests.
- A resident discussed the meters and Muni billing.
- A resident discussed the poor condition of the roadways as a result of all of the heavy equipment.
- A resident commented that the water had an odor.

249 **FIFTEENTH ORDER OF BUSINESS** **Adjournment**

- 250 ○ There being no further business to come before the Board,

251

252 On MOTION by Mr. Knaub seconded by Mr. Myhrberg with all in
253 favor the meeting adjourned at 3:52 p.m. 5-0

254

255

256

257

258

259

260

261

Michael Spillane
Chairman

4B

Riverwood Community Development District

Financial Statements *(unaudited)*

July 31, 2022

Prepared by



Table of Contents

	Report Page #
Balance Sheet	1 - 2
Revenues, Expenditures and Change in Fund Balances	
General Fund	3 - 5
General Fund - Reserves	6 - 7
Beach Club Fund (Operations)	8 - 9
Beach Club Fund - Reserves	10
Beach Club Fund (Loan)	11
Debt Service Fund	12
Revenues, Expenses and Change in Net Position	
Enterprise Fund (Breakdown by Services)	13
Water Services	14 - 15
Sewer Services	16 - 17
Irrigation Services	18 - 19
Reserve Fund	20
Shared Services Fund	21

Riverwood Community Development District**Financial Statements****Balance Sheet**
July 31, 2022

Account Description	General Fund	General Fund - Reserves	Beach Club Fund (Operations)	Beach Club Fund (Reserve)	Beach Club Fund (Loan)	Debt Service Fund (Valley National)	Enterprise Fund	Enterprise Fund - Reserves	Pooled Cash Fund	Total
Assets										
Current Assets										
Cash - Checking Account	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,973,499	\$ 1,973,499
Equity in Pooled Cash	1,125,077	1,890,380	128,276	75,031	-	-	281,382	2,111,857	(5,612,003)	-
Accounts Receivable	-	-	428	-	-	-	32,007	-	-	32,435
Accounts Receivable > 120	-	-	-	-	-	-	48	-	-	48
Accounts Receivable - Other	185	-	-	-	-	-	-	-	-	185
Loan Due from Beach Fund	188,933	-	-	-	-	-	-	-	-	188,933
Inventory:										
Mat'l's/Supplies	4,420	-	-	-	-	-	-	-	-	4,420
Investments:										
Money Market Account	-	-	-	-	-	-	-	-	3,647,993	3,647,993
Reserve Fund	-	-	-	-	-	131,302	-	-	-	131,302
Revenue Fund	-	-	-	-	-	329,543	-	-	-	329,543
Prepaid Items	2,394	-	1,689	-	-	-	-	-	-	4,083
Accrued Revenue	-	-	-	-	-	-	177,557	-	-	177,557
Total Current Assets	1,321,009	1,890,380	130,393	75,031	-	460,845	490,994	2,111,857	9,489	6,489,998
Noncurrent Assets										
Fixed Assets										
Land	-	-	-	-	-	-	343,998	-	-	343,998
Buildings	-	-	-	-	-	-	1,413,584	-	-	1,413,584
Accum Depr - Buildings	-	-	-	-	-	-	(794,536)	-	-	(794,536)
Infrastructure	-	-	-	-	-	-	10,349,795	-	-	10,349,795
Accum Depr - Infrastructure	-	-	-	-	-	-	(3,833,973)	-	-	(3,833,973)
Equipment and Furniture	-	-	-	-	-	-	37,977	-	-	37,977
Accum Depr - Equip/Furniture	-	-	-	-	-	-	(8,527)	-	-	(8,527)
Total Noncurrent Assets	-	-	-	-	-	-	7,508,318	-	-	7,508,318
Total Assets	\$ 1,321,009	\$ 1,890,380	\$ 130,393	\$ 75,031	\$ -	\$ 460,845	\$ 7,999,312	\$ 2,111,857	\$ 9,489	\$ 13,998,316

Riverwood Community Development District**Financial Statements****Balance Sheet**
July 31, 2022

Account Description	General Fund	General Fund - Reserves	Beach Club Fund (Operations)	Beach Club Fund (Reserve)	Beach Club Fund (Loan)	Debt Service Fund (Valley National)	Enterprise Fund	Enterprise Fund - Reserves	Pooled Cash Fund	Total
Liabilities										
Current Liabilities										
Accounts Payable	\$ 11,050	\$ -	\$ 251	\$ -	\$ -	\$ -	\$ 12,246	\$ -	\$ 9,489	\$ 33,036
Accrued Expenses	9,250	-	60	-	-	-	82,166	-	-	91,476
Retainage Payable	-	-	-	-	-	-	-	38,091	-	38,091
Sales Tax Payable	2	12	38	-	-	-	-	-	-	52
Deposits	-	-	-	-	-	-	201,461	-	-	201,461
Loan Due to General Fund	-	-	-	-	188,933	-	-	-	-	188,933
Total Current Liabilities	20,302	12	349	-	188,933	-	295,873	38,091	9,489	553,049
Total Liabilities	20,302	12	349	-	188,933	-	295,873	38,091	9,489	553,049
Fund Balances / Net Position										
Nonspendable:										
Prepaid Items	2,394	-	-	-	-	-	-	-	-	2,394
Restricted for:										
Debt Service	-	-	-	-	-	460,845	-	-	-	460,845
Assigned to:										
Operating Reserves	550,000	-	-	-	-	-	-	-	-	550,000
Reserves - Activity Center	-	391,172	-	-	-	-	-	-	-	391,172
Reserves - Settlement	-	250,850	-	-	-	-	-	-	-	250,850
Reserves - Ponds	-	264,176	-	-	-	-	-	-	-	264,176
Reserves - Roadways	-	889,369	-	-	-	-	-	-	-	889,369
Reserves - RV Park	-	94,801	-	-	-	-	-	-	-	94,801
Reserves - Beach Club	-	-	-	75,031	-	-	-	-	-	150,062
Unassigned:	748,313	-	130,044	-	(188,933)	-	-	-	-	689,424
Net Investment in capital assets	-	-	-	-	-	-	7,508,317	-	-	7,508,317
Reserves - Emergency	-	-	-	-	-	-	-	240,667	-	240,667
Reserves - Sewer System	-	-	-	-	-	-	-	1,250,970	-	1,250,970
Reserves - Water System	-	-	-	-	-	-	-	422,703	-	422,703
Reserves - Irrigation System	-	-	-	-	-	-	-	159,426	-	159,426
Unrestricted/Unreserved	-	-	-	-	-	-	195,122	-	-	195,122
Total Fund Balances / Net Position	1,300,707	1,890,368	130,044	75,031	(188,933)	460,845	7,703,439	2,073,766	-	13,370,236
Total Liabilities & Fund Balances / Net Position	\$ 1,321,009	\$ 1,890,380	\$ 130,393	\$ 75,031	\$ -	\$ 460,845	\$ 7,999,312	\$ 2,111,857	\$ 9,489	\$ 13,998,316

Riverwood Community Development District**Financial Statements****General Fund****Statement of Revenues, Expenditures and Changes in Fund Balances**

For the Period Ending July 31, 2022

(83.33% Yr Complete)

Description	Current Month			Year-to-Date				Adopted Budget	
	Actual	Budget	Variance Fav (Unfav)	Actual	Budget	Variance Fav (Unfav)	% Variance		
Revenue / Other Sources									
Special Assmnts- Tax Collector	\$ 8,006	\$ -	\$ 8,006	\$ 1,351,846	\$ 1,351,848	\$ (2)	0.0%	\$ 1,351,848	
Special Assmnts- Discounts	(2,057)	-	(2,057)	(49,362)	(54,075)	4,713	-8.7%	(54,075)	
Dog Park Revenue	-	167	(167)	2,000	1,667	333	20.0%	2,000	
RV Parking Lot Revenue	-	-	-	(0)	-	(0)	0.0%	-	
Non-Resident Members	-	-	-	11,625	-	11,625	0.0%	-	
Other Miscellaneous Revenues	25	8	17	1,184	83	1,101	1321.1%	100	
Interest - Investments	557	183	374	2,628	1,833	795	43.4%	2,199	
Sale of General Capital Assets	30,000	-	30,000	30,000	-	30,000	0.0%	-	
Total Revenue / Other Sources	36,531	358	36,173	1,349,921	1,301,356	48,565	3.7%	1,302,072	

Expenditures**Administration**

P/R-Board of Supervisors	181	225	44	1,879	2,247	368	16.4%	2,696
Payroll-Salaries	2,704	3,830	1,126	31,583	38,298	6,715	17.5%	45,957
ProfServ-Engineering	-	542	542	-	5,417	5,417	n/a	6,500
ProfServ-Mgmt Consulting	6,508	6,508	-	65,159	65,078	(81)	-0.1%	78,094
ProfServ-Legal Services	11,889	3,333	(8,556)	32,391	33,333	942	2.8%	40,000
ProfServ-Trustee Fees	3,717	-	(3,717)	3,717	3,717	(0)	0.0%	3,717
Auditing Services	1,868	-	(1,868)	3,956	2,200	(1,756)	-79.8%	2,200
Communications-Other	294	250	(44)	1,819	2,500	681	27.2%	3,000
Insurance	-	-	-	20,276	20,712	436	2.1%	20,712
Misc-Non Ad Valorem Taxes	-	-	-	-	2,500	2,500	n/a	2,500
Misc-Assessment Collection Cost	119	-	(119)	26,050	26,000	(50)	-0.2%	26,000
Website Hosting/Email services	-	275	275	1,771	2,750	979	35.6%	3,300
Janitorial /Office supplies	-	167	167	519	1,667	1,148	68.9%	2,000
Office Expense	394	1,001	606	6,443	10,006	3,563	35.6%	12,007
Misc-Credit Card Fees	1	103	102	329	1,027	698	68.0%	1,232
Total Administration	27,675	16,232	(11,442)	195,892	217,451	21,559	9.9%	249,915

Riverwood Community Development District**Financial Statements****General Fund****Statement of Revenues, Expenditures and Changes in Fund Balances**

For the Period Ending July 31, 2022

(83.33% Yr Complete)

Description	Current Month			Year-to-Date				Adopted Budget
	Actual	Budget	Variance Fav (Unfav)	Actual	Budget	Variance Fav (Unfav)	% Variance	
Environmental Services								
Payroll-Gatehouse	19,343	15,736	(3,606)	148,961	157,363	8,401	5.3%	188,835
Contracts-Preserve Maintenance	-	6,383	6,383	-	63,833	63,833	n/a	76,600
Contracts-Lakes	1,850	1,833	(17)	18,500	18,333	(167)	-0.9%	22,000
ProfServ-Consultants	-	1,250	1,250	5,395	12,500	7,105	56.8%	15,000
Electricity - General	354	200	(154)	2,433	2,000	(433)	-21.7%	2,400
Utility - Water & Sewer	163	167	4	1,432	1,667	235	14.1%	2,000
R&M-Gate	(3,674)	2,083	5,758	10,323	20,833	10,510	50.4%	25,000
R&M-Sidewalks	-	833	833	17	8,333	8,317	99.8%	10,000
R&M-Storm Drain Cleaning	-	1,250	1,250	983	12,500	11,517	92.1%	15,000
R&M-Preserves	587	5,000	4,413	29,335	50,000	20,665	41.3%	60,000
R&M-Road Scaping	62	833	772	665	8,333	7,669	92.0%	10,000
R&M-Roads,Signage,Striping	760	917	157	1,189	9,167	7,977	87.0%	11,000
R&M-Gatehouse/Security	1,800	2,083	283	9,937	20,833	10,897	52.3%	25,000
Op Supplies - Gatehouse	433	1,250	817	3,878	12,500	8,622	69.0%	15,000
R&M-Lakes,Bank Erosion,Planting	-	417	417	1,022	4,167	3,145	75.5%	5,000
Misc-Contingency	-	917	917	46	9,167	9,121	99.5%	11,000
Total Environmental Services	21,677	41,153	19,476	234,117	411,529	177,413	43.1%	493,835
Activity Center Campus								
P/R-Board of Supervisors	135	167	32	1,400	1,667	266	16.0%	2,000
Payroll-Salaries	2,287	3,413	1,126	27,584	34,131	6,547	19.2%	40,957
Payroll-Maintenance	3,101	3,545	444	23,694	35,453	11,759	33.2%	42,543
Payroll-Tennis Court Maint.	-	1,950	1,950	8,167	19,499	11,333	58.1%	23,399
Electricity - General	4,899	4,222	(677)	42,566	42,222	(344)	-0.8%	50,666
Utility - Water & Sewer	1,357	1,333	(24)	11,916	13,333	1,417	10.6%	16,000
Insurance - Property	-	-	-	32,864	32,103	(761)	-2.4%	32,103
R&M-Pools	-	250	250	4,589	2,500	(2,089)	-83.6%	3,000
R&M-Tennis Courts	181	1,833	1,652	2,962	18,333	15,372	83.8%	22,000
R&M-Fitness Equipment	115	417	301	6,691	4,167	(2,524)	-60.6%	5,000
Activity Ctr Cleaning- Inside Areas	-	3,333	3,333	8,693	33,333	24,640	73.9%	40,000
Pool Daily Maintenance	-	1,667	1,667	5,095	16,667	11,572	69.4%	20,000
R&M-Croquet Turf Maintenance	-	1,500	1,500	4,500	15,000	10,500	70.0%	18,000
R&M-Activity Campus Buildings	5,080	1,667	(3,413)	32,440	16,667	(15,773)	-94.6%	20,000
Misc-Special Projects	-	5,471	5,471	10,666	54,712	44,046	80.5%	65,654
Tools and Equipment	-	1,250	1,250	5,241	12,500	7,259	58.1%	15,000
Operating Supplies	-	167	167	4,492	1,667	(2,826)	-169.5%	2,000
Total Activity Center Campus	17,155	32,185	15,030	233,558	353,952	120,394	34.0%	418,322
Total Expenditures	66,506	89,570	23,064	663,566	982,932	319,366	32.5%	1,162,072

Riverwood Community Development District**Financial Statements****General Fund****Statement of Revenues, Expenditures and Changes in Fund Balances**

For the Period Ending July 31, 2022

(83.33% Yr Complete)

Description	Current Month			Year-to-Date				Adopted Budget
	Actual	Budget	Variance Fav (Unfav)	Actual	Budget	Variance Fav (Unfav)	% Variance	
Transfers Out								
Reserve - Roadways	10,833	10,833	-	108,333	108,333	0	0.0%	130,000
Reserve - Ponds	833	833	-	8,333	8,333	0	0.0%	10,000
Total Transfers Out	11,667	11,667	-	116,667	116,667	0	0.0%	140,000
Total Expenditures & Transfers	78,173	101,237	23,064	780,233	1,099,599	319,366	29.0%	1,302,072
Net Surplus (Deficit)	\$ (41,642)	\$ (100,878)	\$ 59,237	569,688	201,757	367,931		-
Fund balance as of Oct 01, 2021				731,018	731,018	-		731,018
Fund Balance as of Jul 31, 2022				\$ 1,300,706	\$ 932,775	\$ 367,931		\$ 731,018

Riverwood Community Development District**Financial Statements****General Fund - Reserves****Statement of Revenues, Expenditures and Changes in Fund Balances**

For the Period Ending July 31, 2022

(83.33% Yr Complete)

Description	Current Month			Year-to-Date				Adopted Budget
	Actual	Budget	Variance Fav (Unfav)	Actual	Budget	Variance Fav (Unfav)	% Variance	
Revenue / Other Sources								
RV Parking Lot Revenue	175	1,542	(1,367)	59,675	15,417	44,258	287.1%	18,500
Transfer In - Roadways	10,833	10,833	-	108,333	108,333	(0)	0.0%	130,000
Transfer In - Ponds	833	833	-	8,333	8,333	(0)	0.0%	10,000
Other Miscellaneous Revenues	-	-	-	16	-	16	n/a	-
Interest - Investments	1,418	-	1,418	5,471	-	5,471	n/a	-
Total Revenue / Other Sources	13,259	13,208	51	181,828	132,083	49,745	37.7%	158,500
Expenditures								
Activity Center Campus								
R&M-Fitness Equipment	-	-	-	225	-	(225)	n/a	-
R&M-Pools	-	-	-	28,109	-	(28,109)	n/a	-
R&M-Roads,Signage,Striping	-	-	-	535	-	(535)	n/a	-
R&M-Gatehouse/Security	-	-	-	9,782	-	(9,782)	n/a	-
R&M-Activity Center	-	-	-	6,134	-	(6,134)	n/a	-
Total Activity Center Campus	-	-	-	44,784	-	(44,784)	n/a	-
Roadways								
Reserve - Roadways	-	10,833	10,833	-	108,333	108,333	100.0%	130,000
R&M - Roads	-	-	-	4,974	-	(4,974)	n/a	-
Total Roadways	-	10,833	10,833	4,974	108,333	103,359	95.4%	130,000
RV Park								
Reserve - RV Park	-	1,542	1,542	-	15,417	15,417	100.0%	18,500
Materials & Supplies	-	-	-	5,314	-	(5,314)	n/a	-
Capital Projects	-	-	-	20,200	-	(20,200)	n/a	-
Postage and Freight	-	-	-	30	-	(30)	n/a	-
Fuel, Gasoline and Oil	-	-	-	55	-	(55)	n/a	-
Credit Card Fees	-	-	-	1,223	-	(1,223)	n/a	-
Total RV Park	-	1,542	1,542	26,822	15,417	(11,405)	-74.0%	18,500
Ponds								
Reserve - Ponds	-	833	833	-	8,333	8,333	100.0%	10,000
Total Ponds	-	833	833	-	8,333	8,333	100.0%	10,000
Total Expenditures	-	13,208	13,208	76,580	132,083	55,503	42.0%	158,500
Net Surplus (Deficit)	\$ 13,259	\$ -	\$ 13,259	105,248	-	105,248		-
Fund balance as of Oct 01, 2021				1,785,119	1,785,119	-		1,785,119
Fund Balance as of Jul 31, 2022				\$ 1,890,367	\$ 1,785,119	\$ 105,248		\$ 1,785,119

Riverwood Community Development District

Financial Statements

General Fund - Reserves

Statement of Revenues, Expenditures and Changes in Fund Balances

For the Period Ending July 31, 2022

(83.33% Yr Complete)

Description	Current Month			Year-to-Date				Adopted Budget
	Actual	Budget	Variance Fav (Unfav)	Actual	Budget	Variance Fav (Unfav)	% Variance	

Reserve Balances

Reserve Name	Beg Bal.	Additions	Interest	Expenses	Ending Bal.
Ponds Reserve	\$255,102	\$8,333	\$740	\$0	\$264,176
Activity Center Campus Reserve	\$434,810	\$0	\$1,146	\$44,784	\$391,172
Roadways Reserve	\$783,445	\$108,333	\$2,565	\$4,974	\$889,370
Construction Settlement Reserve	\$250,097	\$0	\$753	\$0	\$250,850
RV Park Reserve	\$61,665	\$59,683	\$266	\$26,822	\$94,792
Total	\$1,785,119	\$176,357	\$5,471	\$76,580	\$1,890,367

Riverwood Community Development District**Financial Statements****Beach Club Fund - Operations****Statement of Revenues, Expenditures and Changes in Fund Balances**

For the Period Ending July 31, 2022

(83.33% Yr Complete)

Description	Current Month			Year-to-Date				Adopted Budget
	Actual	Budget	Variance Fav (Unfav)	Actual	Budget	Variance Fav (Unfav)	% Variance	
Revenue / Other Sources								
Membership Dues	\$ 150	\$ 12,333	\$ (12,183)	\$ 160,016	\$ 123,333	\$ 36,683	29.7%	\$ 148,000
Initiation Fees	350	208	142	4,850	2,083	2,767	132.8%	2,500
Amenities Revenue	-	133	(133)	891	1,333	(442)	-33.2%	1,600
Other Miscellaneous Revenues	52	-	52	271	-	271	n/a	-
Interest - Investments	56	-	56	260	-	260	n/a	-
Total Revenue / Other Sources	608	12,675	(12,067)	166,288	126,750	39,538	31.2%	152,100

Expenditures**Beach Club Operations**

Payroll-Maintenance	416	417	0	4,000	4,167	167	4.0%	5,000
Payroll-Attendants	4,823	4,805	(19)	49,385	48,048	(1,337)	-2.8%	57,657
ProfServ-Mgmt Consulting	417	417	-	4,179	4,167	(12)	-0.3%	5,000
Auditing Services	93	92	(1)	198	917	719	78.5%	1,100
Contracts-On-Site Maintenance	-	83	83	-	833	833	100.0%	1,000
Contracts-Landscape	-	250	250	1,800	2,500	700	28.0%	3,000
Communication - Telephone	197	208	11	1,719	2,083	364	17.5%	2,500
Utility - General	83	75	(8)	699	750	51	6.8%	900
Utility - Refuse Removal	71	75	4	705	750	45	6.0%	900
Utility - Water & Sewer	149	150	1	836	1,500	664	44.3%	1,800
Insurance	-	-	-	20,506	17,495	(3,011)	-17.2%	17,495
R&M-Buildings	85	167	82	2,156	1,667	(489)	-29.3%	2,000
R&M-Equipment	170	250	80	1,697	2,500	803	32.1%	3,000
Preventative Maint-Security Systems	-	146	146	1,214	1,458	244	16.8%	1,750
Misc-Special Projects	-	250	250	-	2,500	2,500	100.0%	3,000
Misc-Web Hosting	550	46	(504)	550	458	(92)	-20.0%	550
Misc-Taxes	-	-	-	756	750	(6)	-0.8%	750
Misc-Contingency	539	459	(80)	795	4,588	3,792	82.7%	5,505
Credit Card Fees	19	349	330	4,125	3,491	(634)	-18.2%	4,189
Office Supplies	550	17	(533)	1,100	167	(933)	-560.0%	200
Op Supplies - General	83	83	1	824	833	9	1.1%	1,000
Total Beach Club Operations	8,244	8,338	93	97,243	101,621	4,378	4.3%	118,296

Riverwood Community Development District**Financial Statements****Beach Club Fund - Operations****Statement of Revenues, Expenditures and Changes in Fund Balances**

For the Period Ending July 31, 2022

(83.33% Yr Complete)

Description	Current Month			Year-to-Date				Adopted Budget
	Actual	Budget	Variance Fav (Unfav)	Actual	Budget	Variance Fav (Unfav)	% Variance	
Debt Service								
Principal Debt Retirement	-	-	-	-	-	-	n/a	23,441
Interest Expense	-	-	-	-	-	-	n/a	1,417
Total Debt Service	-	-	-	-	-	-	n/a	24,858
Total Expenditures	8,244	8,338	93	97,243	101,621	4,378	4.3%	143,154
Transfer Out								
Reserve - Beach Club	746	746	-	7,455	7,455	-	0.0%	8,946
Total Transfer Out	746	746	-	7,455	7,455	-	0.0%	8,946
Total Expenditures & Transfer	8,990	9,083	93	104,698	109,076	4,378	4.0%	152,100
Net Surplus (Deficit)	<u>\$ (8,382)</u>	<u>\$ 3,592</u>	<u>\$ (11,974)</u>	61,590	17,674	43,916		-
Fund balance as of Oct 01, 2021				68,453	68,453	-		68,453
Fund Balance as of Jul 31, 2022				<u>\$ 130,043</u>	<u>\$ 86,127</u>	<u>\$ 43,916</u>		<u>\$ 68,453</u>

Riverwood Community Development District

Financial Statements

Beach Club Fund - Reserves

Statement of Revenues, Expenditures and Changes in Fund Balances

For the Period Ending July 31, 2022

(83.33% Yr Complete)

Description	Current Month			Year-to-Date				Adopted Budget	
	Actual	Budget	Variance Fav (Unfav)	Actual	Budget	Variance Fav (Unfav)	% Variance		
Revenue / Other Sources									
Transfer in - Beach Club	\$ 746	\$ 746	\$ -	\$ 7,455	\$ 7,455	\$ -	0.0%	\$ 8,946	
Total Revenue / Other Sources	746	746	-	7,455	7,455	-	0.0%	8,946	
Expenditures									
Reserve - Beach Club	-	746	746	-	7,455	7,455	100.0%	8,946	
Total Expenditures	-	746	746	-	7,455	7,455	0.0%	8,946	
Net Surplus (Deficit)	<u>\$ 746</u>	<u>\$ -</u>	<u>\$ 746</u>	7,455	-	7,455		-	
Fund balance as of Oct 01, 2021				67,576	67,576	-		67,576	
Fund Balance as of Jul 31, 2022				<u>\$ 75,031</u>	<u>\$ 67,576</u>	<u>\$ 7,455</u>		<u>\$ 67,576</u>	

Reserve Balances

Reserve Name	Beg Bal.	Additions	Interest	Expenses	Ending Bal.
Beach Club Reserve	\$67,576	\$7,455	\$0	\$0	\$75,031
Total	\$67,576	\$7,455	\$0	\$0	\$75,031

Riverwood Community Development District

Financial Statements

Beach Club Fund - Loan

Statement of Revenues, Expenditures and Changes in Fund Balances

For the Period Ending July 31, 2022

(83.33% Yr Complete)

Description	Current Month			Year-to-Date				Adopted Budget
	Actual	Budget	Variance Fav (Unfav)	Actual	Budget	Variance Fav (Unfav)	% Variance	
Revenue / Other Sources								
Total Revenue / Other Sources	-	-	-	-	-	-	n/a	-
Expenditures								
Total Expenditures	-	-	-	-	-	-	n/a	-
Net Surplus (Deficit)	\$ -	\$ -	\$ -	-	-	-		-
Fund balance as of Oct 01, 2021				(188,933)	(188,933)	-		(188,933)
Fund Balance as of Jul 31, 2022				\$ (188,933)	\$ (188,933)	\$ -		\$ (188,933)

Riverwood Community Development District**Financial Statements****Series 2018 Debt Service Fund (Valley National Bank)****Statement of Revenues, Expenditures and Changes in Fund Balances**

For the Period Ending July 31, 2022

(83.33% Yr Complete)

Description	Current Month			Year-to-Date				Adopted Budget
	Actual	Budget	Variance Fav (Unfav)	Actual	Budget	Variance Fav (Unfav)	% Variance	
Revenue / Other Sources								
Special Assmnts- Tax Collector	\$ 4,278	\$ -	\$ 4,278	\$ 698,411	\$ 698,412	\$ (1)	0.0%	\$ 698,412
Special Assmnts- Discounts	(1,089)	-	(1,089)	(25,675)	(27,937)	2,262	-8.1%	(27,937)
Interest - Investments	248	42	206	389	417	(27)	-6.6%	500
Total Revenue / Other Sources	3,437	42	3,395	673,126	670,892	2,234	0.3%	670,975
Expenditures								
Debt Service								
Misc-Assessment Collection Cost	64	-	(64)	13,455	13,967	512	3.7%	13,967
Principal Debt Retirement	-	-	-	424,000	424,000	-	0.0%	424,000
Interest Expense	-	-	-	239,958	239,958	0	0.0%	239,958
Total Debt Service	64	-	(64)	677,413	677,925	512	0.1%	677,925
Total Expenditures	64	-	(64)	677,413	677,925	512	0.1%	677,925
Net Surplus (Deficit)	\$ 3,373	\$ 42	\$ 3,331	(4,287)	(7,033)	2,746		(6,950)
Fund balance as of Oct 01, 2021				465,132	465,132	-		465,132
Fund Balance as of Jul 31, 2022				\$ 460,845	\$ 458,099	\$ 2,746		\$ 458,182

Riverwood Community Development District**Financial Statements****Enterprise Fund - Breakdown by Utility Services****Statement of Revenues, Expenses and Changes in Net Position**

For the Period Ending July 31, 2022

(83.33% Yr Complete)

Description	Utility Services			Total	Total	Variance	%	Adopted
	Water	Sewer	Irrigation	YTD Actuals	YTD Budget	Fav (Unfav)	Variance	Budget
Revenue / Other Sources								
Base Charges for Services	\$ 338,993	\$ 1,093,440	\$ 197,913	\$ 1,630,346	\$ 1,576,013	\$ 54,333	3.4%	\$ 1,891,216
Usage Charges for Services	194,743	-	-	194,743	167,147	27,596	16.5%	200,576
Standby Fees	-	7,232	-	7,232	-	7,232	0.0%	-
Meter Fees	-	-	-	-	833	(833)	-100.0%	1,000
Connection Fees - W/S	-	24,600	-	24,600	-	24,600	0.0%	-
Water Quality Surcharge	32,025	-	-	32,025	63,450	(31,425)	-49.5%	76,140
Backflow Fees	8,486	-	-	8,486	20,417	(11,930)	-58.4%	24,500
Other Miscellaneous Revenues	2,004	9,656	-	11,660	8,167	3,493	42.8%	9,800
Interest - Investments	228	426	95	750	9,463	(8,713)	-92.1%	11,355
Total Revenue / Other Sources	576,479	1,135,354	198,009	1,909,841	1,845,489	64,352	3.5%	2,214,587
Expenses								
Administration	37,849	106,734	13,113	157,697	186,485	28,788	15.4%	211,084
Utility Services	471,409	627,286	85,527	1,184,222	1,348,752	164,530	12.2%	1,618,503
Transfers Out	20,833	258,333	41,667	320,833	320,833	0	0.0%	385,000
Total Expenses	530,092	992,353	140,307	1,662,752	1,856,071	193,319	10.4%	2,214,587
Net Profit (Loss)	<u>\$ 46,387</u>	<u>\$ 143,001</u>	<u>\$ 57,701</u>	247,089	(10,582)	257,671		-
Net Position as of Oct 01, 2021				7,456,348	7,456,348	-		7,456,348
Net Position as of Jul 31, 2022				<u>\$ 7,703,437</u>	<u>\$ 7,445,766</u>	<u>\$ 257,671</u>		<u>\$ 7,456,348</u>

Riverwood Community Development District**Financial Statements****Enterprise Fund - Water Services****Statement of Revenues, Expenses and Changes in Net Position**

For the Period Ending July 31, 2022

(83.33% Yr Complete)

Description	Current Month			Year-to-Date				Adopted Budget
	Actual	Budget	Variance Fav (Unfav)	Actual	Budget	Variance Fav (Unfav)	% Variance	
Revenue / Other Sources								
Water-Base Rate	\$ 38,645	\$ 29,851	\$ 8,794	\$ 338,993	\$ 298,513	\$ 40,480	13.6%	\$ 358,216
Water-Usage	11,564	16,715	(5,151)	194,743	167,147	27,596	16.5%	200,576
Water Quality Surcharge	-	6,345	(6,345)	32,025	63,450	(31,425)	-49.5%	76,140
Backflow Fees	-	2,042	(2,042)	8,486	20,417	(11,930)	-58.4%	24,500
Other Miscellaneous Revenues	233	150	83	2,004	1,500	504	33.6%	1,800
Interest - Investments	45	130	(85)	228	1,296	(1,067)	-82.4%	1,555
Total Revenue / Other Sources	50,486	55,232	(4,746)	576,479	552,323	24,156	4.4%	662,787
Administration								
P/R-Board of Supervisors	185	229	44	1,922	2,288	365	16.0%	2,745
Payroll-Project Manager	1,083	1,083	-	10,400	10,833	433	4.0%	13,000
ProfServ-Engineering	-	417	417	-	4,167	4,167	100.0%	5,000
ProfServ-Legal Services	2,033	567	(1,466)	10,479	5,667	(4,813)	-84.9%	6,800
ProfServ-Mgmt Consulting	443	443	-	4,435	4,429	(6)	-0.1%	5,315
Auditing Services	1,588	-	(1,588)	3,363	1,870	(1,493)	-79.8%	1,870
Postage and Freight	-	26	26	15	255	240	94.2%	306
Insurance - General Liability	-	-	-	7,235	7,391	156	2.1%	7,391
Printing and Binding	-	28	28	-	283	283	100.0%	340
Legal Advertising	-	40	40	-	404	404	100.0%	485
Miscellaneous Services	-	79	79	-	791	791	100.0%	949
Office Supplies	-	9	9	-	85	85	100.0%	102
Total Administration	5,332	2,920	(2,412)	37,849	38,463	613	1.6%	44,303
Utility Services								
ProfServ-Utility Billing	956	-	(956)	5,553	-	(5,553)	n/a	-
Contracts-Other Services	4,482	4,827	345	47,294	48,270	976	2.0%	57,924
Utility - Base Rate	12,764	13,382	619	121,538	133,824	12,287	9.2%	160,589
Utility - Water-Usage	20,976	23,094	2,117	246,397	230,936	(15,461)	-6.7%	277,123
Utility-CCU Admin Fee	4	5	0	65	45	(20)	-45.5%	54
R&M-General	17,148	4,583	(12,565)	49,993	45,833	(4,159)	-9.1%	55,000
Misc-Licenses & Permits	100	25	(75)	305	250	(55)	-22.0%	300
Misc-Bad Debt	-	-	-	164	-	(164)	n/a	-
Back Flow Preventors	-	2,522	2,522	-	25,216	25,216	100.0%	30,259
Misc-Contingency	-	1,020	1,020	100	10,196	10,096	99.0%	12,235
Total Utility Services	56,431	49,457	(6,974)	471,409	494,570	23,161	4.7%	593,484
Total Expenses	61,763	52,377	(9,386)	509,259	533,033	23,774	4.5%	637,787

Riverwood Community Development District

Financial Statements

Enterprise Fund - Water Services

Statement of Revenues, Expenses and Changes in Net Position

For the Period Ending July 31, 2022

(83.33% Yr Complete)

Description	Current Month			Year-to-Date				Adopted Budget
	Actual	Budget	Variance Fav (Unfav)	Actual	Budget	Variance Fav (Unfav)	% Variance	
Transfers Out								
Reserve - Water System	2,083	2,083	-	20,833	20,833	0	0.0%	25,000
Total Transfers Out	2,083	2,083	-	20,833	20,833	0	0.0%	25,000
Total Expenses & Transfers	63,846	54,460	(9,386)	530,092	553,866	23,774	4.3%	662,787
Net Profit (Loss)	<u>\$ (13,360)</u>	<u>\$ 772</u>	<u>\$ (14,132)</u>	<u>\$ 46,387</u>	<u>\$ (1,544)</u>	<u>\$ 47,930</u>		<u>\$ -</u>

Riverwood Community Development District**Financial Statements****Enterprise Fund - Sewer Services****Statement of Revenues, Expenses and Changes in Net Position**

For the Period Ending July 31, 2022

(83.33% Yr Complete)

Description	Current Month			Year-to-Date				Adopted Budget
	Actual	Budget	Variance Fav (Unfav)	Actual	Budget	Variance Fav (Unfav)	% Variance	
Revenue / Other Sources								
Sewer Revenue	\$ 108,699	\$ 107,917	\$ 783	\$ 1,093,440	\$ 1,079,167	\$ 14,273	1.3%	\$ 1,295,000
Standby Fees	1,364	-	1,364	7,232	-	7,232	n/a	-
Connection Fees - W/S	-	-	-	24,600	-	24,600	n/a	-
Other Miscellaneous Revenues	1,061	667	394	9,656	6,667	2,990	44.8%	8,000
Interest - Investments	83	817	(734)	426	8,167	(7,741)	-94.8%	9,800
Total Revenue / Other Sources	111,207	109,400	1,807	1,135,354	1,094,000	41,354	3.8%	1,312,800
Expenses								
Administration								
P/R-Board of Supervisors	468	579	111	4,862	5,786	923	16.0%	6,943
Payroll-Project Manager	1,583	1,583	-	15,200	15,833	633	4.0%	19,000
ProfServ-Engineering	-	1,667	1,667	-	16,667	16,667	100.0%	20,000
ProfServ-Legal Services	1,500	1,467	(33)	14,018	14,667	648	4.4%	17,600
ProfServ-Mgmt Consulting	1,931	1,931	-	19,336	19,313	(24)	-0.1%	23,175
Auditing Services	4,017	-	(4,017)	8,506	4,730	(3,776)	-79.8%	4,730
Postage and Freight	-	65	65	537	646	108	16.8%	775
Insurance	-	-	-	44,078	45,026	948	2.1%	45,026
Printing and Binding	-	72	72	-	717	717	100.0%	860
Legal Advertising	-	0	0	-	3	3	100.0%	3
Miscellaneous Services	-	200	200	-	1,999	1,999	100.0%	2,399
Office Supplies	-	25	25	196	250	54	21.6%	300
Total Administration	9,499	7,588	(1,911)	106,734	125,635	18,901	15.0%	140,811
Utility Services								
ProfServ-Utility Billing	5,960	-	(5,960)	34,531	-	(34,531)	n/a	-
Electricity - General	4,237	4,750	513	45,490	47,500	2,010	4.2%	57,000
Utility - Water & Sewer	364	292	(72)	3,333	2,917	(417)	-14.3%	3,500
Communication - Telephone	460	542	82	4,440	5,417	977	18.0%	6,500
Contracts-Other Services	27,926	30,076	2,150	287,422	300,757	13,334	4.4%	360,908
R&M-Sludge Hauling	8,380	6,385	(1,995)	66,588	63,850	(2,738)	-4.3%	76,620
Maintenance - Security Systems	-	146	146	-	1,458	1,458	100.0%	1,750
R&M-General	69,423	16,667	(52,756)	145,626	166,667	21,040	12.6%	200,000
Misc-Licenses & Permits	-	12	12	250	117	(133)	-114.3%	140
Misc-Bad Debt	-	292	292	553	2,917	2,364	81.1%	3,500
Misc-Contingency	184	10,339	10,155	2,283	103,393	101,110	97.8%	124,071
Op Supplies - Chemicals	4,571	2,333	(2,238)	36,769	23,333	(13,436)	-57.6%	28,000
Total Utility Services	121,504	71,832	(49,672)	627,286	718,324	91,039	12.7%	861,989
Total Expenses	131,003	79,420	(51,583)	734,020	843,959	109,940	13.0%	1,002,800

Riverwood Community Development District

Financial Statements

Enterprise Fund - Sewer Services

Statement of Revenues, Expenses and Changes in Net Position

For the Period Ending July 31, 2022

(83.33% Yr Complete)

Description	Current Month			Year-to-Date				Adopted Budget
	Actual	Budget	Variance Fav (Unfav)	Actual	Budget	Variance Fav (Unfav)	% Variance	
Transfers Out								
Reserve - Sewer System	25,833	25,833	-	258,333	258,333	0	0.0%	310,000
Total Transfers Out	25,833	25,833	-	258,333	258,333	0	0.0%	310,000
Total Expenses & Transfers	156,836	105,254	(51,583)	992,353	1,102,293	109,940	10.0%	1,312,800
Net Profit (Loss)	<u>\$ (45,629)</u>	<u>\$ 4,146</u>	<u>\$ (49,776)</u>	<u>\$ 143,001</u>	<u>\$ (8,293)</u>	<u>\$ 151,294</u>		<u>\$ -</u>

Riverwood Community Development District**Financial Statements****Enterprise Fund - Irrigation Services****Statement of Revenues, Expenses and Changes in Net Position**

For the Period Ending July 31, 2022

(83.33% Yr Complete)

Description	Current Month			Year-to-Date				Adopted Budget
	Actual	Budget	Variance Fav (Unfav)	Actual	Budget	Variance Fav (Unfav)	% Variance	
Revenue / Other Sources								
Irrigation-Base Rate	\$ 19,793	\$ 19,833	\$ (40)	\$ 197,913	\$ 198,333	\$ (420)	-0.2%	\$ 238,000
Meter Fees	-	83	(83)	-	833	(833)	-100.0%	1,000
Interest - Investments	19	-	19	95	-	95	n/a	-
Total Revenue / Other Sources	19,812	19,917	(105)	198,009	199,167	(1,158)	-0.6%	239,000
Expenses								
Administration								
P/R-Board of Supervisors	109	135	26	1,132	1,347	215	16.0%	1,616
Payroll-Project Manager	500	500	-	4,800	5,000	200	4.0%	6,000
ProfServ-Engineering	-	443	443	-	4,433	4,433	100.0%	5,320
ProfServ-Legal Services	-	417	417	-	4,167	4,167	100.0%	5,000
ProfServ-Mgmt Consulting	190	190	-	1,901	1,898	(2)	-0.1%	2,278
Auditing Services	934	-	(934)	1,978	1,100	(878)	-79.8%	1,100
Postage and Freight	-	15	15	-	150	150	100.0%	180
Insurance	-	-	-	3,303	3,374	71	2.1%	3,374
Printing and Binding	-	17	17	-	167	167	100.0%	200
Legal Advertising	-	24	24	-	238	238	100.0%	285
Miscellaneous Services	-	46	46	-	464	464	100.0%	557
Office Supplies	-	5	5	-	50	50	100.0%	60
Total Administration	1,733	1,791	59	13,113	22,387	9,274	41.4%	25,970
Utility Services								
ProfServ-Utility Billing	442	-	(442)	2,547	-	(2,547)	n/a	-
Electricity - General	2,144	2,500	356	20,116	25,000	4,884	19.5%	30,000
Contracts-Other Services	2,069	2,228	159	20,663	22,278	1,615	7.2%	26,734
Utility - Water-Usage	1,312	3,667	2,355	22,304	36,667	14,363	39.2%	44,000
Utility-CCU Admin Fee	4	-	(4)	21	-	(21)	n/a	-
R&M-General	-	4,167	4,167	19,875	41,667	21,791	52.3%	50,000
Misc-Contingency	-	358	358	-	3,580	3,580	100.0%	4,296
Op Supplies - Chemicals	-	667	667	-	6,667	6,667	100.0%	8,000
Total Utility Services	5,971	13,586	7,615	85,527	135,858	50,331	37.0%	163,030
Total Expenses	7,704	15,377	7,673	98,641	158,246	59,605	37.7%	189,000

Riverwood Community Development District**Financial Statements****Enterprise Fund - Irrigation Services****Statement of Revenues, Expenses and Changes in Net Position**

For the Period Ending July 31, 2022

(83.33% Yr Complete)

Description	Current Month			Year-to-Date				Adopted Budget
	Actual	Budget	Variance Fav (Unfav)	Actual	Budget	Variance Fav (Unfav)	% Variance	
Transfers Out								
Reserves - Irrigation System	4,167	4,167	0	41,667	41,667	0	0.0%	50,000
Total Transfers Out	4,167	4,167	0	41,667	41,667	0	0.0%	50,000
Total Expenses & Transfers	11,871	19,544	7,673	140,307	199,912	59,605	29.8%	239,000
Net Profit (Loss)	<u>\$ 7,941</u>	<u>\$ 373</u>	<u>\$ 7,568</u>	<u>\$ 57,701</u>	<u>\$ (746)</u>	<u>\$ 58,447</u>		<u>\$ -</u>

Riverwood Community Development District**Financial Statements****Enterprise Fund - Reserves****Statement of Revenues, Expenses and Changes in Net Position**

For the Period Ending July 31, 2022

(83.33% Yr Complete)

Description	Current Month			Year-to-Date				Adopted Budget
	Actual	Budget	Variance Fav (Unfav)	Actual	Budget	Variance Fav (Unfav)	% Variance	
Revenue / Other Sources								
Transfer In - Water Services	\$ 2,083	\$ 2,083	\$ -	\$ 20,833	\$ 20,833	\$ (0)	0.0%	\$ 25,000
Transfer In - Sewer Services	25,833	25,833	-	258,333	258,333	(0)	0.0%	310,000
Transfer In - Irrigation Services	4,167	4,167	(0)	41,667	41,667	(0)	0.0%	50,000
Interest - Investments	1,376	-	1,376	5,577	-	5,577	n/a	-
Total Revenue / Other Sources	33,460	32,083	1,376	326,410	320,833	5,576	1.7%	385,000
Expenses								
Water Services								
Capital Projects	2,142	-	(2,142)	337,415	-	(337,415)	n/a	-
Reserve - Water System	-	2,083	2,083	-	20,833	20,833	100.0%	25,000
Total Water Services	2,142	2,083	(59)	337,415	20,833	(316,582)	-1519.6%	25,000
Sewer Services								
Capital Projects	-	-	-	31,407	-	(31,407)	n/a	-
Operating Supplies	-	-	-	40,378	-	(40,378)	n/a	-
Reserve - Sewer System	-	25,833	25,833	-	258,333	258,333	100.0%	310,000
Total Sewer Services	-	25,833	25,833	71,785	258,333	186,548	72.2%	310,000
Irrigation Services								
Reserves - Irrigation System	-	4,167	4,167	-	41,667	41,667	100.0%	50,000
Total Irrigation Services	-	4,167	4,167	-	41,667	41,667	100.0%	50,000
Total Expenses	2,142	32,083	29,941	409,200	320,833	(88,367)	-27.5%	385,000
Net Profit (Loss)	\$ 31,318	\$ -	\$ 31,318	(82,790)	-	(82,790)		-
Net Position as of Oct 01, 2021				2,156,556	2,156,556	-		2,156,556
Net Position as of Jul 31, 2022				\$ 2,073,766	\$ 2,156,556	\$ (82,790)		\$ 2,156,556

Reserve Balances

Reserve Name	Beg Bal.	Additions	Interest	Expenses	Ending Bal.
Water Services Reserve	\$737,676	\$20,833	\$1,608	\$337,415	\$422,702
Sewer Services Reserve	\$1,060,886	\$258,333	\$3,536	\$71,785	\$1,250,970
Irrigation Services Reserve	\$117,327	\$41,667	\$432	\$0	\$159,426
Emergency Reserve	\$240,667	\$0	\$0	\$0	\$240,667
Total	\$2,156,556	\$320,833	\$5,577	\$409,200	\$2,073,766

Riverwood Community Development District

Financial Statements

Shared Services

Statement of Revenues, Expenditures and Changes in Fund Balances

For the Period Ending July 31, 2022

(83.33% Yr Complete)

Description	Current Month			Year-to-Date				Adopted Budget	
	Actual	Budget	Variance Fav (Unfav)	Actual	Budget	Variance Fav (Unfav)	% Variance		
ALLOCATIONS									
Total Payroll - Board	\$ 1,077	\$ 1,333	\$ 257	\$ 11,196	\$ 13,333	\$ 2,138	16.0%	\$ 16,000	
Allocated to GF (Activity Ctr)	(135)	(167)	(32)	(1,400)	(1,667)	(266)	16.0%	(2,000)	
Allocated to Water	(185)	(229)	(44)	(1,922)	(2,288)	(365)	16.0%	(2,745)	
Allocated to Sewer	(468)	(579)	(111)	(4,862)	(5,786)	(923)	16.0%	(6,943)	
Allocated to Irrigation	(109)	(135)	(26)	(1,132)	(1,347)	(215)	16.0%	(1,616)	
Balance in General Fund (Admin)	181	225	44	1,879	2,247	368	16.4%	2,696	
Total Payroll - Salaries	\$ 35,841	\$ 36,862	\$ 1,022	\$ 323,772	\$ 368,623	\$ 44,851	12.2%	\$ 442,348	
Allocated to GF (Activity Ctr Salaries)	(2,287)	(3,413)	(1,126)	(27,584)	(34,131)	(6,547)	19.2%	(40,957)	
Allocated to GF (Activity Ctr Maint.)	(3,101)	(3,545)	(444)	(23,694)	(35,453)	(11,759)	33.2%	(42,543)	
Allocated to GF (Activity Ctr Tennis)	-	(1,950)	(1,950)	(8,167)	(19,499)	(11,333)	58.1%	(23,399)	
Allocated to GF (Env. Srv. Gatehouse)	(19,343)	(15,736)	3,606	(148,961)	(157,363)	(8,401)	5.3%	(188,835)	
Allocated J. Mercer to Water	(1,083)	(1,083)	-	(10,400)	(10,833)	(433)	4.0%	(13,000)	
Allocated J. Mercer to Sewer	(1,583)	(1,583)	-	(15,200)	(15,833)	(633)	4.0%	(19,000)	
Allocated J. Mercer to Irrigation	(500)	(500)	-	(4,800)	(5,000)	(200)	4.0%	(6,000)	
Allocated to Beach Club- Maint.	(416)	(417)	(0)	(4,000)	(4,167)	(167)	4.0%	(5,000)	
Allocated to Beach Club- Attendants	(4,823)	(4,805)	19	(49,385)	(48,048)	1,337	-2.8%	(57,657)	
Balance in General Fund (Admin)	2,704	3,830	1,126	31,583	38,298	6,715	17.5%	45,957	
Total Inframark Contract	9,489	9,489	-	95,010	94,885	(125)	-0.1%	113,862	
Allocated to Beach Club	(417)	(417)	-	(4,179)	(4,167)	12	-0.3%	(5,000)	
Allocated to Water	(443)	(443)	-	(4,435)	(4,429)	6	-0.1%	(5,315)	
Allocated to Sewer	(1,931)	(1,931)	-	(19,336)	(19,313)	24	-0.1%	(23,175)	
Allocated to Irrigation	(190)	(190)	-	(1,901)	(1,898)	2	-0.1%	(2,278)	
Balance in General Fund (Admin)	6,508	6,508	-	65,159	65,078	(81)	-0.1%	78,094	
Total Insurance Expense	-	-	-	128,262	126,101	(2,161)	-1.7%	126,101	
Allocated to GF (Activity Ctr)	-	-	-	(32,864)	(32,103)	761	-2.4%	(32,103)	
Allocated to Beach Club	-	-	-	(20,506)	(17,495)	3,011	-17.2%	(17,495)	
Allocated to Water	-	-	-	(7,235)	(7,391)	(156)	2.1%	(7,391)	
Allocated to Sewer	-	-	-	(44,078)	(45,026)	(948)	2.1%	(45,026)	
Allocated to Irrigation	-	-	-	(3,303)	(3,374)	(71)	2.1%	(3,374)	
Balance in General Fund (Admin)	-	-	-	20,276	20,712	436	2.1%	20,712	

Sixth Order of Business

RIVERWOOD CDD

July Monthly Client Report

August 16, 2022



Florida Utility Solutions, Inc

Summary

Operations at the facilities throughout the month were in accordance with contract and regulatory requirements.

Items Requiring Approval

We would ask your consideration and approval of the following:

Request	Impact	Est. Cost

Operations

- **Compliance**

All Wastewater Plant requirements were met.

All Water distribution requirements were met.

- **Reuse Pump Station Status:**

Golf course reuse pump is operating correctly.

- **Performance metrics:**

Wastewater Treatment Plant

- 3.0 million gals. of wastewater received in July

Water Treatment

- 5.304 million gals of water metered at Reisley Ave between 6/22-7/25/22
- 5.338 million gals of water billed from CCU between 6/22-7/25/22
- 544 thousand gals of water metered at Proude St. between 6/22-7/25/22
- 113 thousand gals of water billed from CCU between 6/22-7/25/22
- * See email and photo attached at end of packet.
- We have reached back out to Charlotte County requesting an onsite meeting to get further clarification on their meter reading process.

Reuse

- Received from Charlotte County Utilities 9.715 million gals of reuse
- 3.350 million gals of reuse produced by Riverwood discharged into the pond

Performance Metrics	Current Month	Prior Month
Wastewater treated	3,022,000	3,146,000
Sludge produced and disposed	48,000	48,000
Reclaimed Water Produced (irrigation)	16,743,000	17,816,000
Number of line breaks	0	0
Hydrants flushed	37	37
Valves Exercised	20	20
Meters Read	1134	1134
Consumables	Current Month	Prior Month
Chlorine Usage - WWTP	1,810	1,898
Chlorine Usage – Irrigation	250	325

Maintenance and Repair

- Backflow testing started in June. Over 50% complete.
- Corrective Maintenance:
 - Completed rehab of air basin #1 and clarifier #2
 - Verified several connections.
 - Repaired leak at end of Willow Glenn. Driveway has been poured and the job is complete.
 - Lift station #7 – ordered a retro kit to retro fit the control panel
 - Started working through the list of approved items for all the lift stations.

Preventive Maintenance

- Inspected all pump stations weekly
- Monthly blower checks
- Flushed water at sample locations
- Odor control weekly checks performed
- Plant generator inspections completed
- Greased all pumps and motors
- Increased flushing

Water Meters

- Number changed – 0
- Meters raised – 0
- Meters to be raised – 0
- Number to be changed – NA
- Zero Usage Total- NA

Health & Safety

- Zero LTIs and OSHA recordable incidents occurred during the month
- Safety training includes daily tailgate talks concerning daily events –confined space, lightning safety, seatbelts, housekeeping, and other safety related concerns

Personnel

- Mitch Gilbert – Florida Utility Solutions - Manager
- Robert Gosser and Curtis Weeks – certified operators
- Florida Utility Solutions rotates service technician weekly at Riverwood
- Alana Faircloth – compliance and clerical/administrative

Community Involvement

- Visitors to the project/client
 - Mitch Gilbert – weekly

Hydroguard Flushing Update

Location	# times Flushed	Gallons Flushed July	Gallons Flushed June
S. Silver Lakes CT	31	165,000	114,700
N.Silver Lake CT	31	341,200	235,200
Club Drive	31	156,200	108,900
Scrub Jay CT.	31	162,200	114,000
Creekside Lane	31	213,400	114,300
North Marsh Dr.	31	682,373	485,997
Mill Creek	31	575,400	389,100
Presrve Ct.	31	1,900	300,300
Total Flushed		2,297,673	1,862,497

DAYS	CCU Drinking Water Meter #0011845095						June 1, 2022				
	Meter Reading	Flow Mgd	Meter Reading High	Flow Mgd	Meter Reading Low	Flow Mgd	Remote Cl2	Riesley Cl2	Proude Cl2	Riesley PSI	Proude PSI
	Riesley Ave.		Proude St.		Proude St.						
1	613059	0.454	636353	0.048	78942	0.005	0.8	1.5	1.2	68	72
2		0		0.000		0.000					
3		0		0.000		0.000					
4	613513	0.159	684783	0.018	84303	0.002	0.8	1.2	1.2	72	76
5	613672	0.113	702683	0.000	86595	0.000	0.8	1.0	1.2	68	76
6	613785	0.200	717623	0.018	88497	0.002	0.8	1.0	1.4	70	76
7	613985	0.165	735699	0.018	90636	0.002	0.8	1.0	1.4	68	74
8	614150	0.472	753390	0.049	92966	0.006	0.8	1.2	1.0	68	74
9		0		0.000		0.000					
10		0		0.000		0.000					
11	614622	0.165	802550	0.018	98996	0.002	0.8	1.0	1.0	71	78
12	614787	0.2	820490	0.015	101081	0.002	0.8	1.0	1.0	68	72
13	614987	0.13	835126	0.015	103180	0.002	0.8	1.3	1.1	71	72
14	615117	0.17	850066	0.012	104828	0.002	0.8	1.2	1.0	68	74
15	615287	0.517	862072	0.045	106509	0.005	0.8	1.1	1.2	68	74
16		0		0.000		0.000					
17		0		0.000		0.000					
18	615804	0.128	906845	0.015	111762	0.002	0.8	1.6	1.2	70	77
19	615932	0.204	908745	0.000	113636	0.003	0.8	1.4	1.1	74	78
20	616136	0.158	908769	0.014	116207	0.002	0.8	1.2	1.1	69	70
21	616294	0.163	922274	0.013	118156	0.002	0.8	1.2	1.1	70	76
22	616457	0.479	934785	0.034	119874	0.005	0.8	1.0	1.2	70	74
23		0		0.000		0.000					
24		0		0.000		0.000					
25	616936	0.149	969157	0.015	124990	0.002	0.8	1.2	1.1	71	76
26	617085	0.194	984298	0.015	126604	0.002	0.8	1.2	1.1	71	76
27	617279	0.136	999343	0.010	128237	0.002	0.9	1.4	1.2	73	75
28	617415	0.163	1009223	0.009	129797	0.002	0.8	1.2	1.2	73	77
29	617578	0.509	1018714	0.036	131344	0.005	0.8	1.3	1.2	70	74
30		0		0.000		0.000					
31											
AVERAGE		0.168		0.014		0.002	0.8	1.2	1.2	70.0	74.8
TOTAL FLOW		5.028		0.417		0.055	Total Flow	5.500			
MAX		0.517		0.049		0.006	0.9	1.6		74	
MIN		0		0		0	0.8	1		68	

Riverwood water meter

Chamberlain, Johnny <Johnny.Chamberlain@charlottecountyfl.gov>

Tue 7/26/2022 12:31 PM

To: Alana - Florida Utility Solutions <alana@floridautilitysolutions.com>

Alana,

Here are pictures that we just spoke about. I circled the numbers that we would bill by.

So if the bill was created today with those readings, you would have a consumption of approximately 1,047,xxx.

If you have any questions, please feel free to contact me.

Respectfully,



Johnny Chamberlain

Superintendent - Reclaim & Support Services

Charlotte County Utilities

25550 Harborview Rd, Suite 3

Port Charlotte, FL 33980-2503

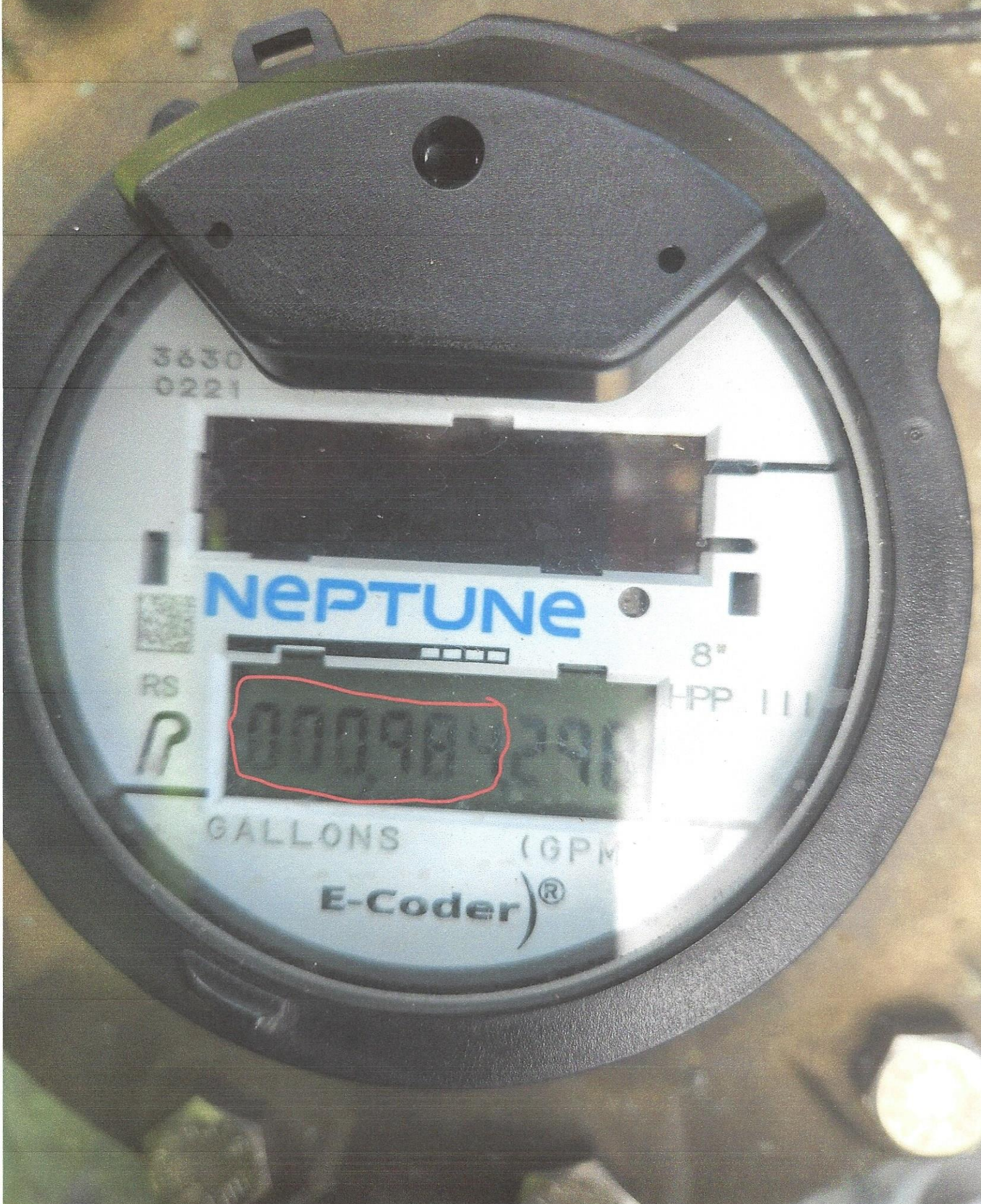
941.883.3586 office

941.204.8586 cell

CharlotteCountyFL.gov

[Johnny.Chamberlain@CharlotteCountyFL.gov]Johnny.Chamberlain@CharlotteCountyFL.gov

Delivering Exceptional Service



3732
0221

NEPTUNE

2"

T-10

RS



00.1266041

GALLONS

(GPM)

E-Coder®

TENTH ORDER OF BUSINESS

RIVERWOOD COMMUNITY DEVELOPMENT DISTRICT

Annual Operating and Debt Service Budget Fiscal Year 2023

Version 1 - Approved Tentative Budget
(Approved at the May 17, 2022 meeting)

Table of Contents

	Page #
General Fund	
Operations	1 - 3
Reserves	4 - 5
Narrative	6 - 9
 Beach Club Fund	
Operations	10 - 12
Reserves	13
Narrative	14
 Enterprise Fund (Breakdown By Service)	
Water Services	15
Sewer Services	16
Irrigation Services.....	17
Reserves	18
Narrative	19
Narrative	20 - 23
 Series 2018 Debt Service Fund	
Narrative	24 - 25
Narrative	26
 Assessment Comparison (FY2022 versus FY2021)	
	27

RIVERWOOD COMMUNITY DEVELOPMENT DISTRICT

Fiscal Year 2023 Budget

GENERAL FUND - OPERATIONS

ACCT #	ACCOUNT DESCRIPTION			ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
		ACTUAL	ACTUAL	BUDGET	THRU	MAR -	PROJECTED	BUDGET
		FY 2020	FY 2021	FY 2022	FEB-2022	SEP-2022	FY 2022	FY2023
REVENUES								
363010	Special Assmnts- Tax Collector	\$ 1,347,843	\$ 1,351,846	\$ 1,351,848	\$ 1,270,896	\$ 80,952	\$ 1,351,848	\$ 1,354,155
363090	Special Assmnts- Discounts	(44,823)	(48,978)	(54,075)	(47,144)	(810)	(47,954)	(54,654)
369900	Other Miscellaneous Revenues	6,572	2,138	100	384	100	484	500
369987	Dog Park Revenue	-	59	2,000	1,860	250	2,110	-
369903	Non-Resident Members	-	-	-	11,625	-	11,625	10,000
369958	Insurance Reimbursements	30,762	-	-	-	-	-	-
361001	Interest - Investments	11,537	5,625	2,199	1,025	1,435	2,460	1,693
TOTAL REVENUES		1,351,891	1,310,690	1,302,072	1,238,645	81,927	1,320,573	1,311,694
EXPENDITURES								
<i>Administrative</i>								
511001	P/R-Board of Supervisors	6,311	2,276	2,696	831	1,163	1,994	2,696
512001	Payroll-Salaries	-	47,699	45,957	14,283	19,996	34,279	19,724
531013	ProfServ-Engineering	3,020	165	6,500	-	2,500	2,500	6,500
531027	ProfServ-Mgmt Consulting Serv	55,952	78,296	78,094	32,620	45,668	78,288	80,437
531023	ProfServ-Legal Services	32,134	41,446	40,000	10,809	15,000	25,809	35,000
531045	ProfServ-Trustee Fees	3,717	3,717	3,717	-	3,717	3,717	3,717
532002	Auditing Services	2,051	2,929	2,200	-	3,600	3,600	3,600
541012	Communications-Other	1,366	2,187	3,000	424	750	1,174	3,000
545990	Insurance	8,642	7,884	20,712	20,276	-	20,276	20,712
549048	Non Ad Valorem Taxes	2,341	-	2,500	97	-	97	2,500
549070	Assessmnt Collection Cost	8,311	8,816	26,000	24,475	-	24,475	26,000
534369	Web Hosting, Email service	3,251	4,337	3,300	1,656	500	2,156	3,300
549079	Amenties Website/CC fees	-	8	1,232	319	-	319	1,232
551016	Janitorial	1,349	2,401	2,000	509	1,000	1,509	2,000
551001	Office Expense	4,179	6,368	12,007	2,141	2,500	4,641	12,000
Total Administrative		132,624	208,530	249,915	108,441	96,394	204,835	222,418
<i>Environmental Services</i>								
512026	Payroll-Gatehouse	-	141,500	188,835	65,320	72,000	137,320	245,609
512042	Payroll-Environmental Services	-	-	-	-	-	-	42,391
534076	Contracts-Preserve Maintenance	70,661	1,200	76,600	-	25,000	25,000	35,000
534084	Contracts-Lakes	25,596	18,000	22,000	7,400	10,360	17,760	24,200
534396	ProfServ-Gatehouse Attendants	197,020	32,067	-	-	-	-	-
531075	ProfServ-Consultants	11,079	13,328	15,000	3,450	4,830	8,280	15,000
543006	Electricity - General	2,455	2,551	2,400	1,074	1,503	2,577	2,400
543021	Utility - Water & Sewer	2,013	1,620	2,000	599	839	1,439	2,000
546034	R&M-Gate	19,153	15,333	25,000	4,545	6,363	10,908	25,000
546084	R&M-Sidewalks	2,312	24	10,000	-	5,000	5,000	10,000
546088	R&M-Storm Drain Cleaning	7,500	900	15,000	974	5,000	5,974	15,000
546123	R&M-Preserves	49,521	42,715	60,000	1,763	40,000	41,763	60,000
546476	R&M-Road Scaping	4,152	2,244	10,000	329	5,000	5,329	10,000

RIVERWOOD COMMUNITY DEVELOPMENT DISTRICT

Fiscal Year 2023 Budget

GENERAL FUND - OPERATIONS

ACCT #	ACCOUNT DESCRIPTION	ACTUAL FY 2020	ACTUAL FY 2021	ADOPTED BUDGET FY 2022	ACTUAL	PROJECTED	TOTAL	ANNUAL
					THRU FEB-2022	MAR - SEP-2022	PROJECTED FY 2022	BUDGET FY2023
546152	R&M-Roads, Signage, Striping	11,427	2,892	11,000	88	5,000	5,088	11,000
546173	R&M-Gatehouse/Security	11,047	7,412	25,000	3,474	21,526	25,000	25,000
552029	Op Supplies - Gatehouse	7,566	8,572	15,000	2,789	10,000	12,789	15,000
546931	R&M-Lakes,Bank Erosion,Planting	117	1,051	5,000	8	2,500	2,508	5,000
549900	Misc-Contingency	4,130	-	11,000	46	10,000	10,046	21,157
	Total Environmental Services	425,749	291,408	493,835	91,860	224,922	316,781	563,757
Activity Center Campus								
511001	P/R-Board of Supervisors	-	1,697	2,000	619	867	1,487	2,000
512001	Payroll-Salaries	31,877	24,247	40,957	12,367	17,314	29,681	24,656
512006	Payroll-Maintenance	-	9,842	42,543	7,072	9,901	16,973	17,391
512050	Payroll-Tennis Court Maint.	-	19,781	23,399	8,167	11,433	19,600	-
534027	Contracts-On-Site Maintenance	5,000	14,928	-	-	-	-	-
543006	Electricity - General	44,494	38,842	50,666	19,436	27,211	46,647	50,666
543021	Utility - Water & Sewer	16,698	13,825	16,000	4,981	6,974	11,955	16,000
545990	Insurance	43,597	45,236	32,103	31,427	-	31,427	32,103
546074	R&M-Pools	4,491	5,500	3,000	6,552	9,173	15,726	8,000
546097	R&M-Tennis Courts	15,139	25,572	22,000	2,701	3,781	6,482	-
546501	Activity Ctr Cleaning- Inside Areas	19,262	20,547	40,000	6,543	9,160	15,704	-
546502	Pool Daily Maintenance	20,271	20,380	20,000	5,095	7,133	12,228	-
546503	R&M-Croquet Turf Maintenance	18,045	18,000	18,000	4,500	6,300	10,800	-
546505	R&M-Activity Campus Buildings	68,537	44,264	20,000	12,010	16,814	28,823	40,000
549053	Misc-Special Projects	15,773	11,648	65,654	10,360	14,504	24,864	76,477
546447	Tools & Equipment	-	-	15,000	1,929	5,000	6,929	15,000
546115	R&M-Fitness Equipment	2,270	-	5,000	805	25,000	25,805	5,000
552025	Operating Supplies	-	-	2,000	2,971	1,000	3,971	2,000
546500	Activity Ctr Cleaning-Outside Areas	24,471	-	-	-	-	-	-
546504	Tennis Courts-Daily Maintenance	17,739	-	-	-	-	-	-
549900	Misc-Contingency	11,239	-	-	-	-	-	18,240
	Total Activity Center Campus	358,904	314,308	418,322	137,535	171,565	309,101	307,534
Transfers Out								
591016	Reserve - Roadways	230,000	130,000	130,000	54,167	75,833	130,000	130,000
591015	Reserve - Ponds	-	168,706	10,000	4,167	5,833	10,000	10,000
568128	Reserve - Activity Center Campus	-	178,484	-	-	-	-	77,985
	Total Transfers Out	230,000	477,190	140,000	58,333	81,667	140,000	217,985
TOTAL EXPENDITURES & RESERVES		1,147,277	1,291,436	1,302,072	396,169	574,548	970,717	1,311,694
Excess (deficiency) of revenues								
Over (under) expenditures		204,614	19,254	-	842,477	(492,620)	349,856	-

RIVERWOOD COMMUNITY DEVELOPMENT DISTRICT

Fiscal Year 2023 Budget

GENERAL FUND - OPERATIONS

ACCT #	ACCOUNT DESCRIPTION	ACTUAL FY 2020	ACTUAL FY 2021	ADOPTED BUDGET FY 2022	ACTUAL THRU FEB-2022	PROJECTED MAR - SEP-2022	TOTAL PROJECTED FY 2022	ANNUAL BUDGET FY2023
OTHER FINANCING SOURCES (USES)								
381000	Interfund Transfer - In	-	1,156	-	-	-	-	-
TOTAL OTHER SOURCES (USES)		-	1,156	-	-	-	-	-
Net change in fund balance		204,614	20,410	-	842,477	(492,620)	349,856	-
FUND BALANCE, BEGINNING		505,995	710,608	731,018	731,018	-	731,018	1,080,874
FUND BALANCE, ENDING		\$ 710,608	\$ 731,018	\$ 731,018	\$ 1,573,495	\$ (492,620)	\$ 1,080,874	\$ 1,080,874

RIVERWOOD COMMUNITY DEVELOPMENT DISTRICT

Fiscal Year 2023 Budget

GENERAL FUND - RESERVES

ACCT #	ACCOUNT DESCRIPTION			ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
		ACTUAL	ACTUAL	BUDGET	THRU	MAR -	PROJECTED	BUDGET
		FY 2020	FY 2021	FY 2022	FEB-2022	SEP-2022	FY 2022	FY2023
REVENUES								
369987	Dog Park Revenue	\$ 3,665	\$ 2,740	\$ -	\$ -	\$ -	\$ -	\$ -
369990	RV Parking Lot Revenue	18,797	23,010	18,500	56,500	10,000	66,500	57,000
381000	Transfer In - Roadways	230,000	130,000	130,000	54,167	75,833	130,000	130,000
381006	Transfer In - Ponds	-	168,706	10,000	4,167	5,833	10,000	10,000
381005	Transfer In - Activity Center Campus	346,754	178,484	-	-	-	-	77,985
369900	Other Miscellaneous Revenues	-	11	-	9	12	21	-
361001	Interest - Investments	-	1,694	-	1,855	2,597	4,452	-
369300	Settlements	-	250,000	-	-	-	-	-
TOTAL REVENUES		599,216	754,646	158,500	116,697	94,276	210,973	274,985
EXPENDITURES								
Activity Center Campus								
568023	Reserve-Activity Center Campus	-	-	-	-	-	-	77,985
562002	Improvements - Building	-	6,026	-	-	-	-	-
546327	R&M-Activity Center	-	-	-	6,134	-	6,134	-
546115	R&M-Fitness Equipment	-	-	-	225	-	225	-
531023	ProfServ-Legal Services	24,081	11,358	-	-	-	-	-
531013	ProfServ-Engineering	5,930	1,238	-	-	-	-	-
546074	R&M-Pools	-	4,239	-	23,011	-	23,011	-
546097	R&M-Tennis Courts	-	2,713	-	-	-	-	-
546152	R&M-Roads, Signage, Striping	-	3,000	-	535	-	535	-
546173	R&M-Gatehouse/Security	-	10,324	-	9,782	-	9,782	-
564104	Capital Projects	192,660	-	-	-	-	-	-
Total Activity Center Campus		222,671	38,897	-	39,686	-	39,686	77,985
Roadways								
568138	Reserve - Roadways	-	96,025	130,000	-	-	-	130,000
564104	Capital Projects	109	20,000	-	4,974	-	4,974	-
Total Roadways		109	116,025	130,000	4,974	-	4,974	130,000
RV Park								
568146	Reserve - RV Park	-	-	18,500	-	-	-	30,070
512308	Payroll - RV park	-	-	-	-	-	-	12,000
534027	Contracts-On-Site Maintenance	977	-	-	-	-	-	-
540004	Fuel, Gasoline and Oil	89	71	-	37	-	37	90
541006	Postage and Freight	14	-	-	30	-	30	40
547300	Landscape Maintenance	13,563	-	-	-	-	-	-
548001	Advertising	3	-	-	-	-	-	-
564104	Capital Projects	-	-	-	8,500	-	8,500	8,500
552025	Materials & Supplies	1,679	3,034	-	2,079	-	2,079	5,000
549079	Credit Card Fees	-	591	-	1,145	-	1,145	1,300
Total RV Park		16,325	3,695	18,500	11,791	-	11,791	57,000

RIVERWOOD COMMUNITY DEVELOPMENT DISTRICT

Fiscal Year 2023 Budget

GENERAL FUND - RESERVES

ACCT #	ACCOUNT DESCRIPTION	ACTUAL FY 2020	ACTUAL FY 2021	ADOPTED BUDGET FY 2022	ACTUAL THRU FEB-2022	PROJECTED MAR - SEP-2022	TOTAL PROJECTED FY 2022	ANNUAL BUDGET FY2023
Ponds								
568126	Reserve - Ponds	-	-	10,000	-	-	-	10,000
	Total Ponds	-	-	10,000	-	-	-	10,000
Dog Park								
552025	Materials & Supplies	7,281	9,738	-	-	-	-	-
549079	Credit Card Fees	-	95	-	-	-	-	-
	Total Dog Park	7,281	9,833	-	-	-	-	-
TOTAL EXPENDITURES & RESERVES		246,386	168,450	158,500	56,452	-	56,452	274,985
Excess (deficiency) of revenues								
Over (under) expenditures		352,830	586,196	-	60,245	94,276	154,521	-
Net change in fund balance		352,830	586,196	-	60,245	94,276	154,521	248,055
FUND BALANCE, BEGINNING		846,094	1,198,924	1,785,119	1,785,119	-	1,785,119	1,939,640
FUND BALANCE, ENDING		\$ 1,198,924	\$ 1,785,119	\$ 1,785,119	\$ 1,845,365	\$ 94,276	\$ 1,939,640	\$ 2,187,695

Reserve Balances

Reserve	FY2023 Budget				
	Proj. Beg Bal.	Additions	Interest	Expenses	Ending Bal.
Pond Reserve	\$265,741	\$10,000	\$0	\$0	\$275,741
Activity Center Campus Reserve	\$396,213	77,985	\$0	\$0	\$474,198
Roadways Reserve	\$910,434	\$130,000	\$0	\$0	\$1,040,434
Construction Settlement Reserve	\$250,723	-	\$0	\$0	\$250,723
RV Park Reserve	\$116,528	57,000	\$0	26,930	\$146,598
Total	\$1,939,640	\$274,985	\$0	\$26,930	\$2,187,695

Budget Narratives
Fiscal Year 2023

GENERAL FUND

REVENUES

Special Assessments-Tax Collector

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

Special Assessments-Discounts

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

Other Miscellaneous Revenues

The District receives revenue from other miscellaneous fees.

Interest-Investments

The District earns interest on the monthly average collected balance for their operating accounts.

EXPENDITURES

Administrative

Payroll-Board of Supervisors

Chapter 190 of the Florida Statutes allows for members of the Board of Supervisors to be compensated \$200 per meeting that they attend. The amount for the Fiscal Year is based upon all supervisors attending all of the meetings.

Payroll-Salaries

This includes salaries for on-site manager and administrative personnel.

Professional Services - Engineering

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

Professional Services-Management Consulting Services

The District receives Management, Accounting and Administrative services as part of a Management Agreement with Inframark Infrastructure Management Services. Also included are costs for Information Technology charges to process all of the District's financial activities, i.e. accounts payable, financial statements, budgets, etc., on a mainframe computer owned by Inframark in accordance with the management contract and the charge for rentals. The budgeted amount for the fiscal year is based on the contracted fees outlined in Exhibit "A" of the Management Agreement.

Professional Services-Legal Services

The District's Attorney provides general legal services to the District, i.e., attendance and preparation for monthly Board meetings, review of contracts, review of agreements and resolutions, and other research as directed or requested by the Board of Supervisors and the District Manager.

Professional Services - Trustee

The District issued Series 2018 Special Assessment Bonds that are deposited with a Trustee to handle all trustee matters. The annual trustee fee is based on standard fees charged plus any out-of-pocket expenses.

Auditing Services

The District is required to conduct an annual audit of its financial records by an Independent Certified Public Accounting Firm. The budgeted amount for the fiscal year is based on contracted fees from an existing engagement letter.

Communications-Other

This includes monthly charges for internet services and the phone bridge used at meetings.

Budget Narratives
Fiscal Year 2023

GENERAL FUND

EXPENDITURES

Administrative (continued)

Insurance

The District's Property Insurance policies are with the major rated carriers operating in Florida placed through our Brokers, Egis Insurance & Risk Advisors. Flood Insurance Coverage is placed with the servicing carriers affiliated with the National Flood Program. The District's General Liability Coverage including Public Official Liability, Auto, and Worker's Compensation are with "A" rated carriers placed through our broker, Egis Insurance & Risk Advisors, in Ft. Myers, Fla.

Non Ad Valorem Taxes

This includes annual payments of the District for non ad valorem taxes to the county.

Assessment Collection Costs

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

Web Hosting, Email Service

This includes web hosting fees and management of the website.

Amenities Website/CC Fees

This includes management of the amenities website and credit card fees.

Janitorial

Janitorial supplies.

Office Expense

This includes postage and freight, printing and binding, legal advertising and bank fees.

Environmental Services

Payroll-Gatehouse

This includes the cost of Access Control Gate Attendants.

Payroll-Environmental Services

This includes the cost of environmental services personnel.

Contracts-Preserve Maintenance

The District currently has a bi-monthly maintenance contract with a company to ensure the proper maintenance of the preserves that includes the spraying of all preserves to control invasive species.

Contracts-Lakes

The District currently has a contract with a certified lake maintenance company to ensure the proper flow and function of the storm water system.

Professional Services-Consultants

The District will hire consultants to ensure the proper flow and function of the storm water system.

Electricity-General

This includes general electricity usage for District facilities and assets.

Budget Narratives
Fiscal Year 2023

GENERAL FUND

EXPENDITURES

Environmental Services (continued)

Utility-Water & Sewer

This includes water and sewer usage for District facilities and assets.

R&M-Gate

This includes needed repairs and replacement of the gate(s) and/or gate system.

R&M-Sidewalks

This includes needed repairs and replacement of the sidewalks.

R&M-Storm Drain Cleaning

This item funds the engineering inspection of the storm drains and any needed cleaning.

R&M-Preserves

This includes the cutting, cleaning and removal of unwanted vegetation and debris in the preserves. There is a five-year plan for the clearing of all preserves.

R&M-Road Scaping

This includes funds for road scaping.

R&M-Roads, Signage, Striping

This includes needed repairs and replacement of the roads, road striping, street and speed limit signs.

R&M-Gatehouse/Security

This includes funds for needed repairs and replacement, software, cameras and security of the gatehouse.

Operating Supplies-Gatehouse

This includes bar codes and other miscellaneous supplies for the Gatehouse.

R&M-Lake, Bank Erosion, Planting

This item is for the allocation of funding for extraordinary repairs to the lakes, cost of erosion restoration of the RCDD property bordering the lakes and the replanting of the native species in our preserves and lakes. A long-range plan will be prepared and will cover the next 3 to 5 years.

Miscellaneous-Contingency

This includes any charges that were not anticipated in the annual budget.

Activity Center Campus

Payroll-Board of Supervisors

Chapter 190 of the Florida Statutes allows for members of the Board of Supervisors to be compensated \$200 per meeting that they attend. The amount for the Fiscal Year is based upon all supervisors attending all of the meetings.

Payroll-Salaries

This includes salaries for on-site manager and administrative personnel.

Payroll-Maintenance

This includes salaries for maintenance personnel.

Budget Narratives
Fiscal Year 2023

GENERAL FUND

EXPENDITURES

Activity Center Campus – continued

Electricity-General

This includes general electricity usage for District facilities and assets on the Activity Center Campus.

Utility-Water & Sewer

This includes water and sewer usage for District facilities and assets on the Activity Center Campus.

Insurance

The District's Property Insurance policies are with the major rated carriers operating in Florida placed through our Brokers, Egis Insurance & Risk Advisors (Ft. Myers, Fla.). Flood Insurance Coverage is placed with the servicing carriers affiliated with the National Flood Program.

R&M-Pools

This includes funds for repairs to the pool.

R&M-Activity Campus Buildings

This includes any repairs and maintenance of the recreation areas at the Activity Center campus.

Miscellaneous-Special Projects

This includes other special projects.

Tools & Equipment

This includes any tools and equipment expenses.

R&M-Fitness Equipment

This includes any repairs and maintenance of the fitness equipment.

Operating Supplies

This includes any supplies for the dog park.

Miscellaneous-Contingency

This includes any other items that may be needed during the fiscal year.

Transfers Out

Reserve-Roadways

The District will set aside funds for improvements of the roadways.

Reserve-Ponds

The District will set aside funds for improvements of the ponds.

Reserve-Activity Center Campus

The District will set aside funds for improvements of the Activity Center Campus.

RIVERWOOD COMMUNITY DEVELOPMENT DISTRICT

Fiscal Year 2023 Budget

BEACH CLUB FUND - OPERATIONS

ACCT #	ACCOUNT DESCRIPTION	ACTUAL FY 2020	ACTUAL FY 2021	ADOPTED BUDGET FY 2022	ACTUAL THRU FEB-2022	PROJECTED MAR - SEP-2022	TOTAL PROJECTED FY 2022	ANNUAL BUDGET FY2023
REVENUES								
369922	Membership Dues	\$ 148,750	\$ 150,181	\$ 148,000	\$ 151,700	\$ 5,000	\$ 156,700	\$ 161,500
369924	Initiation Fees	3,500	6,800	2,500	2,100	500	2,600	3,000
369980	Amenities Revenue	600	-	1,600	198	750	948	1,000
369900	Other Miscellaneous Revenues	54	831	-	118	250	368	500
369978	Summer Memberships	-	-	-	-	6,000	6,000	7,500
361001	Interest - Investments	738	167	-	74	104	178	200
TOTAL REVENUES		153,642	157,979	152,100	154,190	12,604	166,794	173,700
EXPENDITURES								
<i>Beach Club Operations</i>								
512009	Payroll-Administrative	-	5,167	5,000	1,917	2,684	4,602	5,000
512055	Payroll-Attendants	-	42,843	57,657	23,339	32,674	56,013	74,339
531027	ProfServ-Mgmt Consulting Serv	12,000	5,031	5,000	2,096	2,934	5,030	5,150
534027	Contracts-On-Site Maintenance	-	505	1,000	-	1,000	1,000	1,000
532002	Auditing Services	-	-	1,100	-	1,800	1,800	1,800
534202	Attendant	45,411	10,265	-	-	-	-	-
534050	Contracts-Landscape	1,250	-	3,000	-	3,000	3,000	3,000
541003	Communication - Telephone	2,574	2,397	2,500	734	1,028	1,762	2,500
541006	Postage and Freight	129	-	-	-	-	-	-
543001	Utility - General	742	718	900	296	415	711	900
543020	Utility - Refuse Removal	399	815	900	353	494	846	900
543021	Utility - Water & Sewer	1,112	1,394	1,800	393	550	944	1,800
545990	Insurance	14,368	16,951	17,495	17,230	-	17,230	17,495
547012	R&M-Buildings	1,751	4,989	2,000	1,946	1,000	2,946	5,000
547022	R&M-Equipment	2,985	2,391	3,000	1,169	1,831	3,000	5,000
547478	Preventative Maint-Security Systems	-	222	1,750	534	1,216	1,750	1,750
549053	Misc-Special Projects	2,118	1,666	3,000	-	3,000	3,000	3,000
549085	Misc-Taxes	678	704	750	756	-	756	756
549900	Misc-Contingency	375	766	5,505	225	5,280	5,505	3,117
549079	Credit Card Fees	-	4,141	4,189	3,795	750	4,545	5,000
549915	Misc-Web Hosting	1,300	-	550	-	550	550	550
551002	Office Supplies	239	550	200	-	200	200	200
552001	Op Supplies - General	1,969	623	1,000	139	861	1,000	1,000
Total Beach Club Operations		89,398	102,139	118,296	54,923	61,267	116,190	139,257
<i>Debt Service</i>								
571001	Principal Debt Retirement	20,634	23,645	23,441	-	23,617	23,617	23,617
572001	Interest Expense	6,430	640	1,417	-	945	945	827
Total Debt Service		27,064	24,285	24,858	-	24,561	24,561	24,443
<i>Reserves</i>								
591017	Transfer Out - Beach Club Reserve	57,638	18,000	8,946	3,728	5,219	8,946	10,000
Total Reserves		57,638	18,000	8,946	3,728	5,219	8,946	10,000
TOTAL EXPENDITURES & RESERVES		174,100	144,424	152,100	58,650	91,047	149,697	173,700

RIVERWOOD COMMUNITY DEVELOPMENT DISTRICT

Fiscal Year 2023 Budget

BEACH CLUB FUND - OPERATIONS

ACCT #	ACCOUNT DESCRIPTION	ACTUAL FY 2020	ACTUAL FY 2021	ADOPTED BUDGET FY 2022	ACTUAL THRU FEB-2022	PROJECTED MAR - SEP-2022	TOTAL PROJECTED FY 2022	ANNUAL BUDGET FY2023
	Excess (deficiency) of revenues							
	Over (under) expenditures	(20,458)	13,555	-	95,540	(78,443)	17,097	-
	Net change in fund balance	(20,458)	13,555	-	95,540	(78,443)	17,097	-
	FUND BALANCE, BEGINNING	75,356	54,898	68,453	68,453	-	68,453	85,550
	FUND BALANCE, ENDING	\$ 54,898	\$ 68,453	\$ 68,453	\$ 163,993	\$ (78,443)	\$ 85,550	\$ 85,550

RIVERWOOD COMMUNITY DEVELOPMENT DISTRICT**Beach Club Loan (Balance Due to General Fund)****Amortization Schedule**

Fiscal Year	Principal Payment	Interest Payment	Interest Rate **	Total Payment	Outstanding Principal Balance
				Loan Balance	354,167
2015	33,662	2,877	0.81%	36,539	320,505
2016	21,579	2,796	0.87%	24,375	298,926
2017	21,774	2,601	0.87%	24,375	277,152
2018	21,970	2,404	0.87%	24,374	255,182
2019	21,970	2,404	0.94%	24,374	233,212
2020	20,634	6,430	2.76%	27,064	212,578
2021	23,645	640	0.30%	24,285	188,933
2022	23,617	945	0.50%	24,561	165,316
2023	23,617	827	0.50%	24,443	141,700
2024	23,617	708	0.50%	24,325	118,083
2025	23,617	590	0.50%	24,207	94,466
2026	23,617	472	0.50%	24,089	70,850
2027	23,617	354	0.50%	23,971	47,233
2028	23,617	236	0.50%	23,853	23,617
2029	23,617	118	0.50%	23,735	-
Total	\$ 354,167	\$ 21,526		\$ 342,030	

** From 05.20.14 minutes: "On voice vote with all in favor the prior motion was amended to read the CDD financing the Beach Club purchase over 15 years with an interest rate at .1% over the 12 month CD investment rate."

RIVERWOOD COMMUNITY DEVELOPMENT DISTRICT

Fiscal Year 2023 Budget

BEACH CLUB FUND - RESERVES

ACCT #	ACCOUNT DESCRIPTION	ACTUAL FY 2020	ACTUAL FY 2021	ADOPTED BUDGET FY 2022	ACTUAL THRU FEB-2022	PROJECTED MAR - SEP-2022	TOTAL PROJECTED FY 2022	ANNUAL BUDGET FY2023
REVENUES								
381012	Transfer In - Beach Club Reserve	\$ 57,638	\$ 18,000	\$ 8,946	\$ 3,728	\$ 5,219	\$ 8,946	\$ 10,000
TOTAL REVENUES		57,638	18,000	8,946	3,728	5,219	8,946	10,000
EXPENDITURES								
<i>Beach Club Reserve</i>								
568060	Reserve - Beach Club	-	-	8,946	-	-	-	10,000
552025	Materials & Supplies	-	8,062	-	-	-	-	-
<i>Total Beach Club Reserve</i>		-	8,062	8,946	-	-	-	10,000
TOTAL EXPENDITURES & RESERVES		-	8,062	8,946	-	-	-	10,000
Excess (deficiency) of revenues								
Over (under) expenditures		57,638	9,938	-	3,728	5,219	8,946	-
Net change in fund balance		57,638	9,938	8,946	3,728	5,219	8,946	10,000
FUND BALANCE, BEGINNING		-	57,638	67,576	76,522	-	76,522	85,468
FUND BALANCE, ENDING		\$ 57,638	\$ 67,576	\$ 76,522	\$ 80,250	\$ 5,219	\$ 85,468	\$ 95,468

Reserve Balances

Reserve	FY2023 Budget				
	Proj. Beg Bal.	Additions	Interest	Expenses	Ending Bal.
Beach Club Reserves	\$85,468	\$10,000	\$0	\$0	\$95,468
Total	\$85,468	\$10,000	\$0	\$0	\$95,468

Budget Narratives
Fiscal Year 2023

BEACH CLUB FUND (OPERATIONS)

EXPENDITURES

Parks & Recreation (continued)

Utility-Water & Sewer

This includes charges for potable water and sewer at the Beach Club.

Insurance

This includes charges for the allocation of the Beach Club's portion of the District's annual Property and Liability Insurance Policy premium.

R&M-Buildings

This includes charges related to the repair and maintenance of the Beach Club building and stairways.

R&M-Equipment

This includes charges related to Beach Club equipment repair and maintenance.

Preventative Maintenance-Security Systems

This includes charges for the preventative maintenance agreement on the Beach Club gate and security cameras.

Misc-Special Projects

This includes charges for Beach Club special projects approved by the District.

Misc-Taxes

This includes charges to the Beach Club for annual non-ad-valorem taxes from Charlotte County.

Misc-Contingency

This includes any charges that were not anticipated in the annual budget.

Credit Card Fees

This includes credit card fees.

Miscellaneous-Web Hosting

This includes web hosting fees.

Office Supplies

This includes charges for any office supplies necessary for the operation of the Beach Club.

Operating Supplies-General

This includes charges for any supplies necessary for the operation of the Beach Club.

Debt Service

Principal Debt Retirement

Principal payment due on General Fund loan.

Interest Expense

Interest payment due on General Fund loan.

Reserves

Transfer Out - Beach Club Reserve

Annual amount transferred to Reserves Fund.

RIVERWOOD COMMUNITY DEVELOPMENT DISTRICT
Fiscal Year 2023 Budget

ENTERPRISE FUND - BREAKDOWN BY SERVICE

ACCOUNT DESCRIPTION	Utility Services			(Revised TOTAL BUDGET FY 2023
	Water	Sewer	Irrigation	
REVENUES				
Base Charges for Services	\$ 459,700	\$ 1,299,000	\$ 238,000	\$ 1,996,700
Usage Charges for Services	209,170	-	-	209,170
Meter Fees	-	-	1,000	1,000
Tap Connections	30,259	-	-	30,259
Water Quality Surcharge	-	-	-	-
Other Miscellaneous Revenues	1,800	10,000	-	11,800
Interest - Investments	300	500	-	800
TOTAL REVENUES	701,229	1,315,800	239,000	2,256,029
EXPENSES				
Personnel and Administration	52,652	151,516	26,738	230,907
Utility Services	618,577	854,284	168,262	1,641,122
Transfer Out	30,000	310,000	44,000	384,000
TOTAL EXPENSES	701,229	1,315,800	239,000	2,256,029
Excess (deficiency) of revenues				
Over (under) expenses	\$ -	\$ -	\$ -	\$ -

RIVERWOOD COMMUNITY DEVELOPMENT DISTRICT

Fiscal Year 2023 Budget

ENTERPRISE FUND - WATER SERVICES

ACCT #	ACCOUNT DESCRIPTION			ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
		ACTUAL	ACTUAL	BUDGET	THRU	MAR -	PROJECTED	BUDGET
		FY 2020	FY 2021	FY 2022	FEB-2022	SEP-2022	FY 2022	FY2023
REVENUES								
343622	Water-Base Rate	\$ 352,466	\$ 359,319	\$ 358,216	\$ 150,466	\$ 210,652	\$ 361,118	\$ 459,700
343624	Water-Usage	198,277	204,457	200,576	97,532	136,545	234,078	209,170
343660	Water Quality Surcharge	67,461	73,760	76,140	31,925	44,694	76,619	-
369975	Backflow Fees	-	13,722	24,500	7,410	10,374	17,784	30,259
343640	Meter Fees	220	-	-	-	-	-	-
369900	Other Miscellaneous Revenues	6,513	5,938	1,800	1,008	1,411	2,418	1,800
362001	Interest - Investments	3,712	1,059	1,555	105	146	251	300
369960	Installation Charges	35	-	-	-	-	-	-
TOTAL REVENUES		628,683	658,254	662,787	288,445	403,823	692,267	701,229
EXPENSES								
<i>Personnel and Administration</i>								
511001	P/R-Board of Supervisors	3,069	2,329	2,745	850	1,190	2,041	2,745
512018	Payroll-Project Manager	-	13,433	13,000	4,983	6,976	11,959	20,000
531013	ProfServ-Engineering	45,462	6,235	5,000	-	2,000	2,000	5,000
531023	ProfServ-Legal Services	13,551	1,071	6,800	-	3,400	3,400	6,800
531027	ProfServ-Mgmt Consulting Serv	26,454	5,329	5,315	2,220	3,108	5,328	5,474
532002	Auditing Services	1,202	1,717	1,870	-	3,060	3,060	3,060
541006	Postage and Freight	90	-	306	-	306	306	306
545990	Insurance	4,504	6,850	7,391	7,235	-	7,235	7,391
547001	Printing and Binding	60	3	340	-	340	340	340
548002	Legal Advertising	126	544	485	-	485	485	485
549001	Miscellaneous Services	566	-	949	-	949	949	949
549069	Misc-Records Storage	85	-	-	-	-	-	-
549915	Misc-Web Hosting	101	-	-	-	-	-	-
551002	Office Supplies	3	-	102	-	102	102	102
<i>Total Personnel and Administration</i>		95,273	37,511	44,303	15,289	21,917	37,205	52,652
<i>Utility Services</i>								
531046	ProfServ-Utility Billing	-	-	-	176	6,363	6,539	10,266
534033	Contracts-Other Services	58,052	58,020	57,924	19,791	35,855	55,646	53,783
543060	Utility - Base Rate	138,528	138,528	160,589	57,720	80,808	138,528	153,162
543062	Utility - Water-Usage	441,560	257,774	277,123	114,884	160,838	275,722	299,218
543130	Utility-CCU Admin Fee	47	71	54	43	60	103	50
547001	R&M-General	28,227	10,229	55,000	85	54,915	55,000	55,500
549066	Misc-Licenses & Permits	205	205	300	-	300	300	300
549900	Misc-Contingency	-	-	12,235	100	12,135	12,235	16,039
552096	Back Flow Preventors	-	20,989	30,259	-	30,259	30,259	30,259
<i>Total Utility Services</i>		666,619	485,816	593,484	192,799	381,534	574,333	618,577
<i>Transfers Out</i>								
543020	Reserves - Water System	20,000	400,000	25,000	10,417	14,583	25,000	30,000
<i>Total Transfers Out</i>		20,000	400,000	25,000	10,417	14,583	25,000	30,000
TOTAL EXPENSES		781,891	923,327	662,787	218,504	418,034	636,538	701,229
Excess (deficiency) of revenues								
Over (under) expenses		\$ (153,208)	\$ (265,073)	\$ -	\$ 69,941	\$ (14,211)	\$ 55,729	\$ -

RIVERWOOD COMMUNITY DEVELOPMENT DISTRICT

Fiscal Year 2023 Budget

ENTERPRISE FUND - SEWER SERVICES

ACCT #	ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
		FY 2020	FY 2021	BUDGET FY 2022	THRU FEB-2022	MAR - SEP-2022	PROJECTED FY 2022	BUDGET FY2023
REVENUES								
343620	Sewer Revenue	\$ 1,287,637	\$ 1,308,716	\$ 1,295,000	\$ 546,186	764,660	\$ 1,310,846	\$ 1,299,000
343650	Standby Fees	10,967	10,487	-	3,109	4,352	7,461	6,300
369900	Other Miscellaneous Revenues	36,248	23,047	8,000	5,119	7,166	12,284	10,000
362001	Interest - Investments	6,423	1,832	9,800	195	273	468	500
369970	Connection Fees - W/S	11,782	-	-	-	-	-	-
TOTAL REVENUES		1,353,057	1,344,082	1,312,800	554,608	776,451	1,331,058	1,315,800
EXPENSES								
Personnel and Administration								
511001	P/R-Board of Supervisors	7,761	5,891	6,943	2,151	4,792	6,943	6,943
512018	Payroll-Project Manager	-	19,633	19,000	7,283	9,500	16,783	26,000
531013	ProfServ-Engineering	3,484	-	20,000	-	20,000	20,000	20,000
531023	ProfServ-Legal Services	8,666	8,828	17,600	9,685	7,915	17,600	17,600
531027	ProfServ-Mgmt Consulting Serv	66,913	23,235	23,175	9,680	9,680	19,360	23,870
532002	Auditing Services	3,040	4,343	4,730	-	7,740	7,740	7,740
541006	Postage and Freight	185	61	775	30	775	805	775
545990	Insurance	35,045	41,733	45,026	44,078	-	44,078	45,026
547001	Printing and Binding	152	6	860	-	150	150	860
548002	Legal Advertising	205	-	3	-	-	-	3
549001	Miscellaneous Services	1,372	426	2,399	-	2,399	2,399	2,399
549069	Misc-Records Storage	258	-	-	-	-	-	-
549915	Misc-Web Hosting	260	-	-	-	-	-	-
551002	Office Supplies	6	-	300	-	300	300	300
Total Personnel and Administration		127,349	104,156	140,811	72,906	63,252	136,158	151,516
Utility Services								
531046	ProfServ-Utility Billing	-	-	-	1,099	39,645	40,744	63,962
534033	Contracts-Other Services	360,147	360,026	360,908	119,412	223,407	342,818	335,110
541003	Communication - Telephone	5,430	4,546	6,500	2,348	3,287	5,635	6,500
543006	Electricity - General	47,713	49,566	57,000	21,907	30,670	52,577	57,000
543021	Utility - Water & Sewer	4,486	4,251	3,500	1,590	2,225	3,815	3,500
547001	R&M-General	99,163	9,831	200,000	62,149	87,009	149,159	250,000
547129	R&M-Sludge Hauling	57,120	46,410	76,620	25,716	36,002	61,717	76,620
547478	Preventative Maint-Security Systems	-	-	1,750	-	1,750	1,750	1,750
549065	Misc-Bad Debt	-	-	3,500	-	-	-	3,500
549066	Misc-Licenses & Permits	385	285	140	45	63	108	140
549900	Misc-Contingency	1,316	2,556	124,071	1,363	50,000	51,363	28,202
552035	Op Supplies - Chemicals	30,156	37,402	28,000	21,149	29,608	50,757	28,000
559001	Depreciation Expense	370,672	391,677	-	-	-	-	-
Total Utility Services		976,589	906,551	861,989	256,777	503,666	760,444	854,284
Transfers Out								
	Reserves - Sewer System	310,000	739,698	310,000	129,167	180,833	310,000	310,000
Total Transfers Out		310,000	739,698	310,000	129,167	180,833	310,000	310,000
TOTAL EXPENSES		1,413,938	1,750,405	1,312,800	458,850	747,751	1,206,602	1,315,800
Excess (deficiency) of revenues								
	Over (under) expenses	\$ (60,881)	\$ (406,323)	\$ -	\$ 95,758	\$ 28,699	\$ 124,457	\$ -

RIVERWOOD COMMUNITY DEVELOPMENT DISTRICT

Fiscal Year 2023 Budget

ENTERPRISE FUND - IRRIGATION SERVICES

ACCT #	ACCOUNT DESCRIPTION			ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
		ACTUAL	ACTUAL	BUDGET	THRU	MAR -	PROJECTED	BUDGET
		FY 2020	FY 2021	FY 2022	FEB-2022	SEP-2022	FY 2022	FY2023
REVENUES								
343626	Irrigation-Base Rate	\$ 155,890	\$ 211,183	\$ 238,000	\$ 99,014	138,619	\$ 237,632	\$ 238,000
343628	Irrigation-Usage	135,996	30,986	-	-	-	-	-
343640	Meter Fees	170	-	1,000	-	250	250	1,000
362001	Interest - Investments	1,497	421	-	44	61	105	-
TOTAL REVENUES		293,553	242,590	239,000	99,057	138,930	237,987	239,000
EXPENSES								
<i>Personnel and Administration</i>								
511001	P/R-Board of Supervisors	1,805	1,371	1,616	501	701	1,201	1,616
512018	Payroll-Project Manager	-	6,200	6,000	2,300	3,220	5,520	6,000
531013	ProfServ-Engineering	-	-	5,320	-	2,500	2,500	5,320
531023	ProfServ-Legal Services	938	-	5,000	-	2,000	2,000	5,000
531027	ProfServ-Mgmt Consulting Serv	15,562	2,284	2,278	952	1,332	2,284	2,346
532002	Auditing Services	707	1,010	1,100	-	1,800	1,800	1,800
541006	Postage and Freight	43	-	180	-	180	180	180
545990	Insurance	3,369	3,127	3,374	3,303	-	3,303	3,374
547001	Printing and Binding	35	2	200	-	100	100	200
548002	Legal Advertising	30	-	285	-	285	285	285
549001	Miscellaneous Services	318	-	557	-	557	557	557
549069	Misc-Records Storage	60	-	-	-	-	-	-
549915	Misc-Web Hosting	58	-	-	-	-	-	-
551002	Office Supplies	2	-	60	-	60	60	60
<i>Total Personnel and Administration</i>		22,927	13,994	25,970	7,055	12,735	19,790	26,738
<i>Utility Services</i>								
531046	ProfServ-Utility Billing	-	-	-	81	2,937	3,018	4,738
534033	Contracts-Other Services	27,145	27,520	26,734	9,320	16,549	25,868	24,823
543006	Electricity - General	27,862	25,728	30,000	9,174	12,843	22,017	30,000
543062	Utility - Water-Usage	38,101	38,258	44,000	11,310	15,835	27,145	44,000
547001	R&M-General	69,891	47,742	50,000	9,107	40,893	50,000	50,000
549900	Misc-Contingency	-	-	4,296	-	4,296	4,296	6,701
552035	Op Supplies - Chemicals	2,172	-	8,000	-	8,000	8,000	8,000
<i>Total Utility Services</i>		165,171	139,248	163,030	38,993	101,352	140,345	168,262
<i>Transfers Out</i>								
543020	Reserves - Irrigation System	50,000	50,000	50,000	20,833	29,167	50,000	44,000
<i>Total Transfers Out</i>		50,000	50,000	50,000	20,833	29,167	50,000	44,000
TOTAL EXPENSES		238,098	203,242	239,000	66,881	143,254	210,135	239,000
Excess (deficiency) of revenues								
Over (under) expenses		\$ 55,455	\$ 39,348	\$ -	\$ 32,176	\$ (4,324)	\$ 27,852	\$ -

RIVERWOOD COMMUNITY DEVELOPMENT DISTRICT Fiscal Year 2023 Budget

ENTERPRISE FUND - RESERVES

ACCT #	ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
		FY 2020	FY 2021	BUDGET	THRU	MAR -	PROJECTED	BUDGET
				FY 2022	FEB-2022	SEP-2022	FY 2022	FY 2023
REVENUES								
362001	Transfer In - Sewer System	\$ 310,000	\$ 739,698	\$ 310,000	\$ 129,167	180,833	\$ 310,000	\$ 310,000
363010	Transfer In - Water System	20,000	400,000	25,000	10,417	14,583	25,000	30,000
363090	Transfer In - Irrigation System	50,000	50,000	50,000	20,833	29,167	50,000	44,000
361001	Interest Income	-	1,925	-	1,923	2,692	4,615	-
TOTAL REVENUES		380,000	1,191,623	385,000	162,339	227,275	389,614	384,000
EXPENSES								
Water Utility Services								
531023	ProfServ-Legal Services	-	-	-	-	-	-	-
531013	ProfServ-Engineering	-	-	-	-	-	-	-
564104	Capital Projects	-	-	-	55,458	-	55,458	-
568190	Reserves - Water	-	-	25,000	-	-	-	30,000
Total Water Utility Services		-	-	25,000	55,458	-	55,458	30,000
Sewer/Wastewater Services								
564104	Capital Projects	4,529	27,948	-	20,972	-	20,972	-
568158	Reserves - Sewer	-	-	310,000	-	-	-	310,000
Total Sewer/Wastewater Services		4,529	27,948	310,000	20,972	-	20,972	310,000
Irrigation Services								
568098	Reserves - Irrigation Services	-	-	50,000	-	-	-	44,000
Total Irrigation Services		-	-	50,000	-	-	-	44,000
TOTAL EXPENSES		4,529	27,948	385,000	76,430	-	76,430	384,000
Excess (deficiency) of revenues								
Over (under) expenses		375,471	1,163,675	-	85,910	227,275	313,185	-
OTHER FINANCING SOURCES (USES)								
591000	Operating Transfers-Out	(309,901)	(460,179)	-	-	-	-	-
TOTAL OTHER SOURCES (USES)		(309,901)	(460,179)	-	-	-	-	-
Net change in fund balance		65,570	703,495	385,000	85,910	227,275	313,185	384,000
FUND BALANCE, BEGINNING		1,136,389	1,442,626	2,146,121	2,146,121	-	2,146,121	2,459,306
FUND BALANCE, ENDING		\$ 1,201,959	\$ 2,146,121	\$ 2,531,121	\$ 2,232,031	\$ 227,275	\$ 2,459,306	\$ 2,843,306

Reserve Balances

Reserve	FY2023 Budget				
	Proj. Beg Bal.	Additions	Interest	Expenses	Ending Bal.
Water Services Reserve	\$708,804	\$30,000	\$0	\$0	\$738,804
Sewer Services Reserve	\$1,341,738	\$310,000	\$0	\$0	\$1,651,738
Irrigation Services Reserve	\$167,579	\$44,000	\$0	\$0	\$211,579
Emergency Reserve	\$241,184	\$0	\$0	\$0	\$241,184
Total	\$2,459,306	\$384,000	\$0	\$0	\$2,843,306

Budget Narratives
Fiscal Year 2023

ENTERPRISE FUND

REVENUES

Water-Base Rate

This includes revenue from the monthly water base rate fees.

Water-Usage

This includes revenue from the monthly water usage fees.

Water-Quality Surcharge

This includes revenue from the monthly water quality surcharge.

Irrigation-Base Rate

This includes revenue from the monthly irrigation base rate fees.

Sewer Revenue

This includes revenue from the monthly sewer base rates.

Meter fees

This includes revenue from water and irrigation meter fees.

Other Miscellaneous Revenues

This includes miscellaneous utility billing revenue such as bad check & charges, late charges, meter read charges and service turn-on charges.

Backflow Fees

This includes the revenue received for re-certification of resident back-flow preventers.

Interest-Investments

This includes earned interest on the monthly average collected balance for utility operating accounts.

EXPENDITURES

Personnel and Administration

Payroll-Board of Supervisors

This includes compensation of \$200 per meeting attended by each member of the Board of Supervisors as provided in Chapter 190 of the Florida Statutes. The amount budgeted for the Fiscal Year is based upon all supervisors attending all of the authorized board meetings.

Payroll-Project Manager

This includes salary for on-site manager.

Professional Services-Engineering

This includes charges of the District's engineering firm for general engineering services, i.e. attendance and preparation for monthly board meetings when requested, review of invoices, and other specifically requested assignments.

Professional Services-Legal Services

This includes charges from the District's Attorney for general legal services i.e., attendance and preparation for monthly Board meetings as needed, review of contracts, agreements and resolutions, and other research/tasks as directed or requested by the Board and the District Manager.

Budget Narratives
Fiscal Year 2023**ENTERPRISE FUND****EXPENDITURES****Personnel and Administration - (continued)****Professional Services-Management Consulting Services**

This includes charges for District Management, Accounting and Administrative services as part of a Management Agreement with Inframark Infrastructure Management Services. Also included are charges for Information Technology to process all of the District's financial activities, i.e. accounts payable, financial statements, budgets, etc., on a mainframe computer owned by Inframark in accordance with the management contract. The budgeted amount for the fiscal year is based on the contracted fees outlined in Exhibit "A" of the Management Agreement.

Auditing Services

This includes charges for the conduct of an annual District audit of its financial records by an Independent Certified Public Accounting Firm. The budgeted amount for the fiscal year is based on contracted fees from an existing engagement letter.

Postage and Freight

This includes charges for actual postage and/or freight used for District mailings including vendor checks and other correspondence.

Insurance

This includes charges for the District's Property Insurance policy premium with the Florida Insurance Alliance Trust. They specialize in providing insurance coverage to governmental agencies. The budgeted amount allows for a projected increase in the premium. This includes charges for the District's General Liability & Public Officials Liability Insurance policy premium with Allied World Surplus Lines Insurance. They specialize in providing insurance coverage to governmental agencies. The budgeted amount allows for a projected increase in the premium.

Printing and Binding

This includes charges for copies used in the preparation of required mailings, and other special projects.

Legal Advertising

This includes charges required charges for the District to advertise various notices for monthly Board meetings and other public hearings in a newspaper of general circulation.

Miscellaneous Services

This includes monthly bank charges, room rental and other miscellaneous charges that may be incurred during the year.

Office Supplies

This includes charges for office supplies.

Budget Narratives
Fiscal Year 2023

ENTERPRISE FUND

EXPENDITURES

Utility Services

Professional Services-Utility Billing

This includes contract charges from MuniBilling for utility billing services.

Contracts-Other Services

This includes contract charges from Florida Utility Services for various services related to operations and maintenance of the wastewater treatment plant and operations and maintenance of the water system, hydrant flushing, water testing, etc.

Communication-Telephone

This includes charges for telephone, internet and fax machine.

Electricity-General

This includes charges for electricity use for the sewer plant and lift stations.

Utility-Water & Sewer

This includes charges for potable water and sewer service used at the sewer plant.

Utility-Base Rate

This includes charges for water base rates charged by Charlotte County Utilities.

Utility-Water-Usage

This includes charges for water use charged by Charlotte County Utilities.

Utility-CCU Admin Fee

This includes an administration charged by Charlotte County Utilities.

R&M-General

This includes charges to make periodic repairs to ensure continuous operation of the sewer plant, lift stations, water system and irrigation system.

R&M-Sludge Hauling

This includes hauling of sludge from the sewer plant.

Preventative Maintenance-Security Systems

This includes charges for the preventative maintenance agreement for the gates and security cameras.

Miscellaneous-Bad Debt

This includes amount for utility accounts that are deemed uncollectible.

Miscellaneous-Licenses and Permits

Licenses and permits for the sewer plant.

Miscellaneous-Contingency

This includes any charges that were not anticipated in the annual approved budget.

Operating Supplies-Chemicals

This includes charges for chemicals necessary for sewer plant operation.

Back Flow Preventors

This includes charges for the billing of recertification of backflow devices.

RIVERWOOD COMMUNITY DEVELOPMENT DISTRICT

Agenda Page 76

Budget Narratives Fiscal Year 2023

ENTERPRISE FUND

EXPENDITURES

Transfers Out

Reserves-Water System

This includes funds the District sets aside for improvements to the water system.

Reserves-Sewer System

This includes funds the District sets aside for improvements of the WWTP and lift stations.

Reserves-Irrigation System

This includes funds the District sets aside for improvements to the irrigation system.

RIVERWOOD COMMUNITY DEVELOPMENT DISTRICT
Fiscal Year 2023 Budget

DEBT SERVICE FUND - 2018 VALLEY NATIONAL LOAN

ACCT #	ACCOUNT DESCRIPTION	ACTUAL FY 2020	ACTUAL FY 2021	ADOPTED BUDGET FY 2022	ACTUAL THRU MAR-2022	PROJECTED APR - SEP-2022	TOTAL PROJECTED FY 2022	ANNUAL BUDGET FY 2023
REVENUES								
363010	Special Assmnts- Tax Collector	\$ 696,542	\$ 698,412	\$ 698,412	\$ 663,802	\$ 34,610	\$ 698,412	\$ 698,412
363090	Special Assmnts- Discounts	(23,518)	(25,469)	(27,936)	(24,586)	-	(24,586)	(27,936)
361001	Interest - Investments	4,020	37	500	20	20	39	500
TOTAL REVENUES		677,044	672,979	670,975	639,235	34,630	673,865	670,975
EXPENDITURES								
<i>Debt Service</i>								
549070	Misc-Assessmnt Collection Cost	4,293	4,554	13,967	12,784	-	12,784	13,968
571001	Principal Debt Retirement	392,000	407,000	424,000	-	424,000	424,000	440,000
572001	Interest Expense	270,280	255,404	239,958	119,979	119,979	239,958	223,867
Total Debt Service		666,573	666,957	677,925	132,763	543,979	676,742	677,835
TOTAL EXPENDITURES		666,573	666,957	677,925	132,763	543,979	676,742	677,835
Excess (deficiency) of revenues								
Over (under) expenditures		10,471	6,022	(6,950)	506,472	(509,349)	(2,877)	(6,860)
FUND BALANCE, BEGINNING		448,638	459,110	465,132	465,132	-	465,132	462,255
FUND BALANCE, ENDING		\$ 459,110	\$ 465,132	\$ 458,182	\$ 971,604	\$ (509,349)	\$ 462,255	\$ 455,394

RIVERWOOD COMMUNITY DEVELOPMENT DISTRICTSeries 2018 Valley National Bank Loan
Amortization Schedule

Date	Total Outstanding Principal Balance	Principal	Interest Rate	Interest	ADS
11/1/2021	6,323,000		3.795%	119,979	
5/1/2022	6,323,000	424,000	3.795%	119,979	663,958
11/1/2022	5,899,000		3.795%	111,934	
5/1/2023	5,899,000	440,000	3.795%	111,934	663,867
11/1/2023	5,459,000		3.795%	103,585	
5/1/2024	5,459,000	458,000	3.795%	103,585	665,169
11/1/2024	5,001,000		3.795%	94,894	
5/1/2025	5,001,000	475,000	3.795%	94,894	664,788
11/1/2025	4,526,000		3.795%	85,881	
5/1/2026	4,526,000	493,000	3.795%	85,881	664,762
11/1/2026	4,033,000		3.795%	76,526	
5/1/2027	4,033,000	512,000	3.795%	76,526	665,052
11/1/2027	3,521,000		3.795%	66,811	
5/1/2028	3,521,000	533,000	3.795%	66,811	666,622
11/1/2028	2,988,000		3.795%	56,697	
5/1/2029	2,988,000	553,000	3.795%	56,697	666,395
11/1/2029	2,435,000		3.795%	46,204	
5/1/2030	2,435,000	574,000	3.795%	46,204	666,408
11/1/2030	1,861,000		3.795%	35,312	
5/1/2031	1,861,000	597,000	3.795%	35,312	667,625
11/1/2031	1,264,000		3.795%	23,984	
5/1/2032	1,264,000	620,000	3.795%	23,984	667,969
11/1/2032	644,000		3.795%	12,220	
5/1/2033	644,000	644,000	3.795%	12,220	668,440
Total		\$ 6,323,000		\$ 1,668,054	\$ 7,991,054

Budget Narratives
Fiscal Year 2023

DEBT SERVICE FUND

REVENUES

Special Assessments-Tax Collector

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

Special Assessments-Discounts

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

Interest-Investments

The District earns interest income on their trust accounts with US Bank.

EXPENDITURES

Debt Service

Miscellaneous-Assessment Collection Cost

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

Principal Debt Retirement

Principal payment due on Valley National Bank Loan

Interest Expense

Interest payments due on Valley National Bank Loan

RIVERWOOD COMMUNITY DEVELOPMENT DISTRICT
Assessment Comparison
(FY2023 versus FY2022)

Parcel	Product Type	# of Units	General Fund (O&M)			Debt Service Fund			Total per Unit		
			FY 2023	FY 2022	Incr. / (Decr.)	FY 2023	FY 2022	Incr. / (Decr.)	FY 2023	FY 2022	Incr. / (Decr.)
Residential											
Fairway Lakes	Single Family	81.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Lakeshore Village	Single Family	59.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Riverside	Single Family	15.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Riverside	Single Family	8.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Royal Oaks	Single Family	39.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Royal Oaks	Single Family	6.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Eagle Trace	Single Family	43.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Bayridge	Single Family	48.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Osprey Landing	Single Family	92.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Reserves	Twin Villas	26.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Grand Vista	Multifamily	90.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Silver Lakes	Estate Single Family	56.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Myakka Pt - Logan Pt	Estate Single Family	35.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Myakka Pt - Baileys Pond	Single Family	53.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Myakka Pt - Marlin Cove	Twin Villas	18.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Myakka Pt - Villas at Tarpon Harbor II	Twin Villas	12.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Myakka Pt - Tarpon Harbor	Multifamily	36.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Myakka Pt - Tarpon Harbor II	Multifamily	56.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Sawgrass - Westport Ridge	Estate Single Family	32.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Sawgrass - Estuary	Single Family	37.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Sawgrass - Driftwood Pt	Single Family	39.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Sawgrass - Oyster Bay	Twin Villas	28.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Sawgrass - Pompano Cove	Twin Villas	34.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Sawgrass - River Run	Estate Single Family	59.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Sawgrass - Channel Ridge	Estate Single Family	25.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Sawgrass - Clipper Cove	Single Family	13.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Sawgrass - Fisher Landing	Single Family	21.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Sawgrass - Still Water Trace	Twin Villas	68.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Sawgrass - Redfin Shores	Multifamily	50.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Stonebridge	Single Family	60.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Willow Glen Phase 1	Single Family	30.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Willow Glen Phase 2	Single Family	10.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Willow Glen Phase 3	Single Family	24.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Willow Glen - 1st Choice	Single Family	20.00	\$962.55	\$962.55	0.00%	\$515.98	\$515.98	0.00%	\$1,478.53	\$1,478.53	0.00%
Total Residential		1,323.00									
Commercial											
402121328003	Maintenance Bldg	2.00	\$666.95	\$647.87	2.94%	\$130.33	\$130.33	N/A	\$797.28	\$778.20	2.45%
402121151003	Club	119.00	\$666.95	\$647.87	2.94%	\$130.33	\$130.33	N/A	\$797.28	\$778.20	2.45%
Total Commercial		121.00									
TOTAL		1,444.00									

10A

RESOLUTION 2022-07

A RESOLUTION OF THE RIVERWOOD COMMUNITY DEVELOPMENT DISTRICT RELATING TO THE ANNUAL APPROPRIATIONS OF THE DISTRICT AND ADOPTING THE BUDGET FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2022, AND ENDING SEPTEMBER 30, 2023, AND REFERENCING THE MAINTENANCE AND BENEFIT SPECIAL ASSESSMENTS TO BE LEVIED BY THE DISTRICT FOR SAID FISCAL YEAR.

WHEREAS, the District Manager has, prior to June 15, 2022, submitted to the Board of Supervisors (the "Board") a proposed budget for the next ensuing budget year along with an explanatory and complete financial plan for each fund of the District (the "Proposed Budget"), pursuant to the provisions of Section 190.008(2)(a), Florida Statutes; and

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

WHEREAS, the Board set August 16, 2022, as the date for a public hearing thereon and caused notice of such public hearing to be given by publication pursuant to Section 190.008(2)(a), Florida Statutes; and

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

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

WHEREAS, Section 190.021, Florida Statutes, provides that the Board may also adopt and levy Maintenance Special Assessments and Benefit Special Assessments upon each piece of property within the boundaries of the District benefited, specifically and peculiarly, by the maintenance and/or capital improvement programs of the District, such levy representing the amount of District assessments necessary to provide for payment during the ensuing budget year of all properly authorized expenditures to be incurred by the District, including principal and interest of special revenue, capital improvement and/or benefit assessment bonds, in order for the District to exercise its various general and special powers to implement its single and specialized infrastructure provision purpose; and

WHEREAS, the Board of Supervisors of the Riverwood Community Development District finds and determines that the non-ad valorem special assessments it imposes and levies by this Resolution for maintenance and debt financing on the parcels of property involved will constitute a mechanism by which the property owners lawfully and validly will reimburse the District for those certain special and peculiar benefits the District has determined are received by, and flow to, the parcels of property from the systems, facilities and services being provided, and that the special and peculiar benefits are apportioned in a

manner that is fair and reasonable in accordance with applicable assessment methodology and related case law; and

WHEREAS, the Chair of the Board of Supervisors may designate the District Manager or other person to certify the non-ad valorem assessment roll to the Tax Collector in and for Charlotte County political subdivision on compatible electronic medium tied to the property identification number no later than September 15, 2022, so that the Tax Collector may merge that roll with others into the collection roll from which the November tax notice is to be printed and mailed; and

WHEREAS, the proceeds from the collections of these imposed and levied non-ad valorem assessments shall be paid to the Riverwood Community Development District; and

WHEREAS, the Tax Collector, under the direct supervision of the Florida Department of Revenue performs the state work in preparing, mailing out, collecting and enforcing against delinquency the non-ad valorem assessments of the District using the Uniform Collection Methodology for non-ad valorem assessments; and

WHEREAS, if the Property Appraiser and the Tax Collector have adopted a different technological procedure for certifying and merging the rolls, then that procedure must be worked out and negotiated with Board approval through the auspices of the District Manager before there are any deviations from the provisions of Section 197.3632, Florida Statutes, and Rule 12D-18, Florida Administrative Code.

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

Section 1. The provisions of the Whereas clauses are true and correct and are incorporated herein.

Section 2. Budget

- a. The Board of Supervisors has reviewed the budget, a copy of which is on file with the office of the District Treasurer and the office of the Recording Secretary, and is hereby attached to this resolution as Exhibit A.
- b. The budget is hereby adopted in accordance with the provisions of Section 190.008(2)(a), Florida Statutes, and incorporated herein by reference; provided, however, that the comparative figures contained in the adopted budget may be revised subsequently as deemed necessary by the District Manager to reflect actual revenues and expenditures for the Fiscal Year 2022 and/or revised projections for Fiscal Year 2023.
- c. That the adopted budget, as amended, shall be maintained in the office of the District Treasurer and the District Recording Secretary and identified as "The Budget for the Riverwood Community Development District for the Fiscal Year Ending September 30, 2023, as Adopted by the Board of Supervisors on August 16, 2022."

Section 3. Appropriations

That there be, and hereby is appropriated out of the revenues of the Riverwood Community Development District, for the Fiscal Year beginning October 1, 2022, and ending September 30, 2023, the sum of _____ (\$ _____) to be raised by the applicable imposition and levy by the Board of

applicable non-ad valorem special assessments and otherwise, which sum is deemed by the Board of Supervisors to be necessary to defray all expenditures of the District during said budget year, to be divided and appropriated in the following fashion:

TOTAL GENERAL FUND	\$ _____
SPECIAL REVENUE FUND	\$ _____
DEBT SERVICE FUND	\$ _____
ENTERPRISE FUND	\$ _____
 Total All Funds	 \$ _____

Section 4. Supplemental Appropriations

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

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

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

Section 5. Maintenance and Benefit Special Assessment Levy: Fixed and Referenced and to be Levied by the Board

- a. That the Fiscal Year 2023 Maintenance and Benefit Special Assessment Levy (the "Assessment Levy") for the assessment upon all the property within the boundaries of the District based upon the special and peculiar benefit received and further based upon reasonable and fair apportionment of the special benefit, shall be in accordance with the attached Exhibit A, which levy represents the amount of District assessments necessary to provide for payment during the aforementioned budget year of all properly authorized expenditures to be incurred by the District, including principal and interest of special revenue, capital improvement and/or benefit assessment bonds. Said Assessment Levy shall be distributed as follows:

General Fund O & M
Debt Service Fund

\$ [See Assessment Levy Resolution 2022-08]
\$ [See Assessment Levy Resolution 2022-08]

- b. The District Manager or the Treasurer are hereby designated to certify the non-ad valorem assessment roll to the Tax Collector in and for the Charlotte County political subdivision, in accordance with applicable provisions of State law (Chapters 170, 190 and 197, Florida Statutes) and applicable rules (Rule 12D-18, Florida Administrative Code) which shall include not only the maintenance special assessment levy but also the total for the debt service levy, as required by and pursuant to law.

Duly adopted by the Board of Supervisors of the Riverwood Community Development District with a quorum present and voting this 16th of August, 2022.

Riverwood Community Development District

Michael Spillane
Chairperson

Attest:

Justin Fairecloth
Secretary

10B.

RESOLUTION 2022-08

A RESOLUTION LEVYING AND IMPOSING NON AD VALOREM MAINTENANCE AND BENEFIT SPECIAL ASSESSMENTS FOR THE RIVERWOOD COMMUNITY DEVELOPMENT DISTRICT FOR FISCAL YEAR 2023

Preamble

WHEREAS, certain improvements exist within the Riverwood Community Development District and certain costs of operation, repairs and maintenance are being incurred; and

WHEREAS, the Board of Supervisors of the Riverwood Community Development District find that the District's total General Fund operation assessments, taking into consideration other revenue sources during Fiscal Year 2023 will amount to \$_____; and

WHEREAS, the Board of Supervisors of the Riverwood Community Development District finds the District's Debt Service Fund Assessment during Fiscal Year 2023 will amount to \$_____; and

WHEREAS, the Board of Supervisors of the Riverwood Community Development District finds that the Debt Service Fund relates to systems and facilities which provide special benefits peculiar to certain property within the District based on the applicable assessment methodology; and

WHEREAS, the Board of Supervisors of the Riverwood Community Development District finds that the non-ad valorem special assessments it levies and imposes by this resolution for maintenance on the parcels of property involved will reimburse the District for certain special and peculiar benefits received by the property flowing from the maintenance of the systems, facilities and services apportioned in a manner that is fair and reasonable, in accordance with the applicable assessment methodology; and

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE RIVERWOOD COMMUNITY DEVELOPMENT DISTRICT OF CHARLOTTE COUNTY, FLORIDA;

Section 1. All the whereas clauses are incorporated herein and are dispositive.

Section 2. Special assessments for maintenance and benefit as provided for in Chapters 190.021, Florida Statutes, (hereinafter referred to as Assessment) are hereby levied on the parcels within the District.

Section 3. That the collection and enforcement of the aforesaid assessments on parcels shall be by the Tax Collector serving as agent of the State of Florida in Charlotte County (“Tax Collector”) and shall be at the same time and in like manner as ad valorem taxes and subject to all ad valorem tax collection and enforcement procedures which attend the use of the official annual tax notice.

Section 4. The levy and imposition of the maintenance and benefit special assessments on parcels included in the District shall be collected by the Tax Collector on the tax notice along with other non-ad valorem assessments from other local governments and with all applicable property taxes to each parcel of property.

Section 5. The proceeds therefrom shall be paid to the Riverwood Community Development District.

Section 6. The Chair of the Board of the Riverwood Community Development District designates the District Manager to perform the certification duties.

Section 7. Be it further resolved, that a copy of this Resolution be transmitted to the proper public officials so that its purpose and effect may be carried out in accordance with law.

PASSED AND ADOPTED this 16th day of August, 2022, by the Board of Supervisors of the Riverwood Community Development District, Charlotte County, Florida.

Justin Faircloth
Secretary

Michael Spillane
Chairperson