

*ChampionsGate Community
Development District*

Agenda

May 13, 2019

AGENDA

ChampionsGate

Community Development District

135 W. Central Blvd., Suite 320, Orlando, Florida 32801

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

May 6, 2019

Board of Supervisors
ChampionsGate Community
Development District

Dear Board Members:

The meeting of the Board of Supervisors of the ChampionsGate Community Development District will be held **Monday, May 13, 2019 at 2:00 p.m. at the Offices of Rida Associates, 8390 ChampionsGate Blvd., Suite 104, ChampionsGate, Florida.** Following is the advance agenda for the regular meeting:

1. Roll Call
2. Public Comment Period
3. Approval of Minutes of the April 8, 2019 Meeting
4. Consideration of Proposals for Sidewalk Addition on Laura Lane
5. Consideration of Resolution 2019-07 Approving the Proposed Fiscal Year 2020 Budget and Setting a Public Hearing
6. Discussion of Issuing RFP for Landscape Maintenance Services
7. Staff Reports
 - A. Attorney
 - B. Engineer
 - C. District Manager's Report
 - i. Approval of Check Register
 - ii. Balance Sheet and Income Statement
 - iii. Presentation of Number of Registered Voters – 1,195
8. Other Business
9. Supervisor's Requests
10. Adjournment

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

The third order of business is the approval of the minutes of the April 8, 2019 meeting. The minutes are enclosed for your review.

The fourth order of business is the consideration of proposals for sidewalk addition on Laura Lane. The estimates and sketch are enclosed for your review.

The fifth order of business is the consideration of Resolution 2019-07 approving the proposed Fiscal Year 2020 budget and setting a public hearing. Once approved the proposed budget will

be transmitted to the governing authorities at least 60 days prior to the final budget hearing. A copy of the Resolution and proposed budget are enclosed for your review.

The sixth order of business is the discussion of issuing an RFP (request for proposals) for landscape maintenance services. This is an open discussion item.

The seventh order of business is Staff Reports. Section C is the District Manager's Report. Section 1 includes the check register being submitted for approval and Section 2 includes the balance sheet and income statement for your review. Section 3 is the presentation of the number of registered voters within the boundaries of the District. A copy of the letter from the Osceola County Supervisor of Elections is enclosed for your review.

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

Sincerely,



George S. Flint
District Manager

Cc: Scott Clark, District Counsel
Mark Vincuntonis, District Engineer
Yvonne Shouey, On-Site Manager
Marc Reicher, Rida Associates
Teresa Viscarra, GMS
Darrin Mossing, GMS

Enclosures

MINUTES

MINUTES OF MEETING
CHAMPIONSGATE
COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the ChampionsGate Community Development District was held Monday, April 8, 2019 at 2:00 p.m. at the offices of RIDA Development, 8390 ChampionsGate Boulevard, Suite 104, ChampionsGate, Florida.

Present and constituting a quorum were:

Phillip Montalvo	Chairman
Darin Tennyson	Vice Chairman
Jordan Rockefeller	Assistant Secretary
Lee Dawson	Assistant Secretary
Elizabeth Allen	Assistant Secretary

Also present were:

George Flint	District Manager
Scott Clark	District Counsel
Mark Vincutonis	Hanson Walter
Yvonne Shouey	RIDA Development
Teresa Viscarra	GMS
Kenny Weber	Weber Environmental
Rob Wright	Weber Environmental
Trooper Maurice Vilsaint	Florida Highway Patrol
Several Residents	

FIRST ORDER OF BUSINESS

Roll Call

Mr. Flint called the meeting to order, called the roll and stated we did receive Mr. Dawson's Oath of Office prior to the meeting so there is no need to administer that at this point.

SECOND ORDER OF BUSINESS

Public Comment Period

There being none, the next item followed.

THIRD ORDER OF BUSINESS

Organizational Matters

A. Acceptance of Resignation of John Lambert

Mr. Flint stated we did receive John Lambert's resignation after the last meeting and we included that in your agenda package.

On MOTION by Mr. Montalvo seconded by Mr. Tennyson with all in favor John Lambert's resignation was accepted.

B. Review of Letter(s) of Interest

Mr. Flint stated any time there is a vacancy created during a term of office the remaining Board Members have the responsibility to appoint a replacement and Mr. Lambert's seat has a term expiring in November 2020. We did receive one letter of interest that is included in your agenda packet for Ms. Elizabeth Allen.

C. Appointment of Individual to Fill the Board Vacancy with a Term Ending November 2020

Mr. Flint stated we will open the floor to nominations.

Mr. Montalvo moved to appoint Elizabeth Allen to fill the unexpired term of office and Mr. Dawson seconded the motion.

Mr. Montalvo stated I know Liz from governance at Bella Trae and she is Vice President and Treasurer of the Veranda Board. She has been very much involved in general governance over there and you have her resume and I think she would make an excellent Board Member.

On voice vote with all in favor the motion passed.

D. Administration of Oath of Office to Newly Appointed Board Member

Mr. Flint being a Notary Public of the State of Florida administered the Oath of Office to Ms. Allen.

Mr. Flint stated as a Board Member you are a public official and in the State of Florida CDD Board Members as well as County and City commissioners have an obligation to file the Form 1 Statement of Financial Interests that gets filed with the Commission on Ethics annually. The first time it has to be filed is within 30 days of being sworn in and you file it with the Supervisor of Elections here in Osceola County and we recommend you mail it by certified mail, have some way of tracking it or hand deliver it and get a copy date stamped to make sure you have a record of meeting the 30 days because they have the ability to fine \$25 a day if you don't file it timely. Annually the Supervisor of Elections will mail on or around June 1st a letter reminding you of the obligation to file that annually by July 1st. When you leave the Board you have to file a Form 1F, we have given you a copy of it but it is just for information at this point.

If you resign or at the end of your term you leave we will mail it to you as a reminder. Under Chapter 190 you are entitled to compensation of \$200 per meeting as a Board Member. I think the other resident Board Members do accept compensation. If you choose to accept it there is a W-4 and I-9 form and those would come to my office, we process the Board pay based on your meeting attendance.

Mr. Clark stated there is the local government official code of ethics and that is pretty well described in the handout and some of it is intuitive, you can't vote on things that you have a direct financial benefit from, if you have a company you can't do business with the CDD but I recommend that you read that. The other two things are, the Sunshine law and Public Records law. The Sunshine law probably being the most important and no two members of the Board can meet together outside of a noticed meeting to discuss business that might come before the Board. It doesn't mean that you have to cross the road to the other side when you see someone coming but if there is business that is before or might come before the Board then it can only be discussed here. The way that most often gets violated is through email, it includes personal conversations, telephone, email, any form of communication, texts and social media so I discourage Board Members from posting their position on social media platforms because you don't know who out there is reading it. I will give you my card if you have questions on this I am happy to answer them and help you any way I can. The Public Records law simply determines that everything that is a record as part of the business of the CDD is a public record. Public records are ordinarily kept by the manager's office and you are not required to keep public records but meeting packets and things like that and emails that come into your possession that relate to District business are public records and someone can come and ask you for those. It doesn't happen frequently but sometimes it does. I always encourage Board Members to use a separate email address. If you make an enemy or do something that is unpopular then as a harassment tool somebody could ask to see your main log of emails. I encourage setting up and using a separate email address for District business.

Ms. Allen asked where can I do some homework and read minutes from the last year or so?

Mr. Montalvo stated it is on the website.

Mr. Clark stated the website or the District Manager's office can provide whatever you want.

E. Consideration of Resolution 2019-06 Electing Officers

Mr. Flint stated we have a couple new Board Members who haven't been designated an office we provided you with Resolution 2019-06. Typically, the Chair and Vice Chair are Board Members, the other three Board Members have historically been Assistant Secretaries, the District Manager has been Secretary and Ariel Lovera has been the Treasurer and Ms. Shouey has been Assistant Treasurer in the past. We currently have Mr. Montalvo as Chairman, Mr. Tennyson and Mr. Rockefeller as Assistant Secretaries and Mr. Dawson and Ms. Allen have not been undesignated. It looks like you are missing a Vice Chair. We can take these individually or someone can propose a slate of officers.

On MOTION by Mr. Montalvo seconded by Mr. Tennyson with all in favor Resolution 2019-06 was approved reflecting the following officers: Mr. Montalvo Chairman, Mr. Tennyson Vice Chairman, Mr. Rockefeller, Mr. Dawson and Ms. Allen Assistant Secretaries, Mr. Flint Secretary, Mr. Lovera Treasurer and Ms. Shouey Assistant Treasurer.

FOURTH ORDER OF BUSINESS**Approval of the Minutes of the February 12, 2019 Meeting**

Mr. Montalvo stated typically we have almost verbatim minutes and these are not; it is more of a summary. A lot of times we have discussions and important things are said and should be recorded.

On MOTION by Mr. Tennyson seconded by Mr. Montalvo with all in favor the minutes of the February 12, 2019 meeting were approved, as presented.

FIFTH ORDER OF BUSINESS**Irrigation System Repair Plan**

Mr. Montalvo stated two meetings ago I asked that in anticipation of paying off the bonds and looking at our capital reserves and looking ahead to future projects we have determined that we look at capital projects that are desirable to be looked at seriously.

Ms. Shouey stated Ken Weber is here and he has made a list of things to recommend to upgrade.

Mr. Montalvo stated I understand we are setting the stage for what we are doing. One of those was the update of the irrigation, we have others identified as well but are not being

discussed here today. Irrigation is a constant ongoing issue because it is old and is deteriorating so we asked Weber to come up with a proposal to give us guidance in terms of what should be done and that is why they are here.

Mr. Weber stated it was really hard because there is a lot you can do but do you spend the money foolishly or getting what you are really getting, you can't be reasonable about things. We detailed it for the areas that do not work currently and have not for many years we have a map of the areas that we don't have valves in or we have valves that we can't find. A lot of this is time and material. We have a price from \$109 to \$150 and the reason for that is, can we find the valves or do we install a few more valves. Some of our areas is Bahia Grass on the other side of the sidewalk of Bella Trae and that has not worked in 20 years. To bring that back to life it's on here. The other things you brought up is heads there are a lot of heads that are 4" tall, that pop up 4". The grass has gotten so tall that it doesn't go across grass and there are quite a few of them. Quite a few nozzles that need to be replaced. We stayed away from updating the system to new technology. I think it would floor you what that would cost, probably be around \$400,000. I'm going to go in and bring it up for a two-wire system with as much piping and new construction and everything that has been done on the boulevard it is a nightmare to run that through there. Not mentioning the fact that you are going to have to bore underneath the road at every one of the crossings, the pricing of it. If you are going to save water in the future you run on a well, there is no reason to go that route unless you are going to get metered water. That is why we stay away from that. This is just recommendations if you come back to us and say we would like to go this path we can give you more pricing. These are things we think you need permanently with upgrading the heads and stuff like that.

Mr. Montalvo stated these photographs are color coded and I'm not sure what the colors mean.

Mr. Weber stated those are the zones.

Mr. Wright stated you have roughly 150 zones altogether.

Mr. Weber stated the only clock we wanted to update was the one by the golf course. You can update the heads but after a while the heads are going to go down too. The piping, if you did it right, it would be an astronomical price. I didn't know if you wanted us to go that far with it or not. This is a start and with your guidance and you know how much money you want to spend.

Mr. Montalvo asked can you prioritize this in terms of what should be done in what sequence or is it, do it all at one time?

Mr. Wright stated I recommend doing the heads first because they are keeping the grass green.

Mr. Montalvo stated for the Board to be able to look at this, digest it and say, we have a price range and build it into our capital budget.

Mr. Weber stated I would suggest everything that is here at the same time. It would be better on your pocket to do that at one time. The price range is \$109,000 to \$150,000 and what that is we think we can do it for \$109,000 if we can find these valves. It takes a while to find some of these valves. Some of these areas you have to determine if it is necessary to do. That is Bahia Grass and everybody complains about it but it is Bahia Grass and when it rains it is going to be green. It is not going to die. That is up to you if you really want it to look nice on the other side of the sidewalk.

Mr. Flint stated it is also bad for Bahia to irrigate it.

Mr. Weber stated it is not worth it, I wouldn't spend the money on irrigating it.

Mr. Montalvo asked are there areas where it is not worth it? There are sprinkler heads out there that are never functioning. In the rainy season it greens up and it is not exactly visible from the street, if you are walking you can see it but if you are driving, you can't.

Mr. Weber stated just leave it alone and when it rains it is going to green up; Bahia doesn't die.

Ms. Shouey stated you can change it.

Mr. Weber stated if you change the grass you have to add a zone.

Ms. Shouey stated there is only a few months that you notice that. We went through all that of putting in the other irrigation.

Mr. Montalvo stated it is typically the dry season.

Ms. Shouey stated I never had anybody call me and say, your grass is brown.

Mr. Montalvo stated if you are not walking on the sidewalk you really don't notice it; you don't really see it from the road, but when it rains it does green up and looks fine.

Mr. Reicher asked is there anything in here that we can't see in terms of piping, this is an opportunity to really look at it. We want to make sure you are spending your time not necessarily on fixing things but making sure they are green and clean, and the lines are tight.

Mr. Weber stated I don't think it would be cost efficient to dig it all up. We are better off repairing the ones that break.

Ms. Shouey asked if we replace all the rotors and all the spray heads is there a way to put a different spray head on so they don't spray into the roadway?

Mr. Weber stated we always have to adjust due to vibration and everything else, it is never going to be perfect.

Ms. Shouey asked is there a different kind of nozzle that doesn't do that?

Mr. Weber stated the wind blows and it is never going to be perfect.

Mr. Montalvo stated I don't know who maintains the one of the I-4 side beyond our marquis when you go past the stop sign at the 7-11 heading towards the interstate.

Ms. Shouey stated we do.

Mr. Montalvo stated because those things especially at 5:00 a.m. are shooting straight out into the road.

Mr. Weber stated we can adjust them once a month and they will do it again. They will start vibrating and that is where the head replacement will help a lot. They put the heads so close to the pavement we hit more with our own edgers and repair a lot of your heads just because with the wind direction you have to account for that. We grab them as we see them.

Ms. Shouey stated I just believe there has to be a different type of spray head.

Mr. Montalvo asked to her point are we going to be using 20-year old technology spray heads to put them back onto this thing?

Mr. Weber stated they have an animated rotor available and the actual spray nozzles are different.

Mr. Montalvo asked is that what we are talking about replacing them with?

Ms. Shouey stated yes.

Mr. Weber stated that is why there is a big number on the heads.

Mr. Reicher stated we want the sprayers to pop up and clear so they can do their job. We want them to spray where they are supposed to spray. I just asked Yvonne to confirm, we didn't exceed our irrigation repair expense in the last couple of years. I don't think we need to reserve anything more than we have but just to get that audit process better, because it is 20 years old and the springs are soft.

Ms. Allen asked what do you anticipate the life cycle to be of these new rotors? I heard you say the existing ones are 20 years.

Mr. Weber stated it is hard to tell. If you are running reclaimed water through it is less, but you are running well water. A lot of it has to be with water, the quality of water that is running through it.

Mr. Reicher stated that is a good question there is probably a certain warranty. I don't know what the count is after 20 years how many original heads we have. We have a tech who is here every day and if he sees a bad one he replaces it and those bad or broken heads or broken spring inside the head are all coming out of the maintenance budget that we are not exceeding. It is a good question but there is probably a good warranty. Hunter is a very good system.

Mr. Montalvo asked the 900 on the rotors, is that all the rotors that you know of?

Mr. Wright responded yes.

Mr. Montalvo asked what about the 600 sprayers?

Mr. Wright responded no, that is not all the sprayers.

Mr. Montalvo stated it is all the rotors, about a fourth of the sprayers.

Ms. Shouey stated why would you not replace all the spray heads?

Mr. Weber responded we could but I'm trying to be frugal.

Mr. Wright stated they are all 6" pop ups now and there is nothing to upgrade to. As we go through them you see the ones that need to be replaced, if we have 600 heads and we have room to replace.

Mr. Montalvo stated then that 600 number might change.

Mr. Wright stated I would say so.

Ms. Shouey stated the main problem they have been having is the main line breaks and they are five and six feet into the ground.

Mr. Weber stated it is 20 years old and it is brittle and the bad part is it is five and six feet down.

Mr. Flint stated you were just handed this today and we are going to talk about the budget at the next meeting so the Board may want to digest this between now and the next meeting and maybe some discussion about whether Weber is going to have any revisions.

Mr. Montalvo stated so I understand it correctly for budgeting purposes we are going to look at this, the \$109,010 is reduced by \$23,900.

Mr. Weber stated if you really look at it, it is \$159,900 and that is max and that is for the valve location, we can't put a number on that yet, not until we find them. It is kind of deceiving the way it is typed up.

Mr. Clark stated we would do this as a time and material with a schedule of values and a not to exceed amount. We can work through a schedule on that.

Mr. Weber stated I would say the not to exceed is the \$159,000.

Mr. Montalvo stated from the \$109,910 you subtract \$23,900 to get to that top number and then the not to exceed.

Mr. Flint stated it would be not to exceed \$125,000 not the \$150,000.

Mr. Weber and Mr. Wright left the meeting at this time.

SIXTH ORDER OF BUSINESS

Staff Reports

A. Attorney

Mr. Clark stated the Board has asked me to weigh in on the payoff of the 1998 Bonds and George has an exhibit and he is going to talk about that and I will discuss that at the same time.

B. Engineer

Mr. Vincutonis stated the only ongoing issue is the sidewalk along Laura Lane. We put together a quick and dirty easement exhibit to show what kind of easement we will need along those properties. I emailed that to Yvonne after the last meeting because she was going to meet with some of the property owners.

Mr. Reicher stated we recognize that people are walking back there and recognize that is not the safest condition, which is why we started on this exploration but I do think in building two, which is the current lots and realty building in the rear, I think there is going to be some significant challenges based on grade and based on utilities that are there to meet all the ADA codes and have that work. We are not going to allow for a sidewalk to be right up against the road; that is not ChampionsGate standard. It has happened only one time and it was behind the 7-11 in the 20-year history of the property and it is because they had to put a little retention pond to hold the first half-inch and it is the only sidewalk that is represented on Laura but it is not a safe condition to have sidewalks up on the road especially without lights and it is not our standard. We also thought about it with some alternatives potentially and one of them would be to create a pathway between the two ponds and we had it flagged today but there are ways you

can treat it and make it more of a journey opposed to utilitarian. I just finished a project in Winter Park and it is kind of a moon light walk which is kind of nice, it is the same type of thing, a cut through area that creates a little bit nicer environment for walking. I haven't gotten a chance to put the 24 hours clock up where we run video for an extended period of time on what is really happening but my understanding is this condition is largely brought on by the fountains and by Tuscana and by the people walking down Goodman and walking into our village not necessarily the Bella Trae and other guests that are walking down Legends. We are finding a lot more inbound traffic from those units because they need to walk down through there to get into the village. There is a third option, we could literally, if we are concerned about safety conditions there, we could put up signs that say, no pedestrian access, please use ChampionsGate Boulevard, if we found it to be too challenging financially to solve the problem. We were concerned about the safety and I don't know how effective that would be. I defer to Counsel; it is better than nothing maybe.

Mr. Clark stated it is not foolproof but always better than nothing.

Mr. Reicher stated some of these pathways are very nice and ChampionsGate would have a place you can kind of meander through versus a utilitarian thing, but I do think behind that one building is going to be very problematic to make those grades and avoid all those utilities. You are cutting up into driveways to make that work because the grades are so steep you are going to be 40-50 feet in cutting up the grades and that may affect the parking lot. It could be a giant number and I'm not so sure it is much safer at the end of the day. I defer to Mark to take a look at that but before we say we absolutely want to do that we wanted to give the Board options and thoughts. Phil and I were out there today, and I do think it is problematic in the 250 feet beyond Watson in a major way.

Mr. Montalvo stated I was out there as well, you and I went out Friday and I went out after that and I think we need to get better facts then we can understand what the cost would be. I did notice that storm sewer right there as well, that would be a problem and we have utilities over there as well. I can see issues there.

Ms. Allen asked when you are looking at sidewalks are you also looking at lighting because that section is very dark back there.

Ms. Shouey stated we talked about that.

Mr. Reicher stated if we are going to do Option B, the moonlight pathway there is no power there, but you could look into a solar pole that could potentially give some ambient light. Option C is to say we don't want you back there and put a little spotlight on a sign that says, no pedestrian access please use ChampionsGate Boulevard.

Ms. Allen stated I wouldn't want to encourage walking around that pond without making sure it is lit properly.

Mr. Reicher stated that would be a concern. It could be nice too, it could be an amenity and add to the ambience.

Mr. Montalvo asked how long would it take you to give us hard numbers for both options, taking into account the problems with the easements. I know you gave us a figure of \$103,000 but that was just raw construction.

Mr. Vincutonis stated that was basically running the sidewalk on the business side of Laura Lane up against the curb. Now if we are looking at putting in some sort of green buffer and pushing the sidewalk back, is there even enough room to do that?

Mr. Montalvo stated if we go by your original plan, you have an 18" strip between the curb and sidewalk.

Mr. Reicher stated the standard is more like 3 – 5 feet. I think it is a County standard.

Mr. Montalvo stated if you were to deviate for just that four to five feet into the other one, give us some options so we can look at them hard.

Mr. Reicher stated you are going to adjust the slope for ADA.

Mr. Montalvo stated I understand that, that is why I'm asking him to do that so we can have some hard numbers to look at. The issue here is not one of convenience it is one of safety. There are a lot of people that walk back there and I see them all the time. I drive up and down that road and at night I see them walking, I see them in the daytime and if it is not saying, you can't walk here and that is the only solution then so be it. We owe it to our constituents to take a real hard look at both these options. The little walk by the marsh in the back is nice if you want to walk in the park in the daytime, I don't see anybody going out there at night for a moonlight stroll.

Mr. Vincutonis asked on the moonlight walk with a connection back to Legends to continue to stay on that north side of the road?

Mr. Montalvo stated you would have that connection to the sidewalk here.

Mr. Vincutonis stated then stay on this side rather than come down because we had talked about doing a mid-block crossing and it didn't seem to work.

Mr. Flint stated we are talking about a lot of money. Did you consider doing a boardwalk there?

Mr. Vincutonis stated not behind the barrier. We had looked at it, but you have a pretty significant retaining wall along the side. You have a guardrail right up against the pavement and a pretty steep slope down to the fence and the fence is sitting on a 5 X 5 retaining wall. If you were to build something behind here the retaining wall would have to be reengineered.

Mr. Montalvo stated I'm going to suggest that you get some hard numbers for all these options even look at an elevated boardwalk, I'm not sure it is feasible. Let's have a meeting with Yvonne, you and maybe George and me to talk about it informally then be ready to come back to the Board so we don't spend the full day going through it.

Mr. Richer asked do you think any of these four participants will do that as a condemnation?

Mr. Clark stated we are going to have to do it with their consent.

Ms. Shouey stated I don't think you are going to get it.

Mr. Clark stated with consent it is not a condemnation, but they may say I paid for that property.

Ms. Shouey stated they are going to want to be reimbursed.

Mr. Montalvo stated if you are going to take the property they have to be compensated. You still have to compensate whether you do it voluntarily by agreement.

Mr. Flint stated you can do it by easement without taking the property.

Mr. Reicher stated that is your best bet.

C. Manager

Mr. Flint stated it is not on the agenda specifically, but I know the Board talked about the retirement of the 1998 Series Bonds. You approved paying those off and I have provided you with a notice of full paydown redemption the remaining debt will be retired on a special call on May 1. I have also given you the latest calculation of the excess funds once the bonds are paid down and we are now up to about \$560,000. I believe based on the Board's direction at the last meeting those funds are going to be transferred to the capital projects fund. Because the special

call has been made and the funds are in place to retire the debt any additional assessment revenue that comes in now is going to be transferred directly to the capital projects fund and we will keep you apprised, the number may get higher than what you are seeing here because there are still some unpaid assessments out there, people who didn't pay their tax bill by the 31st.

Mr. Clark stated this happens pretty automatically under the trust indenture when there are adequate funds to fully pay off it gets transferred to a redemption fund and on the regular payment date, which is May 1st the redemption is made. They will look to make sure that we don't have any other unmet obligations, which we don't, and then ask the District what to do with the excess funds. You can route it directly into the capital projects or bring it into the general fund.

Mr. Flint stated they are going to wire the funds to the general fund, and it will go to the capital projects fund.

Mr. Reicher asked going forward what is the notice to Osceola County for the on-roll taxes?

Mr. Flint stated the debt service assessment just goes away and on November 1, we certify the roll to the County and when we certify the assessment roll to the County we don't have debt service included it is only going to be O&M.

Mr. Clark stated this coming year when we do the certification it just won't be there.

Mr. Flint stated there really was no way to avoid this situation because you can't reduce the debt service assessment in the last year to try to compensate for what the estimated excess funds are because they are having to use the debt service reserve to pay off the debt. This is really the only way you can do it. We couldn't reduce the assessment going into this fiscal year and avoided these excess funds. We had to assess what the methodology and indenture obligated the Board to assess because someone could have defaulted, the debt service reserve could have theoretically had to have been tapped and you have to cover for that.

i. Approval of Check Register

Mr. Flint presented the check register from February 1, 2019 – March 31, 2019 in the amount of \$312,084.22.

On MOTION by Mr. Montalvo seconded by Mr. Tennyson with all in favor the check register was approved.

ii. Balance Sheet and Income Statement

A copy of the financials was included in the agenda package. No Board action was required.

iii. Presentation of Arbitrage Rebate Calculation Report

Mr. Flint stated we provided the arbitrage rebate calculation report. The District, under the Internal Revenue Code, is required to demonstrate that it does not earn more interest than it pays; that would be an arbitrage issue. You can see the calculations indicate that we have a negative rebatable arbitrage of \$3,035,558 so we are not earning more interest than we are paying.

On MOTION by Mr. Tennyson seconded by Mr. Montalvo with all in favor the arbitrage rebate calculation report was accepted.

SEVENTH ORDER OF BUSINESS**Other Business**

Mr. Reicher stated Mark when you are looking at this stuff I think since we put in that diverter, which is working great and Yvonne can share with you that we are writing tickets but what has happened is big trucks can't make that turn off of ChampionsGate and Goodman and they are running up over that. Is there a possibility that we could look at modifying that curb so we can keep that clean?

Mr. Vincutonis stated okay.

EIGHTH ORDER OF BUSINESS**Supervisor's Requests**

Mr. Montalvo stated we discussed extending the delineators farther back onto Goodman and you said you were going to look into that.

Ms. Shouey stated I may have forgotten but I will go back to the County to see if they will allow us to do that.

Mr. Montalvo stated you sent me an email to talk about the signage but before we go into that because it is related I had asked you to get me some reports from the Sheriff.

Ms. Shouey stated I have them. Do you want to give them to everybody?

Mr. Montalvo stated I would like to see them. I want to be very clear on this, the left turn is one problem, I think that right turn has remedied. We are paying a deputy to help us enforce those and from what you tell me they are doing it. They are not enforcing the weight restrictions.

Ms. Shouey stated they can't do that. It has to be the highway patrol.

Mr. Reicher stated they can't validate the weight at issuance of ticket.

Mr. Montalvo stated the truck itself weighs more than the allowable. All you have to do is look at the truck and we are talking about dump trucks.

Mr. Reicher stated we had this conversation with the deputy this morning.

Mr. Montalvo asked do we have to set up a meeting with the Sheriff to talk about this? Because we are paying this deputy or deputies to enforce certain things that we want enforced and checked as the CDD and they are not enforcing the weight limitations and they are destroying our roads. Initially when we had the weight restrictions you told me that shortly thereafter they were out there, give two or three warnings and you know what, the 18-wheeler traffic has just about gone away except for local deliveries, which is fine. The dump truck traffic has increased significantly and all you have to do is go to Google and ask how much that truck weighs empty and it is way over the limit that we have imposed. They don't need scales.

Mr. Reicher stated I can talk to the Sheriff.

Mr. Montalvo stated I want to talk to the Sheriff, then.

Mr. Reicher stated before we go there I want to ask Counsel, just because we say something doesn't necessarily mean, there is a public benefit to ChampionsGate Boulevard so don't we have to follow the County ordinances in an item like this? We can't just go imposing any rules that we want. Is there a basis for enforcing as it relates to the County or as it relates to any ordinance we can put in place within this District?

Mr. Montalvo stated I thought we had gone to the County and gotten permission to do that.

Mr. Clark stated the procedure would be to get the permission from the County to do that.

Ms. Shouey stated recently the County told me to go ahead and what signs to get, how to put them up, I put them up.

Mr. Montalvo asked we have the County's approval to do that?

Mr. Flint asked is there another law enforcement agency we can contract with other than the County?

Ms. Shouey stated yes.

Trooper Maurice Vilsaint of the Florida Highway Patrol stated I want to answer those questions you had about the dump trucks. It has been an issue I have been noticing as well. It is

pretty simple issuing those citations for the oversized vehicles. It is on the registration of the vehicle saying the exact weight of it. We are following Florida Statute 316.074(1) violation of traffic control device. I have stopped them numerous times on Masters Boulevard, Goodman, even heading down ChampionsGate.

Mr. Reicher asked how do we notify the state troopers to get that kind of enforcement?

Trooper Vilsaint stated we are very limited; there are less than 2,000 in the entire State of Florida. What I was going to propose to the Board was off-duty work.

Ms. Shouey stated we do that with the County and we would be more than happy to do that with you.

Mr. Montalvo stated in other words this would be a Florida Highway Patrol enforcement as opposed to Osceola County Sheriff.

Trooper Vilsaint stated yes. The good thing about us is we don't have problems with jurisdiction. The issue I'm noticing with the County is that you do not see them unless they are working an event for the Omni. What you have to do is what we call a blitz, where we are running up and down and you are seeing blue lights, people know we are there. If they don't see you there you are going to have races on Legends, Bella Cita, Masters, ChampionsGate I'm getting people at 70 mph. It is getting bad out here.

Ms. Shouey asked isn't it true that even an accident has to be investigated by the FHP rather than Osceola County?

Trooper Vilsaint stated yes, that is why I feel we should be out here.

Mr. Montalvo stated I agree. We contract with the Sheriff's Office for Friday and Saturday nights and two four-hour shifts during the week. They are enforcing the left turn only but not touching the trucks. I can understand the jurisdiction problem crossing from Polk County into Osceola County.

Trooper Vilsaint stated I'm writing more tickets than the Sheriff's Deputy that you are hiring. When they do station up I have seen numerous violations, I don't know if they are paying attention or not, but I'm the one making the traffic stop.

Mr. Montalvo asked what is our plan of action?

Mr. Flint asked what is the hourly rate and what is the minimum shift?

Trooper Vilsaint stated I have looked at your budget for the last few years. How it works for us when we are doing off-duty is we have to pay for the mileage we are putting on the patrol

vehicle and we have to pay for our own insurance. My patrol vehicle when I'm off-duty is insured with State Farm and that is out of our pocket. With my hourly wage it would be \$75 an hour, four-hour shifts, three days a week, \$300.

Mr. Flint stated it is about twice as much as the County, but the Board will have to make the decision about the cost/benefit.

Ms. Viscarra stated they put in 39 hours the last two weeks and it was just shy of \$1,550.

Ms. Allen asked would we have an option to blitz it heavy the first few weeks until things clean up a little bit?

Ms. Shouey stated if you don't keep after it, it doesn't help.

Mr. Reicher asked what do you recommend?

Trooper Vilsaint stated it is up to you how you want to do it. If you just want to do a couple months a year you can do that. You can hire us and fire us whenever you like and we provide you on a daily basis selective enforcement sheets basically that tell you what we are doing, who we are stopping, age range, vehicle types and if you have any questions or want to look at something or you want us to do something specific that is what we will concentrate on.

Ms. Shouey stated our basic truck traffic is during the day it is not at night. What if we kept the County on their night shifts and put him on the day shift? It is double what we pay for the County. Let's see what happens and you may want to go all the way with them, but it is not budgeted for this year.

Mr. Montalvo stated I walk every morning and between 7 and 10 a.m. it is heavy and throughout the day. Mid-day when it is not congested that is when a lot of those guys are coming through. They are coming off I-4 coming this way in the morning.

Ms. Shouey stated I came in this morning before 8 a.m. and it was lined up trying to get in here.

Mr. Montalvo stated if we do a blitz for a couple months we will make our decision at that time and if it produces good results, I'm all for it.

Trooper Vilsaint stated once they are issued a moving violation unlike a regular motorist they are unable to take traffic enforcement school to get the points off.

Mr. Reicher asked do you think we should do it straight away, one month on one month off? Do you think a 90-day period will be enough for people to figure out this is not the way to go?

Ms. Shouey stated I would like to do it next month because I have deputies assigned for this month.

Mr. Montalvo asked can we take action on this and do a 90-day trial run?

Mr. Flint asked starting on May 1, because we already have April scheduled?

Trooper Vilsaint stated I can get the paperwork for you and it would be a contract with the Florida Highway Patrol basically saying they are lending me out to ChampionsGate and they will add rules I'm supposed to follow.

Ms. Shouey stated I will give you my card.

Mr. Flint asked how many hours a week does the Board want to do?

Trooper Vilsaint stated I can do the four hours three days a week that would be 12 hours.

Mr. Flint asked would we reduce the County contract by 12 hours or what is your recommendation?

Ms. Shouey stated I can reduce it by 8 hours.

Mr. Montalvo asked why don't we leave the County the way it is for the time being, let's give this a 90 day trial starting May 1st with the Florida Highway Patrol. Work with Yvonne in terms of getting the paperwork and you can put together a schedule.

On MOTION by Mr. Montalvo seconded by Mr. Tennyson with all in favor the Chairman was delegated the authority to execute the agreement with Florida Highway Patrol.

Mr. Montalvo stated the last item I have is signage and we have one sign up, I haven't seen it but I understand it is there.

Ms. Shouey stated the one sign is shaped the way it is going to be shaped.

Mr. Reicher stated I have photos on my phone if you want to see it but I think he finally has it. I think his solution is pretty good.

Mr. Montalvo asked what happens next?

Mr. Reicher stated if we think it makes sense he will continue and he thinks he can finish by the end of the month. He has given us a schedule to complete if we like it and he has added stoning on the bottom but on the signs that are on a radius we can't get stone on there, it will be on the pillars but we are thinking about doing some type of box plant or something like that to cover that so it looks it is covered in. Before he proceeded we wanted to bring it back to the Board. We will get him to get it done.

Mr. Flint asked what is the financial end of it?

Mr. Reicher stated zero, none.

Mr. Montalvo stated it looks good. Thank you very much.

Mr. Clark asked regarding the final payment, which we have been holding, do you want it to come back to the Board before we release it?

Mr. Montalvo stated once it is completed and we have checked it out I think we need to make sure we are all okay and then we can release it.

Mr. Clark stated at the next meeting, hopefully, it will be done.

Ms. Shouey stated I'm getting proposals to do the traffic signals. The mast arms and the signals are 20 years old and they look terrible for ChampionsGate. I had the guys go out and try to brush them, but it doesn't work. They are going to paint them.

Mr. Montalvo stated I talked to Yvonne about this, the leaning flagpole.

On MOTION by Mr. Montalvo seconded by Mr. Tennyson with all in favor the meeting adjourned at 3:30 p.m.

Secretary/Assistant Secretary

Chairman/Vice Chairman

SECTION IV



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H:\Projects\4832-07 Laura Lane Sidewalk Easement\4832-07 Laura Lane Sidewalk Easement.dwg - Apr 18, 2018 11:12am - plotted by: mapoperator

DESIGN: <u>MY</u>	P.R. NO.:	SEC. <u>1 B 2 B</u>
DRAWN: <u>MY</u>	DATE:	DATE:
CHECKED: <u>MY</u>	SCALE: <u>AS SHOWN</u>	DATE:
CAD: (see sheet)	DATE: <u>02/20/18</u>	DATE:

8 BROADWAY, SUITE 104, KODINGHILL, FLORIDA 34741-0481
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 ENGINEERING, SURVEYING AND PLANNING

Championsgate

Laura Lane Sidewalk
Easement Exhibit

SHEET NO
01 of 01
JOB NO. 4832-07

**Preliminary Engineer's Cost Estimate For
For Laura Lane Sidewalk Addition all on South Side
Option #1**

For: Championsgate CDD
Location: Laura Lane Sidewalk Addition
Engineer: Hanson, Walter & Associates, Inc.
Date: April 18, 2019

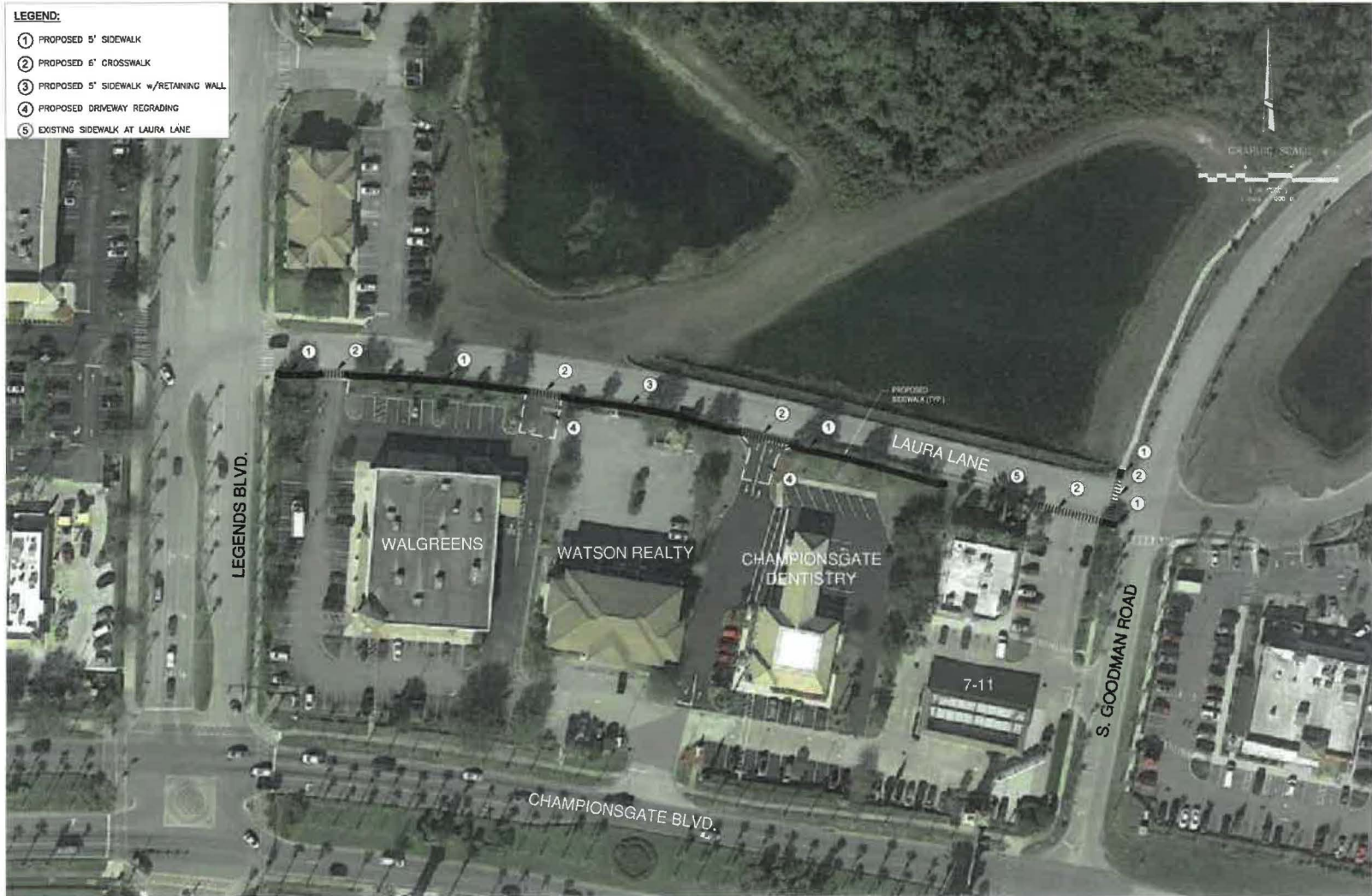
Description	Quantity	UM	Unit Price	Total
I. SITE WORK				
Clearing & Grubbing	1	LS	1,000.00	\$1,000.00
Sod Striping	1	LS	1,000.00	\$1,000.00
Silt Fence	365	LF	1.60	\$584.00
Demo Trench Curb (Walgreens East & West)	120	LF	15.00	\$1,800.00
Demo Type F Curb (Dentist)	70	LF	18.00	\$1,260.00
Demo Type F Curb (Laura at 7-11/Goodman)	30	LF	18.00	\$540.00
Demo Handicap Ramp (Laura at Goodman)	1	EA	500.00	\$500.00
Demo Sidewalk (7-11)	1	LS	500.00	\$500.00
Demo Handicap Ramp (7-11)	1	EA	500.00	\$500.00
Demo Exist D/W Turnout (Dentist)	100	SY	40.00	\$4,000.00
Demo Exist D/W Turnout (Walgreens East)	150	SY	40.00	\$6,000.00
Lower Existing Utility Box (unknown)	1	LS	1,500.00	\$1,500.00
Lower Existing Storm Manhole	1	LS	1,500.00	\$1,500.00
2" Asphalt (Dentist)	100	SY	20.00	\$2,000.00
8" Limerock Base (Dentist)	100	SY	15.00	\$1,500.00
12" Stabilized Subgrade (Dentist)	100	SY	10.00	\$1,000.00
2" Asphalt (Walgreens East)	150	SY	20.00	\$3,000.00
8" Limerock Base (Walgreens East)	150	SY	15.00	\$2,250.00
12" Stabilized Subgrade (Walgreens East)	150	SY	10.00	\$1,500.00
Type F Curb / Drop Curb	100	LF	20.00	\$2,000.00
Trench Curb	120	LF	15.00	\$1,800.00
24" Retaining Wall (Med Office)	130	LF	60.00	\$7,800.00
5' Sidewalk	390	LF	17.00	\$6,630.00
Handicap ramps w/truncated domes	8	EA	1,000.00	\$8,000.00
Sod along sidewalk	2,190	SF	0.25	\$547.50
6' Crosswalk Striping	5	EA	750.00	\$3,750.00
Driveway Stop Bar and Dbl Yellow	4	LS	750.00	\$3,000.00
Relocate Stop Signs	5	EA	100.00	\$500.00
Landscape Hedge & Shrubs Removal	1	LS	1,250.00	\$1,250.00
Replace Landscape Hedge & Shrubs	1	LS	1,250.00	\$1,250.00
Remove existing trees (4" - 10" Caliper)	11	EA	650.00	\$7,150.00
Replace trees (4"-6" Caliper)	11	EA	1,000.00	\$11,000.00
Irrigation Repair	1	LS	1,750.00	\$1,750.00
Electrical Conduit & Wire	750	LF	8.00	\$6,000.00
Street Lights	7	EA	5,000.00	\$35,000.00
Maintenance of Traffic	1	LS	5,000.00	\$5,000.00
Mobilization	1	LS	4,000.00	\$4,000.00
Survey	1	LS	5,000.00	\$5,000.00
Engineering & Permitting	1	LS	20,000.00	\$20,000.00
Contingency 15%	1	LS	24,504.23	\$24,504.23
			Total	\$187,865.73

Notes:

1. Excludes easement acquisition costs, if any
2. Excludes driveway demo and rebuild to Walgreens westerly drive , if any
3. Excludes electrical transformer & roadway crossings, if any

LEGEND:

- ① PROPOSED 5' SIDEWALK
- ② PROPOSED 6' CROSSWALK
- ③ PROPOSED 5' SIDEWALK w/RETAINING WALL
- ④ PROPOSED DRIVEWAY REGRADING
- ⑤ EXISTING SIDEWALK AT LAURA LANE



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H:\2019\190401\190401-001 Championsgate\190401-001 Laura Lane Sidewalk\190401-001 Laura Lane Sidewalk Option #1.dwg - April 18, 2019 - 11:11am - plotted by mapoperator

DESIGN	BY	P.L. NO.	SEC.	3 & 2 & 8
DRAWN	BY	FACE	TRV.	
CHECKED	BY	SCALE	AS SHOWN	
CAD	(see notes)	DATE	02/2019	
		DATE	BY	REVISIONS

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 ENGINEERING, SURVEYING AND PLANNING

Championsgate

Laura Lane Sidewalk
Option # 1

SHEET NO.	01 of 04
JOB NO.	4832-07

**Preliminary Engineer's Cost Estimate For
Laura Lane Sidewalk Addition on
North & South Sides with Mid-Block Crossing
Option #2**

For: Championsgate CDD
Location: Laura Lane Sidewalk Addition
Engineer: Hanson, Walter & Associates, Inc.
Date: April 18, 2019

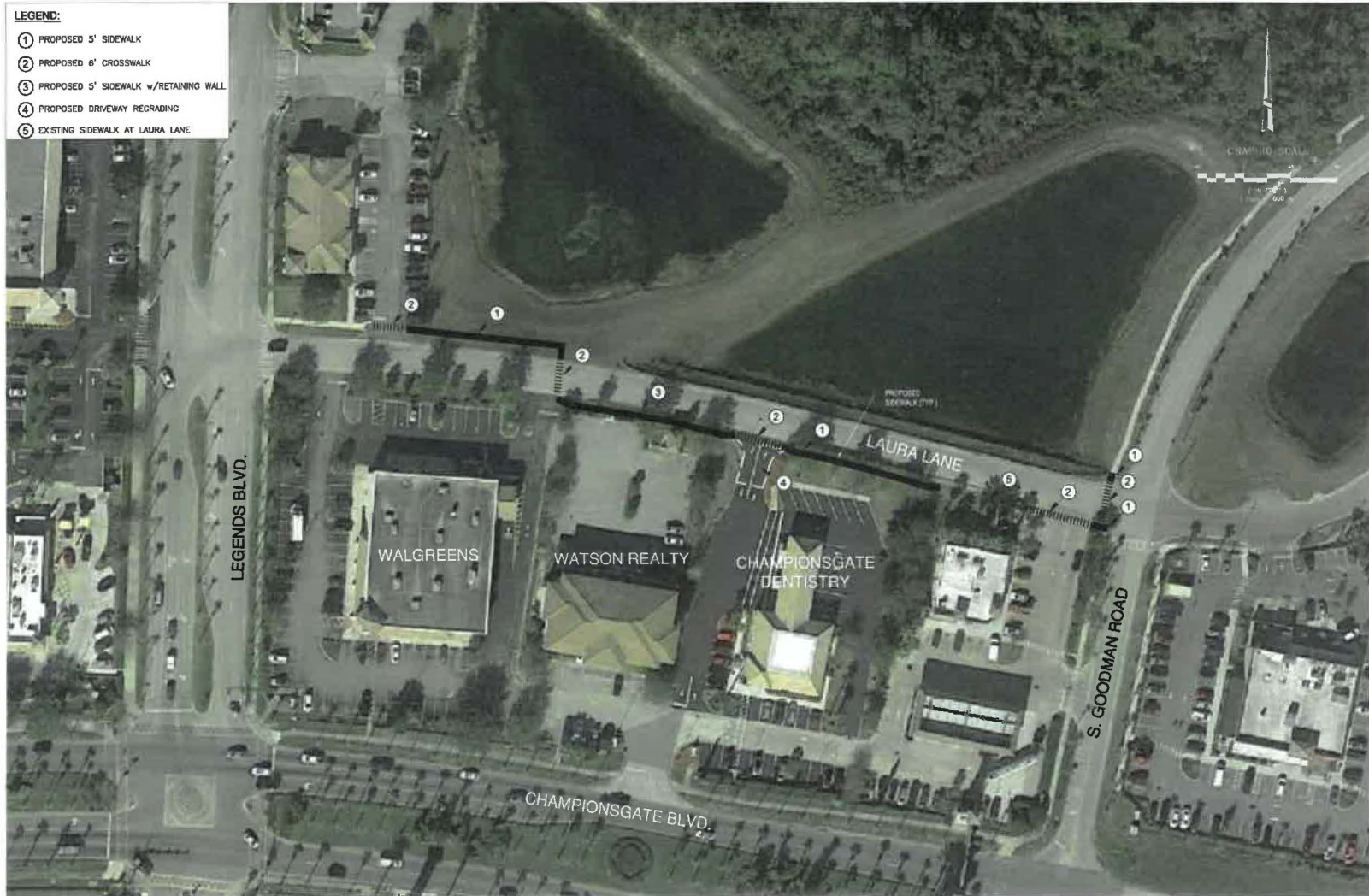
Description	Quantity	UM	Unit Price	Total
I. SITE WORK				
Clearing & Grubbing	1	LS	1,000.00	\$1,000.00
Strip Sod	1	LS	1,000.00	\$1,000.00
Silt Fence	450	LF	1.60	\$720.00
Demo Trench Curb (Bank)	15	LF	15.00	\$225.00
Demo Type F Curb (Dentist)	70	LF	18.00	\$1,260.00
Demo Type F Curb (@ Mid-Crossing)	30	LF	18.00	\$540.00
Demo Type F Curb (Laura at 7-11/Goodman)	30	LF	18.00	\$540.00
Demo Handicap Ramp (Laura at Goodman)	1	EA	500.00	\$500.00
Demo Sidewalk (7-11)	1	LS	500.00	\$500.00
Demo Handicap Ramp (7-11)	1	LS	500.00	\$500.00
Demo Exist D/W Turnout (Dentist)	100	SY	40.00	\$4,000.00
Lower Existing Utility Box (unknown)	1	LS	1,500.00	\$1,500.00
Lower Existing Storm Manhole	1	LS	1,500.00	\$1,500.00
Import and Place Fill on pond slope	100	CY	15.00	\$1,500.00
2" Asphalt (Dentist)	100	SY	20.00	\$2,000.00
8" Limerock Base (Dentist)	100	SY	15.00	\$1,500.00
12" Stabilized Subgrade (Dentist)	100	SY	10.00	\$1,000.00
Type F Curb / Drop Curb	130	LF	20.00	\$2,600.00
Trench Curb / Flush Curb (Bank)	15	LF	15.00	\$225.00
24" Retaining Wall (Med Office)	130	LF	60.00	\$7,800.00
5' Sidewalk	400	LF	17.00	\$6,800.00
Handicap ramps w/ truncated domes	8	EA	1,000.00	\$8,000.00
Sod (along sidewalk/fill)	3,500	SF	0.25	\$875.00
Pedestrian crossing signs	4	EA	500.00	\$2,000.00
6' Crosswalk Striping	5	EA	750.00	\$3,750.00
Driveway Stop Bar and Dbl Yellow	2	LS	750.00	\$1,500.00
Relocate Stop Signs	3	LS	100.00	\$300.00
Landscape Hedge & Shrubs Removal	1	LS	1,000.00	\$1,000.00
Replace Landscape Hedge & Shrubs	1	LS	1,000.00	\$1,000.00
Remove existing trees (6" Caliper)	6	EA	650.00	\$3,900.00
Replace trees (4"-6" Caliper)	6	EA	1,000.00	\$6,000.00
Irrigation Repair	1	LS	1,500.00	\$1,500.00
Electrical Conduit & Wire	750	LF	8.00	\$6,000.00
Street Lights	7	EA	5,000.00	\$35,000.00
Maintenance of Traffic	1	LS	2,000.00	\$2,000.00
Mobilization	1	LS	5,000.00	\$5,000.00
Survey	1	LS	5,000.00	\$5,000.00
Engineering & Permitting	1	LS	20,000.00	\$20,000.00
Contingency 15%	1	LS	21,005.25	\$21,005.25
			Total	\$161,040.25

Notes:

1. Excludes any easement acquisition if any
2. Excludes electrical transformer & roadway crossings, if any

LEGEND:

- ① PROPOSED 5' SIDEWALK
- ② PROPOSED 6' CROSSWALK
- ③ PROPOSED 5' SIDEWALK w/RETAINING WALL
- ④ PROPOSED DRIVEWAY REGRADING
- ⑤ EXISTING SIDEWALK AT LAURA LANE



DESIGN: HW
 DRAWN: HW
 CHECKED: HW
 CADD (see sheet):

P.L. NO. _____
 PAGE: AS SHOWN
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SEC: 1 2 3
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 Hanson, Waller & Associates, Inc.

Championsgate

Laura Lane Sidewalk
 Option # 2

SHEET NO.
02 of 04
 JOB NO. 4832-07

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**Preliminary Engineer's Cost Estimate For
Laura Lane Sidewalk Addition On North Side of Laura Lane &
Sidewalk around Pond
Option #3**

For: Championsgate CDD
Location: Laura Lane Sidewalk Addition
Engineer: Hanson, Walter & Associates, Inc.
Date: April 18, 2019

Description	Quantity	UM	Unit Price	Total
I. SITE WORK				
Clearing & Grubbing	1	LS	1,000.00	\$1,000.00
Strip Sod	1	LS	1,000.00	\$1,000.00
Silt Fence	220	LF	1.60	\$352.00
Demo Trench Curb (Bank)	15	LF	15.00	\$225.00
Demo Type F Curb (Laura at 7-11/Goodman)	30	LF	18.00	\$540.00
Demo Handicap Ramp (Laura at Goodman)	1	EA	500.00	\$500.00
Demo Sidewalk (7-11)	1	LS	500.00	\$500.00
Import and Place Fill on pond slope	120	CY	15.00	\$1,800.00
5' Sidewalk	820	LF	17.00	\$13,940.00
Trench Curb / Flush Curb (Bank)	15	LF	15.00	\$225.00
Type F / Drop Curb (Laura at 7-11/Goodman)	30	LF	20.00	\$600.00
Handicap ramps w/ truncated domes	3	EA	1,000.00	\$3,000.00
Sod (along sidewalk/fill)	5,000	SF	0.25	\$1,250.00
6' Crosswalk Striping (Bank & Laura at Goodman)	2	EA	750.00	\$1,500.00
Relocate Stop Sign & Bar (Laura at Goodman)	1	LS	750.00	\$750.00
Landscape Shrubs / Mulch Removal	1	LS	150.00	\$150.00
Replace Landscape Shrubs / Mulch	1	LS	200.00	\$200.00
Remove Existing Trees (6" Caliper)	1	EA	650.00	\$650.00
Replace Trees (4"-6" Caliper)	1	EA	1,000.00	\$1,000.00
Irrigation Repair	1	LS	2,000.00	\$2,000.00
Electrical Conduit & Wire	900	LF	8.00	\$7,200.00
Street Lights	2	EA	5,000.00	\$10,000.00
Sidewalk Bollard Lights	12	EA	2,500.00	\$30,000.00
Maintenance of Traffic	1	LS	2,000.00	\$2,000.00
Mobilization	1	LS	4,000.00	\$4,000.00
Survey	1	LS	5,000.00	\$5,000.00
Engineering & Permitting	1	LS	15,000.00	\$15,000.00
Contingency 15%	1	LS	15,657.30	\$15,657.30
			Total	\$120,039.30

Notes:

1. Excludes any easement acquisition if any
2. Excludes electrical transformer & roadway crossings, if any

LEGEND:

- ① PROPOSED 5' SIDEWALK
- ② PROPOSED 8' CROSSWALK



DESIGN: MY
 DRAWN: MY
 CHECKED: MY
 DATE: 02/20/19

SEC. 1 & 2 & 3
 TWP.
 RANGE

8 BROADWAY, SUITE 104, KISSIMEE, FLORIDA 34741-5481
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Championsgate

Laura Lane Sidewalk
 Option # 3

SHEET NO
 03 of 04
 JOB NO. 4832-07

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**Preliminary Engineer's Cost Estimate For
Laura Lane Sidewalk Addition On North Side of Laura Lane
with a Boardwalk adjacent to guardrail
Option #4**

For: Championsgate CDD
Location: Laura Lane Sidewalk Addition
Engineer: Hanson, Walter & Associates, Inc.
Date: April 18, 2018

Description	Quantity	UM	Unit Price	Total
I. SITE WORK				
Clearing & Grubbing	1	LS	1,000.00	\$1,000.00
Strip Sod	1	LS	1,000.00	\$1,000.00
Silt Fence	220	LF	1.60	\$352.00
Demo Trench Curb (Bank)	15	LF	15.00	\$225.00
Demo Type F Curb (Laura at 7-11/Goodman)	30	LF	18.00	\$540.00
Demo Handicap Ramp (Laura at Goodman)	1	EA	500.00	\$500.00
Demo Sidewalk (7-11)	1	LS	500.00	\$500.00
Import and Place Fill on pond slope	100	CY	15.00	\$1,500.00
5' Sidewalk	205	LF	17.00	\$3,485.00
Trench Curb / Flush Curb (Bank)	15	LF	15.00	\$225.00
Type F Curb / Drop Curb (Laura at 7-11/Goodman)	30	LF	20.00	\$600.00
Handicap ramps w/ truncated domes	3	EA	1,200.00	\$3,600.00
Sod (along sidewalk/fill)	2,200	SF	0.25	\$550.00
6' Crosswalk Striping (bank & 7-11)	2	EA	750.00	\$1,500.00
Elevated Boardwalk - 6-ft wide	400	LF	400.00	\$160,000.00
Relocate Stop Sign & Bar (Laura at Goodman)	1	LS	500.00	\$500.00
Relocate Chain Link Fence	1	LS	750.00	\$750.00
Landscape Shrubs / Mulch Removal	1	LS	150.00	\$150.00
Replace Landscape Shrubs / Mulch	1	LS	200.00	\$200.00
Remove Existing Trees (6" Caliper)	1	EA	650.00	\$650.00
Replace Trees (4"-6" Caliper)	1	EA	1,000.00	\$1,000.00
Irrigation Repair	1	LS	1,000.00	\$1,000.00
Electrical Conduit & Wire	750	LF	6.00	\$4,500.00
Street Lights	7	EA	5,000.00	\$35,000.00
Maintenance of Traffic	1	LS	2,000.00	\$2,000.00
Mobilization	1	LS	4,000.00	\$4,000.00
Survey	1	LS	5,000.00	\$5,000.00
Engineering & Permitting	1	LS	18,000.00	\$18,000.00
Structural Engineering (boardwalk)	1	LS	15,000.00	\$15,000.00
Boardwalk Permitting	1	LS	5,000.00	\$5,000.00
Contingency 15%	1	LS	40,249.05	\$40,249.05
			Total	\$308,576.05

Notes:

1. Excludes any easement acquisition if any
2. Excludes any electrical transformer & roadway crossings, if any
3. Excludes allowances for existing retaining wall relative to boardwalk install, if any



- LEGEND:**
- ① PROPOSED 5' SIDEWALK
 - ② PROPOSED 6' CROSSWALK
 - ③ PROPOSED 6' BOARDWALK

SHEET NO. 04 of 04
JOB NO. 4832-07

Laura Lane Sidewalk
Option # 4

Championsgate

HWA
Hanson, Walter & Associates, Inc.
8 BROADWAY, SUITE 100, HONOLULU, HAWAII 96813
ENGINEERING FAX: (808) 447-2459
ENG. CERT. OF AUTHOR. NO. 33027-PUB. CERT. OF AUTHOR. NO. 3370
HAWAIIAN ENGINEERING BOARD NO. 10000

PROJECT NO.	DATE	SCALE	DATE
DRAWN BY: JAS	DATE: 07/2012	SCALE: AS SHOWN	DATE: 07/2012
CHECKED BY: JAS	DATE: 07/2012	SCALE: AS SHOWN	DATE: 07/2012
DATE: 07/2012	DATE: 07/2012	SCALE: AS SHOWN	DATE: 07/2012

SECTION V

RESOLUTION 2019-07

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE CHAMPIONSGATE COMMUNITY DEVELOPMENT DISTRICT APPROVING A PROPOSED BUDGET FOR FISCAL YEAR 2019/2020 AND SETTING A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW; ADDRESSING TRANSMITTAL, POSTING AND PUBLICATION REQUIREMENTS; ADDRESSING SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the District Manager has heretofore prepared and submitted to the Board of Supervisors ("**Board**") of the ChampionsGate Community Development District ("**District**") prior to June 15, 2019, a proposed budget ("**Proposed Budget**") for the fiscal year beginning October 1, 2019 and ending September 30, 2020 ("**Fiscal Year 2019/2020**"); and

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

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

1. **PROPOSED BUDGET APPROVED.** The Proposed Budget prepared by the District Manager for Fiscal Year 2019/2020 attached hereto as **Exhibit A** is hereby approved as the basis for conducting a public hearing to adopt said Proposed Budget.

2. **SETTING A PUBLIC HEARING.** A public hearing on said approved Proposed Budget is hereby declared and set for the following date, hour and location:

DATE: August 12, 2019

HOUR: 2:00 p.m.

LOCATION: Offices of Rida Associates
8390 ChampionsGate Blvd., Suite 104
ChampionsGate, FL 33896

3. **TRANSMITTAL OF PROPOSED BUDGET TO LOCAL GENERAL PURPOSE GOVERNMENT.** The District Manager is hereby directed to submit a copy of the Proposed Budget to Osceola County at least 60 days prior to the hearing set above.

4. **POSTING OF PROPOSED BUDGET.** In accordance with Section 189.016, *Florida Statutes*, the District's Secretary is further directed to post the approved Proposed Budget on the District's website at least two days before the budget hearing date as set forth in Section 2, and shall remain on the website for at least 45 days.

5. **PUBLICATION OF NOTICE.** Notice of this public hearing shall be published in the manner prescribed in Florida law.

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

7. **EFFECTIVE DATE.** This Resolution shall take effect immediately upon adoption.

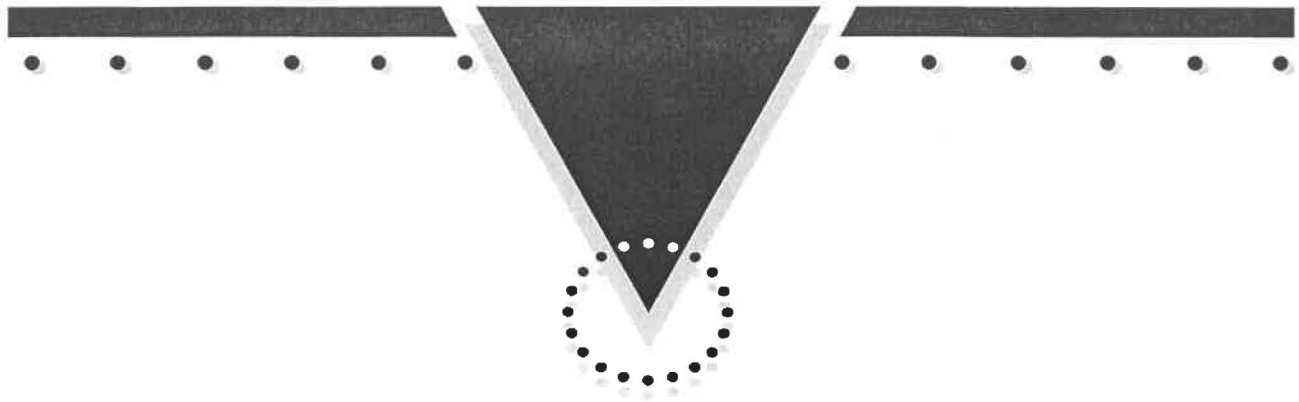
PASSED AND ADOPTED THIS 13TH DAY OF MAY, 2019.

ATTEST:

**CHAMPIONSGATE COMMUNITY
DEVELOPMENT DISTRICT**

Secretary

By: _____
Its: _____



**ChampionsGate
Community Development District**

**Proposed Budget
FY 2020**



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8	<u>Capital Projects Fund</u>
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10	<u>Amortization Schedule Series 1998A</u>

CHAMPIONSGATE
Community Development District

General Fund Budget
Fiscal Year 2020

ADOPTED BUDGET FY2019	ACTUAL THRU 04/30/19	NEXT 5 MONTHS	PROJECTED THRU 9/30/19	PROPOSED BUDGET FY2020
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REVENUES:

Maintenance Assessments	\$731,679	\$721,646	\$10,033	\$731,679	\$731,679
Interest	\$0	\$68	\$32	\$100	\$0
Carry Forward Surplus	\$100,000	\$343,530	\$0	\$343,530	\$73,063
TOTAL REVENUES	\$831,679	\$1,065,244	\$10,065	\$1,075,309	\$804,742

EXPENDITURES:

Administrative:

Supervisors Fees	\$6,000	\$3,600	\$3,400	\$7,000	\$6,000
FICA Expense	\$459	\$275	\$260	\$536	\$459
Engineering	\$10,000	\$3,542	\$6,458	\$10,000	\$10,000
Attorney	\$22,500	\$9,888	\$12,612	\$22,500	\$22,500
Annual Audit	\$3,900	\$3,900	\$0	\$3,900	\$4,000
Management Fees	\$36,603	\$21,352	\$15,251	\$36,603	\$36,603
Information Technology	\$3,200	\$3,567	\$1,333	\$4,900	\$3,200
Collection Agent	\$5,000	\$5,000	\$0	\$5,000	\$5,000
Trustee Fees	\$4,337	\$4,771	\$0	\$4,771	\$0
Arbitrage Rebate	\$450	\$450	\$0	\$450	\$0
Dissemination	\$1,250	\$833	\$417	\$1,250	\$0
Telephone	\$100	\$10	\$40	\$50	\$100
Postage	\$1,200	\$845	\$555	\$1,400	\$1,500
Insurance	\$10,500	\$10,331	\$0	\$10,331	\$11,500
Printing & Binding	\$1,000	\$222	\$378	\$600	\$1,000
Legal Advertising	\$1,500	\$943	\$558	\$1,500	\$1,500
Other Current Charges	\$250	\$42	\$58	\$100	\$250
Property Appraiser Fees	\$500	\$384	\$0	\$384	\$465
Property Taxes	\$15	\$29	\$0	\$29	\$50
Office Supplies	\$250	\$79	\$121	\$200	\$250
Dues, Licenses & Subscriptions	\$175	\$175	\$0	\$175	\$175
TOTAL ADMINISTRATIVE	\$109,189	\$70,238	\$41,441	\$111,678	\$104,552

Maintenance:

Property Insurance	\$22,900	\$19,926	\$0	\$19,926	\$22,000
Landscape Maintenance Contract	\$139,583	\$81,423	\$58,160	\$139,583	\$139,583
Landscape Miscellaneous	\$8,000	\$1,665	\$6,335	\$8,000	\$8,000
Irrigation System/Maintenance	\$15,000	\$11,817	\$6,183	\$18,000	\$20,000
Lakes/Fountains	\$13,200	\$8,418	\$3,970	\$12,388	\$13,200
Lighting	\$12,000	\$2,030	\$5,970	\$8,000	\$12,000
Miscellaneous	\$2,000	\$0	\$1,000	\$1,000	\$2,000
Painting Public Areas	\$600	\$0	\$300	\$300	\$600
Traffic Signals	\$8,000	\$4,382	\$3,618	\$8,000	\$10,000
Sidewalks	\$10,000	\$0	\$5,000	\$5,000	\$10,000
Signage	\$6,000	\$0	\$3,000	\$3,000	\$6,000
Trash Removal	\$3,700	\$2,192	\$1,508	\$3,700	\$4,000
Electric	\$45,000	\$26,996	\$19,004	\$46,000	\$50,000
Water/Sewer	\$1,000	\$152	\$148	\$300	\$1,000
Security	\$46,000	\$24,996	\$21,005	\$46,000	\$50,000
Onsite Management	\$147,600	\$86,099	\$61,499	\$147,598	\$147,600
Mosquito Control	\$7,600	\$1,870	\$4,675	\$6,545	\$7,600
Transfer Out - Capital Reserve	\$234,307	\$234,307	\$0	\$234,307	\$196,607
TOTAL MAINTENANCE	\$722,490	\$506,274	\$201,374	\$707,647	\$700,190

TOTAL EXPENDITURES	\$831,679	\$576,511	\$242,814	\$819,326	\$804,742
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EXCESS REVENUES (EXPENDITURES)	\$0	\$488,733	(\$232,749)	\$255,983	\$0
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**CHAMPIONSGATE
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET**

REVENUES:

MAINTENANCE ASSESSMENT

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

EXPENDITURES:

ADMINISTRATIVE:

SUPERVISORS FEES

Chapter 190, Florida Statutes, allows for each Board member to receive \$200 per meeting, not to exceed \$4,800 per year paid to each Supervisor for the time devoted to District business and meetings. Amount is based on 5 Supervisors attending 6 Board meetings during the fiscal year.

FICA EXPENSE

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

ENGINEERING

The District's Engineer, Hanson, Water & Associates, will be providing general engineering services to the District, e.g., attendance and preparation for the monthly Board meetings, review of invoices, preparation and review of contract specifications and bid documents, and various projects assigned as directed by the Board of Supervisors and the District Manager.

ATTORNEY

The District's Attorney, Clark & Albaugh, LLP, will be providing general legal services to the District, e.g., attendance and preparation for monthly Board meetings, review of contracts, review of agreements and resolutions, and other research assigned as directed by the Board of Supervisors and the District Manager

ANNUAL AUDIT

The District is required by Florida Statutes to arrange for an independent audit of its financial records on an annual basis. The District has contracted with Grau & Associates for this service.

**CHAMPIONSGATE
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET**

MANAGEMENT FEES

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

INFORMATION TECHNOLOGY

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

COLLECTION AGENT

The District will contract to levy and administer the collection of a Non-Ad Valorem assessment on all assessable property within the District.

TELEPHONE

Telephone and fax machine.

POSTAGE

The District incurs charges for mailing Board meeting agenda packages, invoices to third parties, checks for vendors and other required correspondence.

INSURANCE

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

PRINTING & BINDING

The District incurs charges for printing and binding agenda packages for board meetings, printing of computerized checks, correspondence, stationary, etc.

LEGAL ADVERTISING

Advertising of monthly board meetings, public hearings, and any services that are required to be advertised for public bidding, i.e. audit services, engineering service, maintenance contracts and any other advertising that may be required. The District publishes all of its legal advertising in the Orlando Sentinel.

OTHER CURRENT CHARGES

Represents bank charges and any other miscellaneous charges that the District may incur during the fiscal year.

**CHAMPIONSGATE
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET**

PROPERTY APPRAISER FEES

Represents a fee charged by Osceola County Property Appraiser's office for assessment administration services.

PROPERTY TAXES

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

OFFICE SUPPLIES

Any supplies that may need to be purchased during the fiscal year, e.g., paper, minute books, file folders, labels, paper clips, etc.

DUES, LICENSES & SUBSCRIPTIONS

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

MAINTENANCE:

PROPERTY INSURANCE

The District's property insurance coverage is provided by Florida Insurance Alliance (FIA). FIA specializes in providing insurance coverage to governmental agencies.

LANDSCAPE MAINTENANCE CONTRACT

The District has contracted with Weber Environmental Services, Inc. to provide the monthly landscaping services which include turf care, shrubs/ground cover care, annuals, tree care, irrigation system, pressuring washing and litter removal.

Description	Monthly Amount	Annual Amount
Landscape Maintenance Contract	\$11,632	\$139,583
Total		\$139,583

LANDSCAPE MISCELLANEOUS

This category will be used for the annual palm tree trimming as well as any miscellaneous landscape items not included under the landscape contract.

IRRIGATION SYSTEM/MAINTENANCE

Monthly inspection and repairs of irrigation system.

**CHAMPIONSGATE
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET**

LAKES/FOUNTAINS

To record expenses for equipment, supplies, maintenance and contract services for fountains and lakes. The District has contracted The Lake Doctors, Inc. and Fountain Design Group, Inc.

Description	Monthly Amount	Annual Amount
Lake Services	\$464	\$5,568
Fountain Services	\$300	\$3,600
Fountain Quarterly Services @ \$250		\$1,000
Contingency		\$3,032
Total		\$13,200

LIGHTING

Repair and replacement of lighting fixtures throughout the property.

MISCELLANEOUS

To record the cost of any maintenance expenses not properly classified in any of the other accounts.

PAINTING PUBLIC AREAS

To record the cost of painting supplies and contact services for outside areas.

TRAFFIC SIGNALS

To record the cost to maintain all traffic signals per the Traffic Signal Contract.

SIDEWALKS

To record cost to maintain all sidewalks.

SIGNAGE

To record cost to maintain all signs within the District boundaries

**CHAMPIONSGATE
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET**

TRASH REMOVAL

To record the expenses related to trash and rubbish removal of miscellaneous items, dumpster contract service and hauling of miscellaneous items. The District has the following utility account with Waste Management.

Account#	Address	Monthly Amount	Annual Amount
4/70186-52000	8390 ChampionsGate Blvd. Ste.104	\$325	\$3,900
	Contingency		\$100
Total			\$4,000

ELECTRIC

To record cost of electric for projects, such as street lighting, electric for irrigation wells and fountains. The District has the following utility accounts with Duke Energy.

Account#	Address	Monthly Amount	Annual Amount
02439 43580	8301 ChampionsGate Blvd Spkl D	\$300	\$3,600
12018 72541	8399 ChampionsGate Blvd Spkl E	\$675	\$8,100
13595 39424	81811 ChampionsGate Blvd Spkl A	\$500	\$6,000
17640 52567	8390 ChampionsGate Blvd TFLT	\$40	\$480
24422 35567	8397 ChampionsGate Blvd Spkl F	\$155	\$1,860
52818 71551	0 Championsgate Blvd Spkl G	\$155	\$1,860
55298 37013	1500 Berwick Dr Spkl	\$50	\$600
69653 06401	8380 ChampionsGate Blvd Spkl C	\$650	\$7,800
79651 93441	81801 ChampionsGate Blvd Spkl H Fountain	\$1,360	\$16,320
98090 66401	8300 ChampionsGate Blvd TFLT	\$40	\$480
	Contingency		\$2,900
Total			\$50,000

WATER/SEWER

To record the cost of running the fountains. The District has the following accounts with Toho Water Authority.

Account#	Address	Monthly Amount	Annual Amount
2587190-690090	200 ChampionsGate Blvd	\$30	\$360
2587190-690100	100 ChampionsGate Blvd	\$20	\$240
	Contingency		\$400
Total			\$1,000

**CHAMPIONSGATE
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET**

SECURITY

To record the expenses for security, contract guard service provided by Osceola County Sheriff's Office per an agreement with the District. Patrols will be done on Fridays, Saturdays and one other day of choice of the Sheriff's Office during the fiscal year.

ONSITE MANAGEMENT

Personnel used to maintain the District property. The District has contracted with Rida Associates Limited Partnership.

Description	Monthly Amount	Annual Amount
Onsite Management Services	\$12,300	\$147,600
Total		\$147,600

MOSQUITO CONTROL

Scheduled maintenance consists of mosquito spraying and larviciding along roadways and paths, and mosquito population monitoring in the form of landing rate counts and light traps. The District has contracted with Clarke Environmental Mosquito Management, Inc.

TRANSFER OUT - CAPITAL RESERVE

Funds transferred out to Capital Reserve for capital outlay expenses.

CHAMPIONSGATE
Community Development District

Capital Projects Fund
Fiscal Year 2020

ADOPTED BUDGET FY2019	ACTUAL THRU 4/30/19	NEXT 5 MONTHS	PROJECTED THRU 9/30/19	PROPOSED BUDGET FY2020
-----------------------------	---------------------------	---------------------	------------------------------	------------------------------

REVENUES:

Transfer In	\$234,307	\$271,124	\$539,819	\$810,943	\$196,607
Interest	\$100	\$4,540	\$3,460	\$8,000	\$4,000
TOTAL REVENUES	\$234,407	\$275,664	\$543,279	\$818,944	\$200,607

EXPENDITURES:

Capital Projects - Other	\$360,000	\$28,638	\$437,424	\$466,061	\$100,000
TOTAL EXPENDITURES	\$360,000	\$28,638	\$437,424	\$466,061	\$100,000
EXCESS REVENUES	(\$125,593)	\$247,027	\$105,856	\$352,883	\$100,607
FUND BALANCE - BEGINNING	\$256,874	\$357,779	\$0	\$357,779	\$710,661
FUND BALANCE - ENDING	\$131,281	\$604,805	\$105,856	\$710,661	\$811,268

FY19 Projected Expenses	Amount
Poblocki Sign Company LLC	
Remaining Balance per Agreement	\$76,635
AAA Top Quality Asphalt, LLC	
Asphalt on Masters Boulevard	\$360,789
Total	\$437,424

CHAMPIONSGATE
Community Development District

Debt Service Fund
Series 1998A
Fiscal Year 2020

ADOPTED BUDGET FY2019	ACTUAL THRU 4/30/19	NEXT 5 MONTHS	PROJECTED THRU 9/30/19	PROPOSED BUDGET FY2020
-----------------------------	---------------------------	---------------------	------------------------------	------------------------------

REVENUES:

Assessments - Tax Collector	\$1,311,719	\$1,295,467	\$16,252	\$1,311,719	\$0
Interest Income	\$500	\$4,076	\$749	\$4,825	\$0
Carry Forward Surplus	\$531,838	\$1,878,374	\$0	\$1,878,374	\$0
TOTAL REVENUES	\$1,844,057	\$3,177,916	\$17,001	\$3,194,918	\$0

EXPENDITURES:

Special Call - 11/1	\$0	\$25,000	\$0	\$25,000	\$0
Interest - 11/1	\$77,031	\$77,031	\$0	\$77,031	\$0
Principal - 5/1	\$1,195,000	\$0	\$2,440,000	\$2,440,000	\$0
Interest - 5/1	\$77,031	\$0	\$76,250	\$76,250	\$0
Transfer Out	\$0	\$36,817	\$539,819	\$576,636	\$0
TOTAL EXPENDITURES	\$1,349,063	\$138,848	\$3,056,069	\$3,194,918	\$0
EXCESS REVENUES	\$494,995	\$3,039,068	(\$3,039,068)	\$0	\$0

CHAMPIONSGATE
Community Development District
 SERIES 1998A CAPITAL IMPROVEMENT REVENUE BONDS
 DEBT SERVICE SCHEDULE

AMORTIZATION SCHEDULE

DATE	BALANCE	RATE	PRINCIPAL	INTEREST	TOTAL
11/01/19	\$0.00	6.250%	\$0.00	\$0.00	\$0.00
05/01/20	\$0.00	6.250%	\$0.00	\$0.00	\$0.00
			\$0.00	\$0.00	\$0.00

SECTION VII

SECTION C

SECTION 1

Champions Gate Community Development District

Check Run Summary

April 1, 2019 thru April 30, 2019

Fund	Date	Check No.'s		Amount
General Fund	4/5/19	4445-4449	\$	18,589.02
	4/12/19	4450	\$	759.94
	4/17/19	4451-4454	\$	3,228.36
	4/26/19	4455	\$	11,631.91
			\$	34,209.23
Payroll	<u>February 2019</u>			
	Jordan Rockefeller	50307	\$	184.70
			\$	184.70
	<u>April 2019</u>			
	Darin Tennyson	50308	\$	184.70
	Jordan Rockefeller	50309	\$	184.70
	Lee Dawson	50310	\$	184.70
	Phillip Montalvo	50311	\$	184.70
	Elizabeth Allen	50312	\$	184.00
			\$	922.80
			\$	35,316.73

AP300R

YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER

RUN 5/06/19

PAGE 1

*** CHECK DATES 04/01/2019 - 04/30/2019 ***

CHAMPIONSGATE - GENERAL FUND

BANK A CHAMPIONSGATE CDD

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT #
4/05/19	00049	4/01/19 184	201904 310-51300-34000	MANAGEMENT FEES-APR19	*	3,050.25	
		4/01/19 184	201904 310-51300-35100	INFORMATION TECH-APR19	*	266.67	
		4/01/19 184	201904 310-51300-31300	DISSEMINATION-APR19	*	83.33	
		4/01/19 184	201904 310-51300-51000	OFFICE SUPPLIES	*	.36	
		4/01/19 184	201904 310-51300-42000	POSTAGE	*	9.65	
		4/01/19 184	201904 310-51300-42500	COPIES	*	14.70	
				GOVERNMENTAL MANAGEMENT SERVICES			3,424.96 004445
4/05/19	00026	4/01/19 421039	201904 320-53800-46800	WATER MGMT SERVICES APR19	*	464.00	
				THE LAKE DOCTORS, INC.			464.00 004446
4/05/19	00057	4/01/19 49477	201903 320-53800-34500	SECURITY DETAIL MAR19	*	1,540.50	
				OSCEOLA COUNTY SHERIFF			1,540.50 004447
4/05/19	00105	4/01/19 43556	201904 320-53800-12000	ONSITE SERVICES APR19	*	12,299.84	
				RIDA ASSOCIATES LIMITED PARTNERSHIP			12,299.84 004448
4/05/19	00056	3/22/19 58535	201903 320-53800-35100	RPLC HEADS/LINE/RAIN SENS	*	859.72	
				WEBER ENVIRONMENTAL SERVICES			859.72 004449
4/12/19	00095	3/06/19 5267564	201902 310-51300-31100	CDD MTG/SFWMD/LAURA LANE	*	759.94	
				HANSON WALTER & ASSOCIATES, INC.			759.94 004450
4/17/19	00003	4/09/19 6-515-86	201904 310-51300-42000	DELIVERY 04/02/19	*	200.31	
				FEDEX			200.31 004451
4/17/19	00004	3/06/19 52463550	201903 310-51300-48000	NOT. OF MTG DATES	*	233.75	
				ORLANDO SENTINEL			233.75 004452
4/17/19	00057	4/15/19 49520	201904 320-53800-34500	SECURITY 4/2 - 4/13	*	1,872.00	
				OSCEOLA COUNTY SHERIFF			1,872.00 004453

CHMP CHAMP GATE TVISCARRA

AP300R
 *** CHECK DATES 04/01/2019 - 04/30/2019 ***

YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 5/06/19 PAGE 2

CHAMPIONSGATE - GENERAL FUND
 BANK A CHAMPIONSGATE CDD

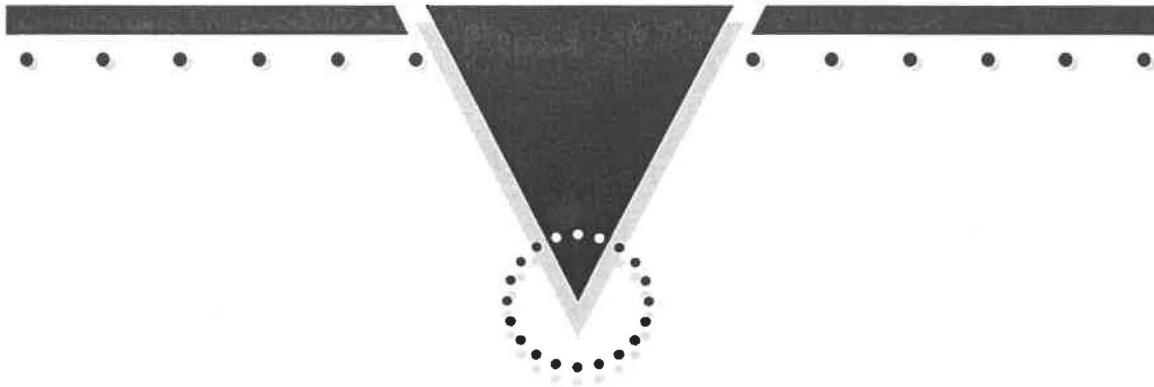
CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	.....CHECK..... AMOUNT #
4/17/19	00056	4/12/19 58796	201904 320-53800-35100	LEGENDS MAINLINE REPR	*	922.30	
							922.30 004454

4/26/19	00056	4/01/19 58580	201904 320-53800-46200	LANDSCAPE MAINT APR19	*	11,631.91	
							11,631.91 004455

TOTAL FOR BANK A						34,209.23	
TOTAL FOR REGISTER						34,209.23	

CHMP CHAMP GATE TVISCARRA

SECTION 2



ChampionsGate Community Development District

**Unaudited Financial Reporting
April 30, 2019**



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2	<u>General Fund Income Statement</u>
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4	<u>Capital Projects Income Statement</u>
5	<u>Month to Month</u>
6	<u>Long Term Debt Summary</u>
7	<u>Assessment Receipt Schedule</u>

CHAMPIONSGATE
COMMUNITY DEVELOPMENT DISTRICT
Balance Sheet - All Fund Types and Accounts Groups
April 30, 2019

	Governmental Fund Types			Totals
	General Fund	Debt Service Fund	Capital Projects Fund	2019
<u>ASSETS</u>				
<u>Cash</u>				
Operating Account	\$485,102	---	---	\$485,102
Custody Account	\$5,502	---	---	\$5,502
<u>Investments</u>				
Reserve - A	---	\$1,311,719	---	\$1,311,719
Prepayment - A	---	\$3,705	---	\$3,705
Revenue	---	\$1,723,645	---	\$1,723,645
Capital Reserves	---	---	\$300,180	\$300,180
State Board of Administration	---	---	\$304,625	\$304,625
TOTAL ASSETS	\$490,604	\$3,039,068	\$604,805	\$4,134,478
<u>LIABILITIES</u>				
Accounts Payable	\$1,872	---	---	\$1,872
<u>Fund Equity and Other Credits</u>				
Restricted for Debt Service	---	\$3,039,068	---	\$3,039,068
Assigned for Capital Projects	---	---	\$604,805	\$604,805
Unassigned	\$488,732	---	---	\$488,732
TOTAL LIABILITIES & FUND EQUITY & OTHER CREDITS	\$490,604	\$3,039,068	\$604,805	\$4,134,478

ChampionsGate

Community Development District

General Fund

Statement of Revenues & Expenditures
For Period Ending April 30, 2019

	General Fund Budget	Prorated Budget Thru 4/30/19	Actual Thru 4/30/19	Variance
Revenues:				
Special Assessments	\$731,679	\$731,679	\$721,646	(\$10,033)
Interest	\$0	\$0	\$68	\$68
Total Revenues	\$731,679	\$731,679	\$721,714	(\$9,965)
Expenditures:				
<u>Administrative</u>				
Supervisors Fees	\$6,000	\$3,500	\$3,600	(\$100)
FICA Expense	\$459	\$268	\$275	(\$8)
Engineering	\$10,000	\$5,833	\$3,542	\$2,291
Attorney	\$22,500	\$13,125	\$9,888	\$3,237
Annual Audit	\$3,900	\$3,900	\$3,900	\$0
Management Fees	\$36,603	\$21,352	\$21,352	\$0
Information Technology	\$3,200	\$1,867	\$3,567	(\$1,700)
Collection Agent	\$5,000	\$5,000	\$5,000	\$0
Trustee Fees	\$4,337	\$4,337	\$4,771	(\$434)
Arbitrage Rebate	\$450	\$450	\$450	\$0
Dissemination	\$1,250	\$729	\$833	(\$104)
Telephone	\$100	\$58	\$10	\$48
Postage	\$1,200	\$700	\$845	(\$145)
Insurance	\$10,500	\$10,500	\$10,331	\$169
Printing & Binding	\$1,000	\$583	\$222	\$361
Legal Advertising	\$1,500	\$875	\$943	(\$68)
Other Current Charges	\$250	\$146	\$42	\$104
Property Appraiser Fee	\$500	\$500	\$384	\$116
Property Taxes	\$15	\$15	\$29	(\$14)
Office Supplies	\$250	\$146	\$79	\$67
Dues, Licenses, Subscriptions	\$175	\$175	\$175	\$0
Total Administrative	\$109,189	\$74,059	\$70,238	\$3,821
<u>Maintenance</u>				
Property Insurance	\$22,900	\$22,900	\$19,926	\$2,974
Landscape Maintenance Contract	\$139,583	\$81,423	\$81,423	\$0
Landscape Miscellaneous	\$8,000	\$4,667	\$1,665	\$3,002
Irrigation System/Maintenance	\$15,000	\$8,750	\$11,817	(\$3,067)
Lakes/Fountains	\$13,200	\$7,700	\$8,418	(\$718)
Lighting	\$12,000	\$7,000	\$2,030	\$4,970
Miscellaneous	\$2,000	\$1,167	\$0	\$1,167
Painting Public Areas	\$600	\$350	\$0	\$350
Traffic Signals	\$8,000	\$4,667	\$4,382	\$284
Sidewalks	\$10,000	\$5,833	\$0	\$5,833
Signage	\$6,000	\$3,500	\$0	\$3,500
Trash Removal	\$3,700	\$2,158	\$2,192	(\$34)
Electric	\$45,000	\$26,250	\$26,996	(\$746)
Water/Sewer	\$1,000	\$583	\$152	\$431
Security	\$46,000	\$26,833	\$24,996	\$1,838
Onsite Management	\$147,600	\$86,100	\$86,099	\$1
Mosquito Control	\$7,600	\$4,433	\$1,870	\$2,563
Transfer Out - Capital Reserve	\$234,307	\$234,307	\$234,307	\$0
Total Maintenance	\$722,490	\$528,622	\$506,274	\$22,348
Total Expenditures	\$831,679	\$602,681	\$576,511	\$26,170
Excess Revenues (Expenditures)	(\$100,000)		\$145,203	
Fund Balance - Beginning	\$100,000		\$343,530	
Fund Balance - Ending	\$0		\$488,732	

ChampionsGate

Community Development District

Debt Service Fund - Series 1998A

Statement of Revenues & Expenditures

For Period Ending April 30, 2019

	Debt Service Budget	Prorated Budget Thru 4/30/19	Actual Thru 4/30/19	Variance
<u>Revenues:</u>				
Special Assessments	\$1,311,719	\$1,311,719	\$1,295,467	(\$16,252)
Interest	\$500	\$292	\$4,076	\$3,784
Total Revenues	\$1,312,219	\$1,312,011	\$1,299,543	(\$12,468)
<u>Expenditures:</u>				
Special Call - 11/1	\$0	\$0	\$25,000	(\$25,000)
Interest - 11/1	\$77,031	\$77,031	\$77,031	\$0
Principal - 5/1	\$1,195,000	\$0	\$0	\$0
Interest - 5/1	\$77,031	\$0	\$0	\$0
Transfer Out	\$0	\$0	\$36,817	\$0
Total Expenditures	\$1,349,063	\$77,031	\$138,848	(\$25,000)
Excess Revenues (Expenditures)	(\$36,844)		\$1,160,694	
Fund Balance - Beginning	\$531,838		\$1,878,374	
Fund Balance - Ending	\$494,995		\$3,039,068	

ChampionsGate
Community Development District

Capital Projects Fund
Statement of Revenues & Expenditures
For Period Ending April 30, 2019

	Capital Reserves Budget	Prorated Budget Thru 4/30/19	Actual Thru 4/30/19	Variance
<u>Revenues:</u>				
Transfer In	\$234,307	\$234,307	\$271,124	\$36,817
Interest	\$100	\$58	\$4,540	\$4,482
Total Revenues	\$234,407	\$234,365	\$275,664	\$41,299
<u>Expenditures:</u>				
Capital Projects - Other	\$360,000	\$210,000	\$28,638	\$181,362
Total Expenditures	\$360,000	\$210,000	\$28,638	\$181,362
Excess Revenues (Expenditures)	(\$125,593)		\$247,027	
Fund Balance - Beginning	\$256,874		\$357,779	
Fund Balance - Ending	\$131,281		\$604,805	

ChampionsGate CDD

	Oct-18	Nov-18	Dec-18	Jan-19	Feb-19	Mar-19	Apr-19	May-19	Jun-19	Jul-19	Aug-19	Sep-19	Total
Revenues:													
Special Assessments	\$0	\$57,383	\$499,668	\$20,247	\$114,186	\$9,652	\$20,509	\$0	\$0	\$0	\$0	\$0	\$721,646
Interest	\$8	\$9	\$9	\$10	\$11	\$10	\$11	\$0	\$0	\$0	\$0	\$0	\$68
Total Revenues	\$8	\$57,393	\$499,678	\$20,257	\$114,197	\$9,662	\$20,520	\$0	\$0	\$0	\$0	\$0	\$721,714
Expenditures:													
Administrative													
Supervisors Fees	\$1,000	\$0	\$800	\$0	\$800	\$0	\$1,000	\$0	\$0	\$0	\$0	\$0	\$3,600
FICA Expense	\$77	\$0	\$61	\$0	\$61	\$0	\$77	\$0	\$0	\$0	\$0	\$0	\$275
Engineering	\$974	\$188	\$1,621	\$0	\$760	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,542
Attorney	\$542	\$993	\$3,980	\$810	\$3,564	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$9,888
Annual Audit	\$0	\$2,000	\$1,900	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,900
Management Fees	\$3,050	\$3,050	\$3,050	\$3,050	\$3,050	\$3,050	\$3,050	\$0	\$0	\$0	\$0	\$0	\$21,352
Information Technology	\$267	\$267	\$267	\$267	\$1,967	\$267	\$267	\$0	\$0	\$0	\$0	\$0	\$3,567
Collection Agent	\$5,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,000
Trustee Fees	\$0	\$0	\$4,771	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$4,771
Arbitrage Rebate	\$0	\$0	\$0	\$0	\$450	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$450
Dissemination	\$333	\$83	\$83	\$83	\$83	\$83	\$83	\$83	\$0	\$0	\$0	\$0	\$833
Telephone	\$0	\$0	\$0	\$0	\$0	\$10	\$0	\$0	\$0	\$0	\$0	\$0	\$10
Postage	\$201	\$13	\$189	\$35	\$187	\$11	\$210	\$0	\$0	\$0	\$0	\$0	\$845
Insurance	\$10,331	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$10,331
Printing & Binding	\$0	\$83	\$0	\$38	\$38	\$48	\$15	\$0	\$0	\$0	\$0	\$0	\$222
Legal Advertising	\$230	\$0	\$0	\$479	\$0	\$234	\$0	\$0	\$0	\$0	\$0	\$0	\$943
Other Current Charges	\$5	\$18	\$19	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$42
Property Appraiser Fee	\$0	\$0	\$0	\$384	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$384
Property Taxes	\$0	\$29	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$29
Office Supplies	\$1	\$26	\$0	\$25	\$1	\$25	\$0	\$0	\$0	\$0	\$0	\$0	\$79
Dues, Licenses, Subscriptions	\$175	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$175
Total Administrative	\$22,184	\$6,750	\$16,741	\$5,172	\$10,961	\$3,728	\$4,702	\$0	\$0	\$0	\$0	\$0	\$70,238
Maintenance													
Property Insurance	\$19,926	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$19,926
Landscape Maintenance Contract	\$11,632	\$11,632	\$11,632	\$11,632	\$11,632	\$11,632	\$11,632	\$0	\$0	\$0	\$0	\$0	\$81,423
Landscape Miscellaneous	\$0	\$0	\$1,665	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,665
Irrigation System/Maintenance	\$1,005	\$1,842	\$1,203	\$5,529	\$457	\$860	\$922	\$0	\$0	\$0	\$0	\$0	\$11,817
Lakes/Fountains	\$614	\$614	\$614	\$664	\$3,727	\$1,521	\$464	\$0	\$0	\$0	\$0	\$0	\$8,418
Lighting	\$0	\$0	\$1,309	\$0	\$721	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,030
Miscellaneous	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Painting Public Areas	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Traffic Signals	\$196	\$1,450	\$1,416	\$929	\$196	\$196	\$0	\$0	\$0	\$0	\$0	\$0	\$4,382
Sidewalks	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Signage	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Trash Removal	\$307	\$308	\$307	\$304	\$303	\$304	\$360	\$0	\$0	\$0	\$0	\$0	\$2,192
Electric	\$3,719	\$3,939	\$3,984	\$3,112	\$4,054	\$4,153	\$4,036	\$0	\$0	\$0	\$0	\$0	\$26,986
Water/Sewer	\$11	\$12	\$18	\$18	\$67	\$13	\$13	\$0	\$0	\$0	\$0	\$0	\$152
Security	\$3,744	\$3,571	\$3,237	\$3,649	\$3,092	\$3,959	\$3,744	\$0	\$0	\$0	\$0	\$0	\$24,996
Onsite Management	\$12,300	\$12,300	\$12,300	\$12,300	\$12,300	\$12,300	\$12,300	\$0	\$0	\$0	\$0	\$0	\$86,099
Mosquito Control	\$935	\$935	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,870
Transfer Out - Capital Reserve	\$0	\$0	\$0	\$234,307	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$234,307
Total Maintenance	\$54,387	\$36,603	\$37,684	\$272,644	\$36,549	\$34,938	\$33,471	\$0	\$0	\$0	\$0	\$0	\$506,274
Total Expenditures	\$76,571	\$43,353	\$54,426	\$277,816	\$47,509	\$38,664	\$38,173	\$0	\$0	\$0	\$0	\$0	\$576,511
Excess Revenues (Expenditures)	(\$76,563)	\$14,040	\$445,252	(\$257,559)	\$66,687	(\$29,003)	(\$17,653)	\$0	\$0	\$0	\$0	\$0	\$145,203

ChampionsGate
Community Development District
LONG TERM DEBT REPORT

SERIES 1998A, CAPITAL IMPROVEMENT REVENUE BONDS		
INTEREST RATE:	6.25%	
MATURITY DATE:	5/1/2020	
RESERVE FUND DEFINITION	MAXIMUM ANNUAL DEBT SERVICE	
RESERVE FUND REQUIREMENT	\$1,311,719	
RESERVE FUND BALANCE	\$1,311,719	
BONDS OUTSTANDING - 9/30/13		\$7,765,000
LESS: PRINCIPAL PAYMENT 5/1/14		(\$915,000)
LESS: PRINCIPAL PAYMENT 5/1/15		(\$970,000)
LESS: PRINCIPAL PAYMENT 5/1/16		(\$1,035,000)
LESS: SPECIAL CALL 5/1/16		(\$40,000)
LESS: SPECIAL CALL 11/1/16		(\$75,000)
LESS: PRINCIPAL PAYMENT 5/1/17		(\$1,075,000)
LESS: SPECIAL CALL 5/1/17		(\$70,000)
LESS: PRINCIPAL PAYMENT 5/1/18		(\$1,120,000)
LESS: SPECIAL CALL 11/1/18		(\$25,000)
CURRENT BONDS OUTSTANDING		\$2,440,000

**CHAMPIONSGATE
COMMUNITY DEVELOPMENT DISTRICT**

SPECIAL ASSESSMENT RECEIPTS - FY2019

TAX COLLECTOR

Gross Assessments \$ 2,167,870 \$ 775,581 \$ 1,392,289
Net Assessments \$ 2,037,797 \$ 729,046 \$ 1,308,751

							1998A		
Date Received	Dist.	Gross Assessments Received	Discounts/ Penalties	Commissions Paid	Interest Income	Net Amount Received	General Fund 35.78%	Debt Svc Fund 64.22%	Total 100%
11/9/18	ACH	\$ 8,249.22	\$ 403.79	\$ 156.91	\$ -	\$ 7,688.52	\$ 2,750.66	\$ 4,937.86	\$ 7,688.52
11/26/18	ACH	\$ 162,315.78	\$ 6,492.42	\$ 3,116.47	\$ -	\$ 152,706.89	\$ 54,632.68	\$ 98,074.21	\$ 152,706.89
12/10/18	ACH	\$ 1,299,138.77	\$ 51,965.60	\$ 24,943.46	\$ -	\$ 1,222,229.71	\$ 437,267.03	\$ 784,962.68	\$ 1,222,229.71
12/21/18	ACH	\$ 184,546.52	\$ 6,565.38	\$ 3,559.63	\$ -	\$ 174,421.51	\$ 62,401.34	\$ 112,020.17	\$ 174,421.51
1/11/19	ACH	\$ 55,306.39	\$ 1,659.24	\$ 1,072.94	\$ -	\$ 52,574.21	\$ 18,809.04	\$ 33,765.17	\$ 52,574.21
1/11/19	ACH	\$ 3,681.92	\$ 102.72	\$ 71.58	\$ -	\$ 3,507.62	\$ 1,254.89	\$ 2,252.73	\$ 3,507.62
1/11/19	ACH	\$ -	\$ -	\$ -	\$ 510.36	\$ 510.36	\$ 182.59	\$ 327.77	\$ 510.36
2/13/19	ACH	\$ 730.16	\$ 21.91	\$ 14.17	\$ -	\$ 694.08	\$ 248.32	\$ 445.76	\$ 694.08
2/13/19	ACH	\$ 333,024.37	\$ 8,050.97	\$ 6,499.46	\$ -	\$ 318,473.94	\$ 113,937.79	\$ 204,536.15	\$ 318,473.94
3/11/19	ACH	\$ 27,825.70	\$ 295.31	\$ 550.61	\$ -	\$ 26,979.78	\$ 9,652.33	\$ 17,327.45	\$ 26,979.78
4/9/19	ACH	\$ 54,511.50	\$ -	\$ 1,090.20	\$ -	\$ 53,421.30	\$ 19,112.10	\$ 34,309.20	\$ 53,421.30
4/9/19	ACH	\$ 3,684.99	\$ -	\$ 73.73	\$ -	\$ 3,611.26	\$ 1,291.97	\$ 2,319.29	\$ 3,611.26
4/12/19	ACH	\$ -	\$ -	\$ -	\$ 293.47	\$ 293.47	\$ 104.99	\$ 188.48	\$ 293.47
		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
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		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Totals		\$ 2,133,015.32	\$ 75,557.34	\$ 41,149.16	\$ 803.83	\$ 2,017,112.65	\$ 721,645.73	\$ 1,295,466.92	\$ 2,017,112.65

SECTION 3



MARY JANE ARRINGTON
OSCEOLA COUNTY SUPERVISOR OF ELECTIONS

April 24, 2019

Ms. Stacie Vanderbilt
Recording Secretary
ChampionsGate Community Development District
135 W. Central Blvd.
Suite 320
Orlando, FL 32801

RE: ChampionsGate Community Development District – Registered Voters

Dear Ms. Vanderbilt:

Thank you for your letter of April 16, 2019 requesting confirmation of the number of registered voters within the ChampionsGate Community Development District as of April 15, 2019.

The number of registered voters within the ChampionsGate CDD is 1,195 as of April 15, 2019.

If I can be of further assistance please contact me at 407.742.6000.

Respectfully yours,

A handwritten signature in blue ink that reads "Mj. Arrington".

Mary Jane Arrington
Supervisor of Elections

RECEIVED

APR 26 2019

BY: _____

Vote
Osceola