

*Poinciana*  
*Community Development District*

*Agenda Package*

*December 15, 2021*

# AGENDA

# ***Poinciana***

## ***Community Development District***

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219 E. Livingston Street, Orlando, Florida 32801  
Phone: 407-841-5524 – Fax: 407-839-1526

December 8, 2021

**Board of Supervisors  
Poinciana Community  
Development District**

Dear Board Members:

The Board of Supervisors of Poinciana Community Development District will meet **Wednesday, December 15, 2021 at 11:00 at the Starlite Ballroom, 384 Village Drive, Poinciana, Florida.**

**Zoom Information for Members of the Public:**

**Link: <https://zoom.us/j/93704992274>**

**Dial-in Number: (646) 876-9923**

**Meeting ID: 937 0499 2274**

Following is the advance agenda for the meeting:

1. Roll Call
2. Pledge of Allegiance
3. Public Comment Period on Agenda Items
4. Approval of Minutes of the November 17, 2021 Meeting
5. Consideration of Engagement Letter with Greenberg Traurig
6. Consideration of Term Sheet with Hancock Whitney
7. Consideration of Data Sharing and Usage Agreement with Polk County Property Appraiser
8. Consideration of Non-Ad Valorem Contract Agreement with Polk County Property Appraiser
9. Consideration of Proposal for Stormwater Needs Analysis
10. Staff Reports
  - A. Attorney
  - B. Engineer
  - C. District Manager
    - i. Action Items List
    - ii. Approval of Check Register
    - iii. Balance Sheet and Income Statement
    - iv. Consideration of Banking Services
  - D. Field Manager

- i. Field Manager's Report
- ii. Customer Complaint Log

- 11. Supervisor's Requests
- 12. Other Business
- 13. General Audience Comments
- 14. Next Meeting Date – January 19, 2021
- 15. Adjournment

# MINUTES

**MINUTES OF MEETING  
POINCIANA  
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Poinciana Community Development District was held on Wednesday, **November 17, 2021** at 11:00 a.m. via Zoom Communication Media Technology and in the Starlite Ballroom, 384 Village Drive, Poinciana, Florida.

Present and constituting a quorum were:

Lita Epstein <i>(via Zoom)</i>	Chair
Michael Luddy	Vice Chairman
Robert Zimbardi	Assistant Secretary
Tony Reed	Assistant Secretary
Elizabeth Lambrides	Assistant Secretary

Also present were:

Tricia Adams	District Manager
Jan Carpenter	District Counsel
Kathy Leo <i>(via Zoom)</i>	District Engineer
Clayton Smith	Field Manager
Sheri Wollschlager	Club Manager
Tim Gardner	Clarke
Nora Schuster	Taylor Morrison
Rudy Battista	Taylor Morrison
Residents	

*The following is a summary of the discussions and actions taken at the November 17, 2021 Poinciana Community Development District's Board of Supervisors Meeting.*

**FIRST ORDER OF BUSINESS**

**Roll Call**

Ms. Adams called the meeting to order and call the roll at 11:00 a.m. Mr. Luddy, Mr. Reed and Mr. Zimbardi were present in person, Ms. Epstein was present via Zoom and Ms. Lambrides was not present at roll call.

**SECOND ORDER OF BUSINESS****Pledge of Allegiance**

The Pledge of Allegiance was recited.

**THIRD ORDER OF BUSINESS****Public Comment Period on Agenda Items**

*Ms. Lambrides joined the meeting.*

Ms. Adams asked if the Vice Chair wanted to set a time limit of two minutes for comments as 10 to 12 people were waiting to speak. Mr. Luddy replied affirmatively, but noted with that amount of people, the public comment period would last 36 minutes. Ms. Lambrides received 187 emails regarding the killing of alligators and suggested before anyone speaks, the facts should be reviewed. Mr. Luddy agreed. Ms. Adams recalled at the last meeting, the Board considered information presented by residents and staff regarding alligator safety. An alligator attacking a dog and maintenance staff encountering aggressive alligators were addressed. Subsequent to the last meeting, staff received an incident report of a resident who sustained an injury from an alligator attack. As a result of the interest in promoting the safest environment possible, Law Enforcement Officer Phillipi of the Florida Fish & Wildlife Conservation Commission (FWC) attended last month's meeting, presenting information to the Board regarding alligator safety, aggressive and/or nuisance alligator behavior. The Statewide Nuisance Alligator Program (SNAP) and Targeted Harvest Area (THA) Permit were presented by FWC. Under the THA Permit, trappers would come in to identify alligators within the parameters on the permit, which were identified by the Board as alligators 6 feet or larger that lost wariness of humans. At this time, the permit was still in process.

Ms. Lambrides stated the Board was not interested in killing alligators, but there were members of the community that feed them, which leads to the alligator's death. She voted against the proposal, but District Counsel advised the Board to take an aggressive stance to protect Solivita residents. If a human was harmed and the District gets sued for \$10 million, the money would come from residents. Residents addressed the following:

- Ms. Dorothy Schwartz of Shell Creek Street stated their wooded areas were conservation lots that were required to remain in pristine condition. There were rules for keeping pets on a leash, avoiding proximity to standing water and having minimal knowledge of alligator behavior. Under the THA Permit, trappers could come into the community at will to remove alligators over 6-feet to kill versus

relocating them. It involves the physical destruction of the brain, shooting the alligator in the head, hanging by its neck and cutting the alligators throat.

- Mr. Mills presented statistics for the Board's consideration under the THA Permit. FWC averaged seven unprovoked bites per year that required medical treatment. With the population of Florida of 21 million people, the likelihood of a Florida resident being seriously injured due to an unprovoked alligator attack was 1 in 3.1 million. The chances of being killed by lightning was 35 times greater than being killed by an alligator. Alligator attacks account for less than 1 fatality per year. Dogs account for 72 fatalities per year. In his opinion, the Board should review fact-based data based on research and statistical criteria, not on assumptions.
- Mr. Bruce Allen of Venice Lane noted many residents expressed opposition to the proposed THA Permit, due to the cruel and violent killing of alligators and faulty analysis leading to a solution for enhanced public safety that offered little chance of keeping residents safer. The program defined alligators larger than 6 feet as aggressive without any demonstrated aggressive behavior. Officer Phillipi recommended removal based on observed aggressive behavior and that experts repeatedly stated that alligators did not become more aggressive as they grow. Ms. Linda Collins, SNAP Program Manager advised that removals were directed by the managing authority, which was the CDD. Statistically, it was far more likely for a trapper unconcerned about behavior would trap and kill an alligator with no history of aggression, leaving the aggressive alligators in place. The purpose of the program was to mitigate financial liability, which fails because of negligence. In any potential civil action, the plaintiff's attorney would ask the following questions:

1. *Were appropriate warning signs posted?* No.
2. *Were policies and practices in place eliminating residents' access to water?* No.
3. *Is there a documented ongoing alligator safety program in place?*  
No.



4. *Were new homeowners notified in writing in advance of the purchase of the existence of alligators?* No.
5. *Were existing homeowners notified in writing of basic alligator safety information?* No.
6. *Were free alligator safety courses offered routinely?* No.
7. *Were residents providing direction allowing them to report alligator feeding violations to State authorities?* No.

Mr. Allen urged the Board to not proceed with the THA Permit as the most egregious issue was the lack of appropriate signage or alligator safety program.

- Mr. Cal Wheeler of Glendora Road felt that misinformation was being passed around. In his eight years of living full-time in Solivita, he never saw a fisherman in the water up to his waist or feed an alligator. Removing alligators could have an adverse effect of attracting snakes.
- Residents requested that the Board evaluate the size of alligators to be removed, the impact of taking breeding alligators, being more aggressive and consider what was discussed last month with Taylor Morrison and their proposed plans to educate the community and install signage. One resident asked if there was a financial incentive for killing the alligators as there was a market for alligator hides and meat. A Resident took exception to the fact that the rules for public comments were changed after the first speaker. Residents were only allowed to speak for three minutes, but one speaker was given additional time. A Resident of 190 Vista Drive had a background in statistics and urged the Board to look at the statistics.
- Ms. April Smith of Bell Tower recalled that since her pit bull was killed by an alligator, they have been criticized and bullied. They took every precaution and their dogs were on a leash. She urged residents to consider their surroundings as the alligator that killed her dog was walking in the road when the incident occurred.
- A Resident voiced concern about the trappers picking and choose what alligators to remove. Ms. Debbie Randal recommended holding the application for the permit.

- Mr. Jim Schaffer recommended more signs being posted and the Board not rush into killing all of the 6 foot alligators that had no aggressive behaviors.
- A Resident urged residents who witnessed people feeding alligators, to notify District staff and FWC, not let their children play near the ponds or feed the alligators. On the 14<sup>th</sup> tee box there was an 8 foot alligator.
- Ms. Nancy McCarthy reported that her property was being damaged by the Sandhill Cranes and they were attacking her. When she called Solivita, she was told that the Sandhill Cranes were a protective species and there was nothing that they could do.
- Mr. Dave Nolan stated in the 10 years he lived in the community, there were never problems with alligators. Most of the time, alligators come out of the ponds after three or four days for six hours to digest their food.

*\*\*\*Due to the quality of the audio, some residents could not be heard by the transcriber.\*\*\** Hearing no other comments, Ms. Adams closed the public comment period.

#### **FOURTH ORDER OF BUSINESS**

#### **Approval of Minutes of the October 20, 2021 Meeting**

Ms. Adams presented the minutes of the October 20, 2021 meeting. Mr. Reed stated the second paragraph at the bottom of Page 6 did not make sense. Ms. Adams clarified that Ms. Lambrides was asking if the alligators were relocated. The answer was no, because trappers had the ability to destroy the alligators, but Officer Phillipi only provided assistance to the trappers when there were unprovoked attacks, unless the alligators were scheduled to be destroyed. Mr. Zimbardi apologized for not attending the last meeting as he would have voted against the motion to apply for the THA Permit with FWC.

On MOTION by Mr. Luddy seconded by Mr. Reed with all in favor the minutes of the October 20 2021 Meeting were approved as amended.

**FIFTH ORDER OF BUSINESS****Consideration of Alligator Warning Signage for Stormwater Ponds**

Ms. Adams reported that District staff was in communication with the District's insurance carrier regarding signage and the placement of the signage on stormwater ponds owned by the Poinciana CDD. Simultaneously, there was an offer from Taylor Morrison to pay for the signage. Ms. Adams worked with Ms. Schuster of Taylor Morrison the Solivita Club Manager on this matter. Included in the agenda packet, was a proposal from GMS for \$1,360 for the labor, mobilization and equipment needed to install 30 signs, an example of the alligator warning sign and a pond ownership map. There would be prefabricated signage, which was economical. The ponds marked in blue were owned by the Poinciana CDD and the 30 red dots indicated a recommended location. The Field Manager worked with the the District's insurance carrier regarding the recommended sign locations. Discussion ensued and the Board addressed the following:

- Ms. Lambrides understood there would be more than 30 signs, one at every point of egress to the pond. *Ms. Adams stated the locations were based on recommendations from the District's insurance carrier.* Mr. Luddy requested the sign include the rule prohibiting the feeding of alligators and the fines. Ms. Lambrides recalled large custom signs were purchased for each gate saying, "*Do Not Feed the Alligators,*" which included the Florida Statute and fines. Ms. Wollschlager confirmed the signs that were ordered included that language. Ms. Epstein requested the signs include, "*Punishable by a \$500 fine from Florida Statute \_\_\_\_.*" Mr. Luddy suggested a second sign underneath the original sign saying, "*Punishable by a Fine under Florida Statute \_\_\_\_\_,*" with the phone number of FWC.

Ms. Adams suggested that the Board could defer this item until next month so staff could ask Taylor Morrison if they were willing to purchase 30 custom signs to be placed underneath the alligator warning signs. Ms. Wollschlager confirmed that Taylor Morrison agreed.

- Ms. Lambrides asked if 30 signs were reasonable and would cover every point of ingress. *Mr. Smith spoke with the insurance company and they felt that 30 signs were adequate.*

- Ms. Epstein asked Ms. Wollschlager address the education process. Ms. Adams requested this item under Staff Reports. Mr. Luddy preferred to discuss at the end of the meeting before general comments.

On MOTION by Mr. Luddy seconded by Ms. Lambrides with all in favor the Proposal from GMS to install 30 alligator warning signs for the stormwater ponds in the amount of \$1,360 to be paid by Taylor Morrison and an additional sign underneath to include the FWC's hotline number and the Florida Statute establishing fines for feeding the wildlife was approved.

## **SIXTH ORDER OF BUSINESS**

### **Consideration of Proposal from Clarke Aquatic Services**

Mr. Smith presented a proposal from Clarke Aquatic Services (Clarke) for an area that was not in the contract, parts of a canal owned by the CDD, which was identified in blue on the map included in the agenda packet. The rest of the canal was owned by the HOA. He recommended adding this area to the contract as the CDD area was full of muck and grasses that need to be treated and managed. Mr. Luddy asked if the HOA portion had the same issue. Mr. Smith stated the entire canal had issues. Mr. Luddy requested coordination with the HOA so the entire canal was treated at the same time. Mr. Smith would coordinate with the HOA. Ms. Adams explained the proposal was for monthly treatment in the amount of \$255, which would be paid out of contingency funds from the Aquatic Maintenance line item in the budget.

Mr. Gardner of Clarke stated that 70% of the canal had water lettuce, which was one of the worst aquatic weeds. There were also some hydrilla that needed to be treated. Conditions can change, but their recommendation was to treat twice a year to ensure proper water flow and that the environment was good for wildlife. Mr. Reed offered to meet with the South Florida Water Management District (SFWMD) to discuss this item. Ms. Adams would defer to the District Engineer to facilitate any communication with the SFWMD and suggested that the Board approve a not-to-exceed amount for one treatment per month. Clarke would then return to the Board with a recommendation for fewer treatments. Discussion ensued.

On MOTION by Mr. Luddy seconded by Mr. Reed with all in favor the Proposal from Clarke Aquatic Services for monthly aquatic services for two canals in the amount of \$255 per month subject to the Field Manager and Clark coordinating with the HOA was approved.

**SEVENTH ORDER OF BUSINESS****Staff Reports****A. Attorney**

There being none, the next item followed.

**B. Engineer**

Ms. Leo received complaints about the pond levels. This was expected since 2021 has been a relatively dry year compared to 2020, due to below average rainfall. She was coordinating with Mr. Smith on the inspection of some pipe connections.

**C. District Manager****i. Action Items List**

Ms. Adams presented the Action Items List, a copy of which was included in the agenda packet and reported on the following:

1. Pond turnover from Taylor Morrison to the CDD: A list was prepared of property conveyances that Taylor Morrison currently had in the application process, which Ms. Adams would email to the Board. They had not yet completed the application nor submitted it to the District, but they made the District aware that they were going to start the application process to convey certain parcels. This was an administrative matter that was in process. When it was completed and reviewed by staff, it would be presented to the Board for consideration. Mr. Reed asked whether the conveyances would come as a group. Ms. Adams confirmed Taylor Morrison would submit a group of parcels identified on the Action Items List and would email the preliminary list of the property conveyances to the Board under separate cover.
2. Tunnel Rules: This item will be on the Action Items List until the rule hearing.
3. Targeted Harvest Area Permit: Submitted to the FWC SNAP Program. As discussed, the ability to rescind the permit at any time is available to the District.

4. Bond refinancing: There is an opportunity to lower the residents' debt service fee on future Tax Bills by refunding the existing bonds to take advantage of historically low interest rates. There was no information to provide to the Board this month, but at upcoming meetings the Underwriter would be presenting options for the Board to consider. There was a 10 year no-call provision expiring on May 1, 2022, but the Board could lock in interest rates up to 90 days in advance of May 1, around February 1<sup>st</sup>.
5. Pond access point to launch boats: The stormwater system was always treated as a utility and the Board was considering opening it up to recreational activities such as boating. At last month's meeting, the Board directed the District Engineer to work with Ms. Lambrides to identify a potential location for water access and estimated costs. This item would remain on the Action Items List since there was no update. Ms. Lambrides recalled the Board sending out another email blast to residents offering the ability to pay off their CDD debt. Ms. Adams suggested waiting until after the bonds were refinanced as there could be a lower amount. If there is any benefit to paying the bonds off before its refinanced, staff will send out an email blast. Ms. Lambrides would work with the Community Association on the language for the email blast as most Solivita residents did not realize they were paying 10% interest per year on this outstanding debt. Mr. Reed preferred to educate people so they could make a fair decision as the money would not be recouped when the house was sold. Ms. Adams urged residents to consult with their financial advisor as the District did not provide financial advice regarding the benefits of paying debt bond debt in lump sum verses annual debt service fees on the property tax bill.

Mr. Reed asked if resident boating was allowed on HOA owned ponds. A member of the HOA noted that boating was only allowed on Lake Polk. Ms. Leo did not have anything ready for the Board and would provide at the next meeting.

Ms. Lambrides requested that the Board discuss the THA Permit as 87 people stood up at this meeting to say that they did not want it. In her opinion, the Board should revisit the size of the alligator to be removed and the District's liability. Ms. Carpenter clarified the District only owned the stormwater ponds and the Board should discuss the risks as someone getting hurt was

a huge liability. The HOA was doing a great job educating resident. Ms. Adams reported that two weeks ago a Solivita resident fishing nearby the water, was pursued by an alligator when he turned his back to the water and sustained an injury when he fell. Upon further research, the area he was fishing in was not owned by the District. He also called FWC to report the aggressive alligator. Discussion ensued and the Board addressed the following:

- Ms. Epstein felt from the comments heard today, there was a misunderstanding of the program. SNAP does not remove all alligators from Solivita. The Board only wanted to remove nuisance alligators due to residents feeding them and suggested following the program as Disney to remove nuisance alligators. The reason the Board acted quickly was because there would be a lot of families with kids during the upcoming holidays.
- Mr. Reed understood that trappers would remove the alligators according to the permit and questioned the oversight.

Ms. Adams explained the permit that was submitted to FWC was for the State program. They provided the recommendations and oversight. The parameters included only removing 6-foot alligators or larger from CDD ponds, for alligators that lost their natural wariness of humans. The trappers were permitted by FWC to come into the community and remove nuisance alligators and those within the parameters within the THA Permit. Ms. Adams reported an organization at Solivita scheduled SNAP to give a presentation to the community on November 23<sup>rd</sup>. Ms. Lambrides planned to attend and requested that they bring a trapper or someone representing the trappers to answer whether they remove all of the alligators that they can or only take the nuisance alligators. Ms. Adams will keep this item on the Action Items List so the Board could discuss this issue at future meetings. Mr. Reed suggested security notify their rover to observe the trapper when they were onsite. Ms. Lambrides would work with two community organizations to form volunteer oversight committees.

## **ii. Approval of Check Register**

Ms. Adams presented the Check Register from October 13, 2021 through November 9, 2021 in the amount of \$36,825.31.

On MOTION by Mr. Reed seconded by Mr. Zimbardi with all in favor the October 13, 2021 through November 9, 2021 Check Register in the amount of \$36,825.31 was approved.

**iii. Balance Sheet and Income Statement**

Ms. Adams presented the Unaudited Financial Statements through October 31, 2021. No action was required. In the first month of the new fiscal year, the District was in good shape with the pro-rated budget, which was slightly more than actuals. Ms. Lambrides asked if there was a deficiency. Ms. Adams explained with the Administrative expenses, the pro-rated amount was \$22,000, but only \$17,000 was spent. For Operation & Maintenance (O&M), the pro-rated amount was \$52,000, but only \$34,000 was spent. They did not show any revenue for the fiscal year because residents don't pay their Tax Bills until the end of November or beginning of December. In the meantime, there was money in the Operating Reserve. The November financials would show the revenue.

On MOTION by Mr. Zimbardi seconded by Mr. Lambrides with all in favor the Unaudited Financial Statements through October 31, 2021 were approved.

**D. Field Manager**

**i. Field Manager's Report**

Mr. Smith reported some light outages in the tunnels, which were replaced with LED lights. Pond B-15 was lower than normal and was working with Ms. Leo to investigate whether there was an issue. A fish stocking plan will be presented to the Board after the holiday. He contacted the aerator company who produced the aerators. They changed them significantly and they operate better, but they were looking into options to upgrade the solar panels. Ms. Lambrides asked if there was a long-term solution rather than replacing them. Mr. Smith noted stocking with fish was more beneficial as there were no further midge complaints. Ms. Lambrides thanked Mr. Smith for doing a great job. According to the Pond Report, there were a few algae blooms, but there was nothing major.

**ii. Customer Complaint Log**



Mr. Smith stated there were complaints in the Customer Complaint Report for low water levels. There was one complaint regarding grass clippings, but it turned out to be shoreline grass, which was treated.

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

There being none, the next item followed.

**NINTH ORDER OF BUSINESS****Other Business**

Ms. Wollschlager, the Club Manager provided a report to the Board regarding education steps they were taking to promote alligator awareness in Solivita. On the sales disclosure, there was a paragraph regarding wildlife. She thanked the Solivita Wildlife Club and PALS on providing education to the residents. At the resident orientation, they were told not to feed the alligators. They were working on an email blast to the community and an article will be included in the December or January *Reflections*. A flyer made by the Solivita Wildlife Club will be shown on the community channel and lectures were set up for November 23<sup>rd</sup>. Alligator warning signs will be posted at the entrance when the verbiage was settled. Ms. Lambrides felt Ms. Wollschlager, Mr. Battista and the Taylor Morrison team did an outstanding job. They were cooperative and helpful.

**TENTH ORDER OF BUSINESS****General Audience Comments**

Mr. Gene Foster of Irvine Ranch Road applauded the Board for approving SNAP. The Board represents the residents, not the Solivita Wildlife Advocates Club, who tried to get the Board to rescind the vote taken at the last meeting. He discouraged the Board from doing so. If it was rescinded, he anticipated that the District's punitive damages would increase considerably. A resident with the Solivita Wildlife Club requested that the Board reconsider rescinding the motion from the last meeting to apply for the THA Permit with FWC and respond to residents of the community who were against removing nuisance alligators and removing alligators of a certain size. Mr. Steve Mizel of Torino Lane noted a decrease in midges on his property and thanked the Board for putting gambusia fish in Pond B-1. In his opinion, the 50 to 75 people that attended this meeting did not represent the 10,000 residents in Solivita. The Board represented all Solivita residents within the CDD.

**ELEVENTH ORDER OF BUSINESS**

**Next Meeting Date – December 15, 2021**

Ms. Adams stated the next meeting was scheduled for December 15, 2021 at 11:00 a.m.

**TWELFTH ORDER OF BUSINESS**

**Adjournment**

On MOTION by Mr. Luddy seconded by Ms. Lambrides with all in favor the meeting was adjourned.
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Secretary / Assistant Secretary

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Chair/Vice Chairman

## SECTION V

December 7, 2021

Ms. Tricia Adams  
District Manager  
Poinciana Community Development District  
c/o Governmental Management Services Central Florida, LLC  
219 East Livingston Street  
Orlando, Florida 32801

**Re: Proposed Refunding of Senior Special Assessment Refunding Bonds, Series 2012A-1 and Subordinate Special Assessment Refunding Bonds, Series 2012A-2**

Dear Tricia:

Greenberg Traurig P.A. is pleased to offer its proposal to continue its representation of Poinciana Community Development District (the “District”) as Bond Counsel, in connection with the proposed issuance of Special Assessment Refunding Bonds, Series 2022 (the “Series 2022 Bonds”) for the purpose of current refunding the above entitled bonds (collectively, the “Series 2012A Bonds”), originally issued to (i) refund the District’s Special Assessment Bonds, Series 2000A (the “Series 2000A Bonds”), and (ii) fund certain reserves and costs of issuance of the Series 2012A Bonds. This firm has served as bond counsel for the Series 2000A Bonds and the Series 2012A Bonds.

Currently, both the Senior Series 2012A-1 Bonds and the Subordinate Series 2012A-2 Bonds are callable in whole on any Business Day on or after May 1, 2022 at a redemption price of 100%, plus accrued interest to the date of redemption. Under current tax law, the Series 2012A Bonds can be current refunded on a tax-exempt basis within 90 days of the first optional call date of May 1, 2022. We understand that the proposed current refunding will be undertaken for interest savings which will reduce debt service assessments, and will include all of the Series 2012A Bonds outstanding.

We further understand that MBS Capital Markets, LLC as the District’s Placement Agent has solicited proposals from a number of banks. For a bank private placement, we propose to charge a flat fee of \$45,000 which includes the preparation of a supplemental trust indenture under the District’s master indenture, or a separate new trust indenture, preparation of an escrow deposit agreement, issuance of our tax opinion on the Series 2022 Bonds and a defeasance opinion on the Series 2012A Bonds, and the preparation of all other documentation customarily prepared by bond counsel on a community development district financing, plus a flat amount for expenses equal to \$2,000, including electronic transcripts. Such amounts will be payable from bond proceeds at the time of the closing. Our fee quotes are based on the assumption that the refunding transaction will proceed with due diligence to closing as a current refunding of the outstanding Series 2012A Bonds in early February 2022.

Ms. Tricia Adams  
District Manager  
December 7, 2021  
Page 2

We hope these proposed arrangements meet with your approval, and request that this letter be presented to the Board of Supervisors at its next meeting on Monday, December 15, 2021. If acceptable, please so indicate by executing and emailing to me a signed copy of this engagement letter. We look forward to continuing our relationship with the District, as its bond counsel.

Yours sincerely

  
Robert C. Gang

Accepted and agreed to this  
\_\_\_ day of December, 2021

POINCIANA COMMUNITY  
DEVELOPMENT DISTRICT

By: \_\_\_\_\_  
Chairman, Board of Supervisors

## SECTION VI



November 30, 2021

Poinciana Community Development District  
C/O MBS Capital Markets, LLC  
Attn: Rhonda Mossing  
1005 Bradford Way  
Kingston, TN 37763

Dear Rhonda:

Hancock Whitney Bank ("Bank") is pleased to propose to you the following financing on the general terms and conditions outlined below. The proposed terms are as follows:

<b>BORROWER:</b>	Poinciana Community Development District
<b>LOAN AMOUNT:</b>	\$10,405,000.00
<b>LOAN TYPE:</b>	Term Loan (Tax-Exempt Non-BQ)
<b>PURPOSE:</b>	Refund and defease all of its outstanding Special Assessment Refunding Bonds, Series 2012A-1 and Series 2012A-2
<b>REPAYMENT:</b>	Annual principal payments with semi-annual interest payments
<b>INTEREST RATE:</b>	Serial Bond with an average coupon of 2.3563% and Tax equivalent yield of 2.8925%
<b>MATURITY:</b>	May 1, 2031
<b>COMMITMENT FEE:</b>	25 BPS of final loan amount
<b>COLLATERAL:</b>	Non-ad valorem special assessment on 3,744.15 assessable units within the District
<b>GUARANTOR:</b>	N/A
<b>DEPOSIT RELATIONSHIP:</b>	Borrower to maintain its primary operating account with Hancock Whitney Bank for the term of the Loan.
<b>DS RESERVE ACCOUNT:</b>	10% MADS
<b>TRUSTEE RELATIONSHIP:</b>	Borrower agrees to utilize Hancock Whitney Bank Corporate Trust as the Trustee for the term of the Loan and shall effectuate such documentation as necessary to amend the existing Master Trust Indenture to account for such.
<b>PREPAYMENT PENALTY:</b>	The proposed Series 2022 Bonds will be non-callable. Property owners will be allowed to prepay their assessments at any time during the term of the loan.

**COSTS:**

Standard and reasonable costs related to this loan transaction are the responsibility of the Borrower.

**ADDITIONAL COVENANTS  
AND CONDITIONS:**

Receipt and satisfactory review by Hancock Whitney Bank-engaged legal counsel of the legal documentation provided by the Bond Counsel engaged in this transaction. Bond Counsel Opinion to include, among other required information, that the form of the proposed Bonds is regular and proper to include an opinion as to tax exemption and enforceability.

Receipt and satisfactory review of the Supplemental Drafts to the Master Trust Indenture for the proposed refunding. The Supplemental Drafts to the Master Trust Indenture will mirror, in all material aspects, the covenants, requirements, agreements, remedies, etc. of the existing Master Trust Indenture with no material deviation that will negatively affect the position of Hancock Whitney Bank.

Receipt and satisfactory review of the Series 2022 Bonds Report utilizing the agreed upon terms (loan amount, interest rate, payment schedule, etc.)

**FINANCIAL REPORTING:**

On an annual basis, within 270 days of the Fiscal year end, a copy of the audited financial statements for the Borrower.

On a quarterly basis, within 45 days of Quarter end, a copy of the Statement for the Debt Reserve Account for the Borrower.

On annual basis, within 90 days of the Fiscal year end, a copy of an internally prepared financial statement for the Borrower.

Failure to provide the financial statements and reports as provided in the preceding paragraphs, after three (3) Business Days' written notice to the District, the District Manager and Counsel to the District, with a copy to the Trustee, shall constitute a "Financial Covenant Reporting Failure." Upon the occurrence of a Financial Covenant Reporting Failure Hancock Whitney Bank may enforce the provisions of this section by action in mandamus or for specific performance, to compel performance of the District's financial reporting obligations under this section. A Financial Covenant Reporting Failure under this section shall not constitute an Event of Default under the Master Indenture.

**TAX EXEMPT STATUS:**

In the event this Loan is deemed to no longer be tax exempt, then in such event Borrower shall also pay to Bank, at the time such interest is paid all additional amounts which Bank specifies as necessary to preserve the after-tax yield that Bank would have received at each interest payment date had the loan remained tax exempt.

The Borrower agrees to pay, and indemnify Bank with respect to, any present or future stamp or documentary taxes, or any other excise or property taxes, charges or similar levies which arise from any payment made under this Loan or from the execution, delivery or registration of, or otherwise with respect to this Loan or any agreement or instrument required by, or executed or delivered in connection with, this Loan.



Poinciana Community Development District  
C/O MBS Capital Markets, LLC  
Attn: Rhonda Mossing  
November 24, 2021  
Page 3

This letter is not a commitment to lend, either expressed or implied, and does not impose any obligation on Hancock Whitney Bank to issue a commitment or to make the Loan. The terms and conditions outlined herein are not all-inclusive, but merely reflect the parties' discussions to date and are subject to change upon receipt of all requested information. The issuance of a commitment to make the Loan is subject to full underwriting, due diligence, documentation and approval.

After your review of the above, please call me at (941) 714-3323 or email [Andres.Rincon@hancockwhitney.com](mailto:Andres.Rincon@hancockwhitney.com), with any questions or comments you may have prior to your decision.

Kindly execute a copy of this letter and return it to my attention at Hancock Whitney Bank, 4770 S.R. 64 East, Bradenton, FL 34208 on or before December 15, 2021. The closing is to take place on or before February 1, 2022.

Thank you for allowing us the opportunity to provide this loan proposal letter to you. We look forward to working with you.

Sincerely,



Andres Rincon  
Senior Vice President

Accepted on this \_\_\_\_ day of \_\_\_\_\_, 2021.

Poinciana Community Development District

By: \_\_\_\_\_

## SECTION VII



**Marsha M. Faux, CFA, ASA**  
**POLK COUNTY PROPERTY APPRAISER**  
**2022 Data Sharing and Usage Agreement**

**POINCIANA CDD**

This Data Sharing and Usage Agreement, hereinafter referred to as "**Agreement**," establishes the terms and conditions under which the **POINCIANA CDD**, hereinafter referred to as "**agency**," can acquire and use Polk County Property Appraiser data that is exempt from Public Records disclosure as defined in [FS 119.071](#).

*As of July 1, 2021, the Florida Public Records Exemptions Statute was amended as it relates to the publicly available records maintained by the county property appraiser and tax collector. As a result, exempt (aka confidential) parcels and accounts have been added back to our website and FTP data files. No owner names, mailing addresses, or official records (OR) books and pages of recorded documents related to these parcels/accounts, appear on the Property Appraiser's website or in FTP data files. In addition, the Polk County Property Appraiser's mapping site has been modified to accommodate the statutory change. See Senate Bill 781 for additional information.*

***For the purposes of this Agreement, all data is provided. It is the responsibility of the agency to apply all statutory guidelines relative to confidentiality.***

The confidentiality of personal identifying information including: names, mailing address and OR Book and Pages owned by individuals that have received exempt / confidential status, hereinafter referred to as "**confidential data**," will be **protected as follows**:

1. The **agency** will not release **confidential data** that may reveal identifying information of individuals exempted from Public Records disclosure.
2. The **agency** will not present the **confidential data** in the results of data analysis (including maps) in any manner that would reveal personal identifying information of individuals exempted from Public Records disclosure.
3. The **agency** shall comply with all state laws and regulations governing the confidentiality and exempt status of personal identifying and location information that is the subject of this Agreement.
4. The **agency** shall ensure any employee granted access to **confidential data** is subject to the terms and conditions of this Agreement.
5. The **agency** shall ensure any third party granted access to **confidential data** is subject to the terms and conditions of this Agreement. Acceptance of these terms must be provided in writing to the **agency** by the third party before personal identifying information is released.

The term of this Agreement shall commence on **January 1, 2022** and shall run until **December 31, 2022**, the date of signature by the parties notwithstanding. **This Agreement shall not automatically renew.** A new agreement will be provided annually to ensure all responsible parties are aware of and maintain the terms and conditions of this Data Sharing and Usage Agreement.

In witness of their agreement to the terms above, the parties or their authorized agents hereby affix their signatures.

**POLK COUNTY PROPERTY APPRAISER**

**POINCIANA CDD**

Signature: \_\_\_\_\_

Signature: \_\_\_\_\_

Print: \_\_\_\_\_

Marsha M. Faux CFA, ASA

Print: \_\_\_\_\_

Title: \_\_\_\_\_

Polk County Property Appraiser

Title: \_\_\_\_\_

Date: \_\_\_\_\_

December 1, 2021

Date: \_\_\_\_\_

**Please email the signed agreement to [pataxroll@polk-county.net](mailto:pataxroll@polk-county.net).**

## SECTION VIII

# CONTRACT AGREEMENT

This Agreement made and entered into on Friday, December 03, 2021 by and between the Poinciana Community Development District, a local unit of special purpose government of the State of Florida hereinafter referred to as the 'Special District', and Marsha M. Faux, Polk County Property Appraiser, a Constitutional Officer of the State of Florida, whose address is 255 North Wilson Ave., Bartow, FL 33830, hereinafter referred to as the 'Property Appraiser'.

1. Section 197.3632 Florida Statutes, provides that special assessments of non-ad valorem taxes levied by the Special District may be included in the assessment rolls of the County and collected in conjunction with ad valorem taxes as assessed by the Property Appraiser. Pursuant to that option, the Property Appraiser and the Special District shall enter into an agreement providing for reimbursement to the Property Appraiser of administrative costs, including costs of inception and maintenance, incurred as a result of such inclusion.
2. The parties herein agree that, for the 2022 tax year assessment roll, the Property Appraiser will include on the assessment rolls such special assessments as are certified to her by the Poinciana Community Development District.
3. The term of this Agreement shall commence on January 1, 2022 or the date signed below, whichever is later, and shall run until December 31, 2022, the date of signature by the parties notwithstanding. This Agreement shall not automatically renew.
4. The Special District shall meet all relevant requirements of Section 197.3632 & 190.021 Florida Statutes.
5. The Special District shall furnish the Property Appraiser with up-to-date data concerning its boundaries and proposed assessments, and other information as requested by the Property Appraiser to facilitate in administering the non-ad valorem assessment in question. Specifically, if assessments will be included on the 2022 TRIM Notice, the Special District shall provide **proposed assessments no later than Friday, July 15, 2022**. The Special District's assessments shall, as far as practicable, be uniform (e.g. one uniform assessment for maintenance, etc.) to facilitate the making of the assessments by the mass data techniques utilized by the Property Appraiser.
6. The Special District shall certify to the Property Appraiser the Special District's annual installment and levy **no later than Thursday, September 15, 2022**. The Property Appraiser shall, using the information provided by the Special District, place the Special District's non ad-valorem special assessments on properties within the district for inclusion on the 2022 tax roll.
7. The Property Appraiser shall be compensated by the Special District for the administrative costs incurred in carrying out this Agreement at the rate of 1% of the amount levied on the TRIM Notice or if the TRIM Notice is not used, the rate shall be 1% of the amount levied on the 2022 tax roll. For the TRIM Notice, the Property Appraiser will require **payment on or before Thursday, September 15, 2022** for processing within the Property Appraiser budget year (October 1st – September 30th).
8. If the actual costs of performing the services under this agreement exceed the compensation provided for in Paragraph 7, the amount of compensation shall be the actual costs of performing the services under this agreement.
9. If tax roll corrections are requested by the Special District, the Property Appraiser shall be compensated by the Special District for the administrative costs incurred at the rate of \$5.00 for each tax roll correction exceeding ten (10) corrections per tax year.

The Special District shall indemnify and hold harmless, to the extent permitted by Florida law and without waiving its right of any applicable sovereign immunity, the Property Appraiser and all respective officers, employees, agents and instrumentalities from any and all liability, losses or damages, including attorneys' fees and costs of defense, which the Property Appraiser and all respective officers, employees, agents or instrumentalities may incur as a result of claims, demands, suits, causes of actions or proceedings of any kind or nature arising out of, relating to or resulting from the negligent or intentional acts or omissions of the Special District or its employees, agents, servants, partners, principals, or subcontractors arising out of, relating to, or resulting from the performance of the Agreement. The Special District shall pay all claims and losses in connection therewith and shall investigate and defend all claims, suits or actions of any kind or nature in the name of the Property Appraiser where applicable, including appellate proceedings, and shall pay all costs, judgments, and attorneys' fees which may issue thereon.

EXECUTED By:


\_\_\_\_\_  
Special District Representative

\_\_\_\_\_  
Print name

\_\_\_\_\_  
Title

\_\_\_\_\_  
Date

Marsha M. Faux, CFA, ASA  
Polk County Property Appraiser  
By:



\_\_\_\_\_  
Marsha M. Faux, Property Appraiser

## SECTION IX



Orlando Office  
618 East South Street  
Suite 700  
Orlando, Florida 32801

T 407.423.8398  
F 407.843.1070

December 8, 2021

Project No. A171208.01

Ms. Tricia Adams  
Poinciana Community Development District  
District Manager  
Governmental Management Services  
219 E. Livingston Street  
Orlando, Florida 32801

**Proposal for Professional Services  
Stormwater Needs Analysis**

Dear Ms. Adams:

GAI Consultants, Inc. ("GAI" or "the Consultant") is pleased to submit this Fee Proposal for Professional Services to the Poinciana Community Development District ("the Client") for the above-referenced project. This proposal reflects the anticipated Scope, and related costs for services to be provided based on our knowledge of the project to date.

**Project Understanding**

Section 403.9302, Florida Statutes, requires a 20-year stormwater needs analysis from local governments, including CDDs. The statutory requirements of the report include:

Part 1.0 Detailed description of the stormwater management program

Part 2.0 Detailed description of the stormwater management system and its facilities and projects

Part 3.0 The number of current and projected residents served in 5-year increments

Part 4.0 The current and projected service are for the stormwater management program or stormwater management system

Part 5.0 The current and projected costs of providing services calculated in 5-year increments

Part 6.0 The estimated remaining useful life of each facility or its major components

Part 7.0 The most recent 5-year history of annual contributions to, expenditures from and balances of any capital account for maintenance or expansion of any facility or its major components.

Detailed information is attached with specifics of each part. The deadline for completion is June 30, 2022.

**Scope of Services**

Based on our understanding of the project statutory requirements, GAI will perform the following described Scope of Services:

Preparation of report to comply with the requirements of Parts and sub parts of 1.0-7.0 indicated above. This report will be based up on existing information and will also require support from the District Managers office with regards to historical budgets and capital account information.

A draft report will be delivered to the CDD to review. After review, a final report will be issued prior to the June 30, 2022 deadline.

## Schedule

GAI will begin work upon receipt of a copy of this Proposal executed and authorized below. GAI will prepare a draft for review in May 2022, with final submittal under District letterhead by June 30, 2022.

## Compensation

Compensation for services rendered by GAI will be on a lump sum basis. GAI will perform the enclosed professional services for \$15,000.

Please do not hesitate to contact me at 321.436.8175 if you have any questions or wish to discuss this Proposal. If this Proposal is acceptable, please sign where indicated below and return one copy for our file. This also will serve as authorization for GAI to proceed.

Sincerely,  
**GAI Consultants, Inc.**

Kathleen S. Leo

Digitally signed by Kathleen S. Leo  
DN:  
c=US, o=GAI Consultants, Inc.,  
ou=Kathleen S. Leo  
Date: 2021.12.08 11:01:32-0500

Kathy Leo, PE  
Vice President

REQUESTED AND AUTHORIZED BY:

**Poinciana Community Development District**

BY: \_\_\_\_\_

PRINTED NAME: \_\_\_\_\_

TITLE: \_\_\_\_\_

DATE: \_\_\_\_\_



## **TEMPLATE FOR LOCAL GOVERNMENTS AND SPECIAL DISTRICTS FOR PERFORMING A STORMWATER NEEDS ANALYSIS PURSUANT TO SECTION 5 OF SECTION 403.9302, FLORIDA STATUTES**

### **INTRODUCTION**

As part of the 2021 regular session, the Legislature recognized the need for a long-term planning process for stormwater and wastewater. Section 403.9302, Florida Statutes, requires a 20-year needs analysis from the local governments providing stormwater services. Because this planning document is forward-looking, it will necessarily include a large number of assumptions about future actions. These assumptions should be based on any available information coupled with best professional judgment of the individuals completing the document.

Completing this template by June 30, 2022, will fulfill the statutory requirements for the first round of 20-year needs analyses for stormwater. The template was generated by EDR in cooperation with local governments, Special Districts, the Florida Department of Environmental Protection (DEP), the Water Management Districts, the Florida Stormwater Association, private consultants, and others. Use of this tool will help ensure that information is compiled consistently for the Office of Economic & Demographic Research's (EDR) report to the Legislature.

For the purposes of this document, a stormwater management program and a stormwater management system are as defined in statute (s. 403.031(15) and (16), F.S., respectively; language provided in Appendix A). Plainly speaking, the "program" is the institutional framework whereby stormwater management activities (MS4 NPDES permit activities, and other regulatory activities, construction, operation and maintenance, etc.) are carried out by the public authority. The "system" comprises the physical infrastructure that is owned and/or operated by the local government or special district that specifically is intended to control, convey or store stormwater runoff for treatment and flood protection purposes.

For the purposes of this document, the following guiding principles have been adopted:

- Stormwater systems or facilities owned and operated by any of the following are excluded from reporting requirements for local governments and special districts:
  - Private entities or citizens
  - Federal government
  - State government, including the Florida Department of Transportation (FDOT)
  - Water Management Districts
  - School districts
  - State universities or Florida colleges
- Local government expenditures associated with routine operation and maintenance are fully funded prior to commencing new projects and initiatives.
- Local government submissions will include the activities of dependent special districts. Only independent special districts report separately. For a list of all special districts in the state and their type (*i.e.*, dependent or independent), please see the Department of Economic Opportunity's Official List of Special Districts at the following link:  
<http://specialdistrictreports.floridajobs.org/webreports/alphalist.aspx>.

## Stormwater Needs Analysis Template

- With respect to federal and state statutes and rulemaking, current law and current administration prevails throughout the 20-year period. In other words, the state's present legal framework (*i.e.*, the status quo) continues throughout the period.

### GENERAL INSTRUCTIONS FOR USING THE TEMPLATE

Instructions for completing the template are still under development. Additional information regarding submission and answers to frequently asked questions will be posted on EDR's website, along with other useful materials. <hyperlink>

The statutory language forms the titles for each part. This template asks that you group your recent and projected expenditures in prescribed categories. A detailed list of the categories is provided in part 5.0.

The same project should not appear on multiple tables in the jurisdiction's response unless the project's expenditures are allocated between those tables. All expenditures should be reported in \$1,000s (*e.g.*, five hundred thousand dollars should be reported as \$500).

For any jurisdiction that is contracting with another jurisdiction where both could be reporting the same expenditure, please contact EDR for additional guidance. In situations where a reporting jurisdiction contracts with a non-reporting jurisdiction, (*i.e.*, FDOT, the water management districts, the state or federal government), the reporting jurisdiction should include the expenditures.

When reporting cost information, please only include the expenditures that have flowed, are flowing, or will likely flow through your jurisdiction's budget. While necessary to comply with the statute, the concept of "future expenditures" should be viewed as an expression of identified needs. These projections are necessarily speculative and do not represent a firm commitment to future budget actions by the jurisdiction.

## Stormwater Needs Analysis Template

### **Background Information**

Please provide your contact and location information, then proceed to the template on the next sheet.

- Name of Local Government:
- Name of stormwater utility, if applicable:
- Contact Person
  - Name:
  - Position/Title:
  - Email Address:
  - Phone Number:
- Indicate the Water Management District(s) in which your service area is located.
  - Northwest Florida Water Management District (NFWMD)
  - Suwannee River Water Management District (SRWMD)
  - St. Johns River Water Management District (SJRWMD)
  - Southwest Florida Water Management District (SWFWMD)
  - South Florida Water Management District (SFWMMD)
- Indicate the type of local government:
  - Municipality
  - County
  - Independent Special District

**Part 1.0 Detailed description of the stormwater management program (Section 403.9302(3)(a), F.S.)**

The stormwater management program, as defined in the Introduction, includes those activities associated with the management, operation and maintenance, and control of stormwater and stormwater management systems, including activities required by state and federal law. The detailed program description is divided into multiple subparts consisting of narrative and data fields.

**Part 1.1 Narrative Description:**

Please provide a brief description of the current institutional strategy for managing stormwater in your jurisdiction. Please include any mission statement, divisions or departments dedicated solely or partly to managing stormwater, dedicated funding sources, and other information that best describes your approach to stormwater. <text box>

On a scale of 1 to 5, with 5 being the highest, please indicate the importance of each of the following goals for your program: <template will have a checkbox for 1-5 for each choice or zero if your jurisdiction does not have that particular goal>

- ☐ Drainage & flood abatement (such as flooding events associated with rainfall and hurricanes)
- ☐ Water quality improvement (TMDL Process/BMAPs/other)
- ☐ Reduce vulnerability to adverse impacts from flooding related to increases in frequency and duration of rainfall events, storm surge and sea level rise
- ☐ Other: <text box>

**Part 1.2 Current Stormwater Program Activities:**

Please provide answers to the following questions regarding your stormwater management program.

Does your jurisdiction have an NPDES Municipal Separate Storm Sewer System (MS4) Permit? (Y/N)

If yes, is your jurisdiction regulated under Phase I or Phase II of the NPDES Program:

- Phase I
- Phase II

Does your jurisdiction have a dedicated stormwater utility? (Y/N)

If no, do you have another funding mechanism? (Y/N)

If yes, please describe your funding mechanism. <text box>

Does your jurisdiction have a Stormwater Master Plan or Plans? (Y/N)

If Yes:

- ☐ How many years does the plan(s) cover?
- ☐ Are there any unique features or limitations that are necessary to understand what the plan does or does not address? <text box>

Please provide a link to the most recently adopted version of the document (if it is published online): <text box>

## Stormwater Needs Analysis Template

Does your jurisdiction have an asset management (AM) system for stormwater infrastructure? (Y/N)

If Yes, does it include 100% of your facilities? (Y/N)

If your AM includes less than 100% of your facilities, approximately what percent of your facilities are included? <number box> %

Does your stormwater management program implement the following (answer Y/N):

- A construction sediment and erosion control program for new construction (plans review and/or inspection)?
- An illicit discharge inspection and elimination program?
- A public education program?
- A program to involve the public regarding stormwater issues?
- A “housekeeping” program for managing stormwater associated with vehicle maintenance yards, chemical storage, fertilizer management, *etc.*?
- A stormwater ordinance compliance program (*i.e.* for low phosphorus fertilizer)?
- Water quality or stream gage monitoring?
- A geospatial data or other mapping system to locate stormwater infrastructure (GIS, *etc.*)?
- A system for managing stormwater complaints?
- Other specific activities? <template will provide text box>

Notes or Comments on any of the above: <text box>

### Part 1.3 Current Stormwater Program Operation and Maintenance Activities

Please provide answers to the following questions regarding the operation and maintenance activities undertaken by your stormwater management program.

Does your jurisdiction typically assume maintenance responsibility for stormwater systems associated with new private development (*i.e.*, systems that are dedicated to public ownership and/or operation upon completion)? (Y/N)

Notes or Comments on the above: <text box>

Does your stormwater operation and maintenance program implement any of the following: (answer Y/N)

- Routine mowing of turf associated with stormwater ponds, swales, canal/lake banks, *etc.*?
- Debris and trash removal from pond skimmers, inlet grates, ditches, *etc.*?
- Invasive plant management associated with stormwater infrastructure?
- Ditch cleaning?
- Sediment removal from the stormwater system (vacuum trucks, other)?
- Muck removal (dredging legacy pollutants from water bodies, canal, *etc.*)?
- Street sweeping?
- Pump and mechanical maintenance for trash pumps, flood pumps, alum injection, *etc.*?
- Non-structural programs like public outreach and education?
- Other specific routine activities? <template to provide text box>

**Part 2. Detailed description of the stormwater management system and its facilities and projects  
(continued Section 403.9302(3)(a), F.S.)**

A stormwater management system, as defined in the Introduction, includes the entire set of site design features and structural infrastructure for collection, conveyance, storage, infiltration, treatment, and disposal of stormwater. It may include drainage improvements and measures to prevent streambank channel erosion and habitat degradation. This section asks for a summary description of your stormwater management system. It is not necessary to provide geospatial asset data or a detailed inventory. For some, it may be possible to gather the required data from your Asset Management (AM) system. For others, data may be gathered from sources such as an MS4 permit application, aerial photos, past or ongoing budget investments, water quality projects, or any other system of data storage/management that is employed by the jurisdiction.

Please provide answers to the following questions regarding your stormwater system inventory. <A selection box for unit of measurement will be included> Enter zero (0) if your system does not include the component.

- Estimated feet or miles of buried culvert:
- Estimated feet or miles of open ditches/conveyances (lined and unlined) that are maintained by the stormwater program:
- Estimated number of storage or treatment basins (*i.e.*, wet or dry ponds):
- Estimated number of gross pollutant separators including engineered sediment traps such as baffle boxes, hydrodynamic separators, *etc.*:
- Number of chemical treatment systems (*e.g.*, alum or polymer injection):
- Number of stormwater pump stations:
- Number of dynamic water level control structures (*e.g.*, operable gates and weirs that control canal water levels):
- Number of stormwater treatment wetland systems:
- Other: <template to provide text box>

Notes or Comments on any of the above: <text box>

Which of the following green infrastructure best management practices do you use to manage water flow and/or improve water quality (Answer Y/N):

Best Management Practice	Current (Y/N)	Planned (Y/N)
Tree boxes		
Rain gardens		
Green roofs		
Pervious pavement/pavers		
Littoral zone plantings		
Living shorelines		
Other: <text box>		

## Stormwater Needs Analysis Template

Please indicate which resources or documents you used when answering these questions (check all that apply). <checkboxes>

- Asset management system
- GIS program
- MS4 permit application
- Aerial photos
- Past or ongoing budget investments
- Water quality projects
- Other(s): <text box>

### **Part 3. The number of current and projected residents served calculated in 5-year increments (Section 403.9302(3)(b), F.S.)**

Counties and municipalities: Instead of requiring separate population projections, EDR will calculate the appropriate population estimates for each municipality or the unincorporated area of the county. If your service area is less than or more than your local government's population, please describe in the first text box provided below for part 4.0.

Independent Special Districts:

- If an independent special district's boundaries are completely aligned with a county or a municipality, identify that jurisdiction here: <text box>
- Any independent special district whose boundaries do not coincide with a county or municipality must submit a GIS shapefile with the current and projected service area. EDR will calculate the appropriate population estimates based on that map. Submission of this shapefile also serves to complete Part 4.0 of this template.

### **Part 4.0 The current and projected service area for the stormwater management program or stormwater management system (Section 403.9302(3)(c), F.S.)**

Rather than providing detailed legal descriptions or maps, this part of the template is exception-based. In this regard, if the stormwater service area is less than or extends beyond the geographic limits of your jurisdiction, please explain. <text box>

Similarly, if your service area is expected to change within the 20-year horizon, please describe the changes (*e.g.*, the expiration of an interlocal agreement, introduction of an independent special district, *etc.*). <text box>

## Stormwater Needs Analysis Template

### **Part 5.0 The current and projected cost of providing services calculated in 5-year increments (Section 403.9302(3)(d), F.S.)**

Given the volume of services, jurisdictions should use the template's service groupings rather than reporting the current and projected cost of each individual service. Therefore, for the purposes of this document, "services" means:

1. Routine operation and maintenance (inclusive of the items listed in Part 1.3 of this document, ongoing administration, and non-structural programs)
2. Expansion (that is, improvement) of a stormwater management system.

Expansion means new work, new projects, retrofitting, and significant upgrades. Within the template, there are four categories of expansion projects.

1. Flood protection, addressed in parts 5.2 and 5.3... this includes capital projects intended for flood protection/flood abatement
2. Water quality, addressed in parts 5.2 and 5.3... this includes stormwater projects related to water quality improvement, such as BMPs; projects to benefit natural systems through restoration or enhancement; and stormwater initiatives that are part of aquifer recharge projects
3. Resiliency, addressed in part 5.4... this includes all major stormwater initiatives that are developed specifically to address the effects of climate change, such as sea level rise and increased flood events
4. End of useful life replacement projects, addressed in part 6.0... this includes major expenses associated with the replacement of aging infrastructure

While numbers 3 and 4 have components that would otherwise fit into the first two categories, they are separately treated given their overall importance to the Legislature and other policymakers.

Expansion projects are further characterized as currently having either a committed funding source or no identified funding source. Examples of a committed funding source include the capacity to absorb the project's capital cost within current budget levels or forecasted revenue growth; financing that is underway or anticipated (bond or loan); known state or federal funding (appropriation or grant); special assessment; or dedicated cash reserves for future expenditure.

All answers should be based on local fiscal years (LFY, beginning October 1 and running through September 30). Please use nominal dollars for each year, but include any expected cost increases for inflation. An inflation index beginning with calendar year 2023 is included in the accompanying Excel workbook for those that would like to use the latest state projections.

#### **Part 5.1 Routine Operation and Maintenance**

Please complete the table below, indicating the cost of operation and maintenance activities for the current year and subsequent five-year increments throughout the 20-year horizon. Your response to this part should exclude future initiatives associated with resiliency or major expenses associated with the replacement of aging infrastructure; these activities are addressed in subparts 5.4 and 6.0. However, do include non-structural programs like public outreach and education in this category.



## Stormwater Needs Analysis Template

If specific cost data is not yet available for the current year, the most recent (2020-21) O&M value can be input on the accompanying Excel workbook and grown using the provided options for inflation, population growth, or some other metric of your choosing. If the growth in your projected O&M total costs is more than 15% over any five-year increment, please provide a brief explanation of the major drivers.

Routine Operation and Maintenance	Expenditures				
	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42
Operation and Maintenance Costs					
Brief description of growth greater than 15% over any 5-year period:					

### Part 5.2 Future Expansion (Committed Funding Source)

Please list expansion projects and their associated costs for the current year and subsequent five-year increments throughout the 20-year planning horizon. In this section, include stormwater system expansion projects or portions of projects with a committed funding source. If you include a portion of a project that is not fully funded, the project's remaining cost must be included in part 5.3, Expansion Projects with No Identified Funding Source.

Though many, if not most, stormwater projects benefit both flood protection and water quality, please use your best judgment to either allocate costs or simply select the primary purpose from the two categories below.

**5.2.1 Flood Protection (Committed Funding Source):** Provide a list of all scheduled new work, retrofitting and upgrades related to flood protection/flood abatement. Include infrastructure such as storage basins, piping and other conveyances, land purchases for stormwater projects, *etc.* Also include major hardware purchases such as vactor/jet trucks.

**5.2.2 Water Quality Projects (Committed Funding Source):** Please provide a list of scheduled water quality projects in your jurisdiction, such as treatment basins, alum injection systems, green infrastructure, water quality retrofits, *etc.*, that have a direct stormwater component. The projected expenditures should reflect only those costs.

- If you are party to an adopted BMAP, please include the capital projects associated with stormwater in this table. Include BMAP project number, cost to your jurisdiction, and year(s) that capital improvement costs are to be incurred. For reference, DEP publishes a complete list of adopted BMAP projects as an appendix in their [Annual STAR Report](#).

### Expansion Projects with a Committed Funding Source

#### 5.2.1 Flood Protection

Project Name	Expenditures				
	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42

## Stormwater Needs Analysis Template


### 5.2.2 Water Quality

### Expenditures

Project Name (or, if applicable, BMAP Project Number or ProjID)	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42

### Part 5.3 Future Expansion with No Identified Funding Source

Please provide a list of known expansion projects or anticipated need(s) without formal funding commitments(s), formal pledges, or obligations. If you included a portion of a project that was partially covered by a committed source in part 5.2 above, list the projects and their remaining costs below.

**5.3.1 Future Flood Protection with No Identified Funding Source:** Please provide a list of future flood protection/flood abatement projects, associated land purchases, or major hardware purchases that are needed in your jurisdiction over the next 20 years. Future needs may be based on Master Plans, Comprehensive Plan Elements, Water Control Plans, areas of frequent flooding, hydrologic and hydraulic modeling, public safety, increased frequency of maintenance, desired level of service, flooding complaints, etc.

**5.3.2 Future Water Quality Projects with no Identified Funding Source:** Please provide a list of future stormwater projects needed in your jurisdiction over the next 20 years that are primarily related to water quality issues. Future needs may be based on proximity to impaired waters or waters with total maximum daily loads (TMDLs), BMAPs, state adopted Restoration Plans, Alternative Restoration Plans, or other local water quality needs.

- If you are party to an adopted BMAP, please list capital projects associated with stormwater. Include BMAP project number, cost to your jurisdiction, and year(s) that capital improvement costs are to be incurred.
- List other future water quality projects, including those in support of local water quality goals as well as those identified in proposed (but not yet adopted) BMAPs.

### Expansion Projects with No Identified Funding Source

#### 5.3.1 Flood Protection

#### Expenditures

Project Name	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42

## Stormwater Needs Analysis Template

### 5.3.2 Water Quality

#### Expenditures

Project Name (or, if applicable, BMAP Project Number or ProjID)	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42

Please indicate which resources or documents you used to complete table 5.3 (check all that apply).  
<checkboxes>

- Stormwater Master Plan
- Basin Studies or Engineering Reports
- Adopted BMAP
- Adopted Total Maximum Daily Load
- Regional or Basin-specific Water Quality Improvement Plan or Restoration Plan
  - Specify: <text box>
- Other(s): <text box>

### Part 5.4 Stormwater projects that are part of resiliency initiatives related to climate change

Please list any stormwater infrastructure relocation or modification projects and new capital investments specifically needed due to sea level rise, increased flood events, or other adverse effects of climate change. When aggregating, include O&M costs for these future resiliency projects and investments in this table (not in part 5.1). If your jurisdiction participates in a Local Mitigation Strategy (LMS), also include the expenditures associated with your stormwater management system in this category (for example, costs identified on an LMS project list).

#### Resiliency Projects with a Committed Funding Source

#### Expenditures

Project Name	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42

#### Resiliency Projects with No Identified Funding Source

#### Expenditures

Project Name	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42

## Stormwater Needs Analysis Template

- Has a vulnerability assessment been completed for your jurisdiction's storm water system?
  - If no, how many facilities have been assessed?
- Does your jurisdiction have a long-range resiliency plan of 20 years or more?
  - If yes, please provide a link if available.
  - If no, is a planning effort currently underway?

### **Part 6.0 The estimated remaining useful life of each facility or its major components (Section 403.9302(3)(e), F.S.)**

Rather than reporting the exact number of useful years remaining for individual components, this section is constructed to focus on infrastructure components that are targeted for replacement and will be major expenses within the 20-year time horizon. Major replacements include culverts and pipe networks, control structures, pump stations, physical/biological filter media, *etc.* Further, the costs of retrofitting when used in lieu of replacement (such as slip lining) should be included in this part. Finally, for the purposes of this document, it is assumed that open storage and conveyance systems are maintained (as opposed to replaced) and have an unlimited service life.

In order to distinguish between routine maintenance projects and the replacement projects to be included in this part, only major expenses are included here. A major expense is defined as any single replacement project greater than 5% of the jurisdiction's total O&M expenditures over the most recent five-year period (such as a project in late 2021 costing more than 5% of the O&M expenditures for fiscal years 2016-2017 to 2020-2021).

#### **End of Useful Life Replacement Projects with a Committed Funding Source**

##### Expenditures

Project Name	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42

#### **End of Useful Life Replacement Projects with No Identified Funding Source**

##### Expenditures

Project Name	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42

## Stormwater Needs Analysis Template

**Part 7.0 The most recent 5-year history of annual contributions to, expenditures from, and balances of any capital account for maintenance or expansion of any facility or its major components. (Section 403.9302(3)(f), F.S.)**

This part of the template also addresses a portion of s. 403.9302(3)(g), F.S., by including historical expenditures. Many local governments refer to these as “actual” expenditures.

Consistent with expenditure projections, the jurisdiction’s actual expenditures are categorized into routine O&M, expansion, resiliency projects, and replacement of aging infrastructure. Additionally, the table includes space for reserve accounts. EDR’s interpretation of subparagraph 403.9302(3)(f), F.S., is that “capital account” refers to any reserve account developed specifically to cover future expenditures.

Note that for this table:

- Expenditures for local fiscal year 2020-21 can be estimated based on the most current information if final data is not yet available.
- Current Year Revenues include tax and fee collections budgeted for that fiscal year as well as unexpended balances from the prior year (balance forward or carry-over) unless they are earmarked for the rainy day or a dedicated reserve as explained in the following bullets.
- Bond proceeds should reflect only the amount expended in the given year.
- A reserve is a dedicated account to accumulate funds for a specific future expenditure.
- An all-purpose rainy day fund is a type of working capital fund typically used to address costs associated with emergencies or unplanned events.

If you do not have a formal reserve dedicated to your stormwater system, please enter zero for the final two reserve columns.

**Routine O&M**

	Actual Expenditures	Funding for Actual Expenditures				Contributions to Reserve Account	Balance of Reserve Account
		Percent Drawn from Current Year Revenues	Percent Drawn from Bond Proceeds	Percent Drawn from Dedicated Reserve	Percent Drawn from All-Purpose Rainy Day Fund		
2016-17							
2017-18							
2018-19							
2019-20							
2020-21							

## Stormwater Needs Analysis Template

### Expansion

	Actual Expenditures	Funding for Actual Expenditures				Contributions to Reserve Account	Balance of Reserve Account
		Percent Drawn from Current Year Revenues	Percent Drawn from Bond Proceeds	Percent Drawn from Dedicated Reserve	Percent Drawn from All-Purpose Rainy Day Fund		
2016-17							
2017-18							
2018-19							
2019-20							
2020-21							

### Resiliency

	Actual Expenditures	Funding for Actual Expenditures				Contributions to Reserve Account	Balance of Reserve Account
		Percent Drawn from Current Year Revenues	Percent Drawn from Bond Proceeds	Percent Drawn from Dedicated Reserve	Percent Drawn from All-Purpose Rainy Day Fund		
2016-17							
2017-18							
2018-19							
2019-20							
2020-21							

### Replacement of Aging Infrastructure

	Actual Expenditures	Funding for Actual Expenditures				Contributions to Reserve Account	Balance of Reserve Account
		Percent Drawn from Current Year Revenues	Percent Drawn from Bond Proceeds	Percent Drawn from Dedicated Reserve	Percent Drawn from All-Purpose Rainy Day Fund		
2016-17							
2017-18							
2018-19							
2019-20							
2020-21							

## Stormwater Needs Analysis Template

**Part 8.0 The local government's plan to fund the maintenance or expansion of any facility or its major components. The plan must include historical and estimated future revenues and expenditures with an evaluation of how the local government expects to close any projected funding gap (Section 403.9302(3)(g), F.S.)**

In this template, the historical data deemed necessary to comply with s. 403.9302(3)(g), F.S., was included in part 7.0. This part is forward looking and includes a funding gap calculation. The first two tables will be auto-filled from the data you reported in prior tables. To do this, EDR will rely on this template's working definition of projects with committed funding sources, *i.e.*, EDR assumes that all committed projects have committed revenues. Those projects with no identified funding source are considered to be unfunded. EDR has automated the calculation of projected funding gaps based on these assumptions. <Excel template will contain formulas linked to earlier tables>

<b>Committed Funding Source</b>	<b>2022-23 to 2026-27</b>	<b>2027-28 to 2031-32</b>	<b>2032-33 to 2036-37</b>	<b>2037-38 to 2041-42</b>
Maintenance				
Expansion				
Resiliency				
Replacement/Aging Infrastructure				
<b>Total Committed Revenues (=Total Committed Projects)</b>				

<b>No Identified Funding Source</b>	<b>2022-23 to 2026-27</b>	<b>2027-28 to 2031-32</b>	<b>2032-33 to 2036-37</b>	<b>2037-38 to 2041-42</b>
Maintenance	0	0	0	0
Expansion				
Resiliency				
Replacement/Aging Infrastructure				
<b>Projected Funding Gap (=Total Non-Committed Needs)</b>				

For any specific strategies that will close or lessen a projected funding gap, please list them in the table below. For each strategy, also include the expected new revenue within the five-year increments.

<b>Strategies for New Funding Sources</b>	<b>2022-23 to 2026-27</b>	<b>2027-28 to 2031-32</b>	<b>2032-33 to 2036-37</b>	<b>2037-38 to 2041-42</b>
(specific strategy #1)				
(specific strategy #2)				
(specific strategy #3)				
(specific strategy #4)				
(specific strategy #5)				
<b>Total</b>				

<b>Remaining Unfunded Needs</b>	
---------------------------------	--

**APPENDIX A – Part 5 of Section 403.9301; and Selected Statutory Definitions**

**403.9302 Stormwater management projections.—**

(1) The Legislature intends for each county, municipality, or special district providing a stormwater management program or stormwater management system to create a 20-year needs analysis.

(2) As used in this section, the term:

(a) "Facility" means any equipment, structure, or other property, including conveyance systems, used or useful in connection with providing a stormwater management program or stormwater management system.

(b) "Stormwater management program" has the same meaning as provided in s. 403.031(15).

(c) "Stormwater management system" has the same meaning as provided in s. 403.031(16).

(3) By June 30, 2022, and every 5 years thereafter, each county, municipality, or special district providing a stormwater management program or stormwater management system shall develop a needs analysis for its jurisdiction over the subsequent 20 years. In projecting such needs, each local government shall include the following:

(a) A detailed description of the stormwater management program or stormwater management system and its facilities and projects.

(b) The number of current and projected residents served calculated in 5-year increments.

(c) The current and projected service area for the stormwater management program or stormwater management system.

(d) The current and projected cost of providing services calculated in 5-year increments.

(e) The estimated remaining useful life of each facility or its major components.

(f) The most recent 5-year history of annual contributions to, expenditures from, and balances of any capital account for maintenance or expansion of any facility or its major components.

(g) The local government's plan to fund the maintenance or expansion of any facility or its major components. The plan must include historical and estimated future revenues and expenditures with an evaluation of how the local government expects to close any projected funding gap.

(4) Upon completing the requirements of subsection (3), each municipality or special district shall submit its needs analysis, as well as the methodology and any supporting data necessary to interpret the results, to the county within which the largest portion of its stormwater management program or stormwater management system is located. Each county shall compile all analyses submitted to it under this subsection into a single document and include its own analysis in the document. The county shall file the compiled document with the Secretary of Environmental Protection and the coordinator of the Office of Economic and Demographic Research no later than July 31, 2022, and every 5 years thereafter.

(5) The Office of Economic and Demographic Research shall evaluate the compiled documents from the counties for the purpose of developing a statewide analysis for inclusion in the assessment due January 1, 2023, pursuant to s. 403.928.



## Stormwater Needs Analysis Template

(6) This section applies to a rural area of opportunity as defined in s. 288.0656 unless the requirements of this section would create an undue economic hardship for the county, municipality, or special district in the rural area of opportunity.

### Relevant Definitions

**Section 403.031(15), F.S.:** "Stormwater management program" means the institutional strategy for stormwater management, including urban, agricultural, and other stormwater.

**Section 403.031(16), F.S.:** "Stormwater management system" means a system which is designed and constructed or implemented to control discharges which are necessitated by rainfall events, incorporating methods to collect, convey, store, absorb, inhibit, treat, use, or reuse water to prevent or reduce flooding, overdrainage, environmental degradation and water pollution or otherwise affect the quantity and quality of discharges from the system.

# SECTION X

## SECTION C

# SECTION 1

**Poinciana Community Development District**

**ACTION ITEMS**

**December 2021**

<b>Meeting Assigned</b>	<b>Action Item</b>	<b>Assigned To:</b>	<b>Date Due</b>	<b>Status</b>	<b>Comments</b>
Ongoing	Pond Turnover from TM to CDD	Staff		<b>In Process</b>	TM contacted PCDD regarding process and application for property conveyance. List of parcels provided to BOS under separate cover. No application has been received as of 12.08.2021.
9/15/21	Tunnel Rules - update with low speed vehicle definition	District Manager		<b>In Process</b>	Will be added with the next Rule Hearing
10/20/21	Targeted Harvest Area (THA) Permit with Florida Fish and Wildlife Conservation Commission (FWC) Statewide Nuisance Alligator Program (SNAP)	District Manager		<b>Completed</b>	Permit received 12.01.2021.
10/20/21	Bond Refinancing	Underwriter		<b>In Process</b>	BOS accepted an agreement 10.20.2021 to explore refinancing opportunities with the goal being a lower interest rate and lower debt service payment for residents. A term sheet will be presented to the BOS 12.15.2021.
10/20/21	Pond Access Point to Launch Boats	District Engineer		<b>In Process</b>	BOS asked District Engineer to provide information regarding proposed boat access point and proposed costs to make compliant with ADA requirements.

## SECTION 2

# Poinciana

## Community Development District

### Summary of Check Register

November 10, 2021 to December 7, 2021

<b>Fund</b>	<b>Date</b>	<b>Check No.'s</b>		<b>Amount</b>
General Fund	11/12/21	3071	\$	12,329.53
	11/19/21	3072-3074	\$	8,274.56
	11/22/21	3075-3076	\$	14,937.50
	11/30/21	3077-3078	\$	5,223.10
			\$	40,764.69
Payroll	<b><u>November 2021</u></b>			
	Anthony Reed	50148	\$	84.70
	Elizabeth Lambrides	50149	\$	184.70
	Lita Epstein	50150	\$	184.70
	Michael Luddy	50151	\$	184.70
	Robert Zimbardi	50152	\$	184.70
			\$	823.50
			\$	<b>41,588.19</b>

\*\*\* CHECK DATES 11/10/2021 - 12/07/2021 \*\*\* POINCIANA - GENERAL FUND BANK A GENERAL FUND

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	....EXPENSED TO.... YRMO DPT ACCT# SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	.....CHECK..... AMOUNT #
11/12/21	00004	11/01/21	7180	202111 320-53800-46200	LANDSCAPE MAINT NOV 21	*	12,329.53	
11/19/21	00042	10/31/21	4157959	202110 310-51300-48000	NOT SUP WORKSHOP 10/11/21	*	761.61	12,329.53 003071
11/19/21	00001	11/01/21	176	202111 310-51300-34000	MANAGEMENT FEES NOV 21	*	3,862.50	761.61 003072
11/01/21	176	202111 310-51300-35200	WEBSITE ADMIN NOV 21		*	62.50		
11/01/21	176	202111 310-51300-35100	INFORMATION TECH NOV 21		*	93.75		
11/01/21	176	202111 310-51300-31300	DISSEMINATION SVCS NOV 21		*	416.67		
11/01/21	176	202111 310-51300-51000	OFFICE SUPPLIES NOV 21		*	15.12		
11/01/21	176	202111 310-51300-42000	POSTAGE NOV 21		*	4.83		
11/01/21	176	202111 310-51300-42500	COPEIS NOV 21		*	68.85		
11/01/21	177	202111 320-53800-12000	FIELD MANAGEMENT NOV 21		*	858.33		
11/19/21	00017	11/04/21	2168326	202110 310-51300-31100	ENGINEERING SVCS OCT 21	*	2,130.40	5,382.55 003073
11/22/21	00009	11/15/21	11046	202111 320-53800-49000	LITTORAL MAINT NOV 21	*	412.50	2,130.40 003074
11/15/21	11057	202111 320-53800-49000	DITCH SERVICES NOV 21		*	1,690.00		
11/22/21	00011	11/15/21	1018929	202111 320-53800-47100	MOSQUITO MAINT NOV 21	*	12,835.00	2,102.50 003075
11/30/21	00010	11/16/21	7-567-06	202111 310-51300-42000	5 DELIVERIES 11/10/21	*	211.20	12,835.00 003076
11/30/21	00027	11/22/21	99977	202110 310-51300-31500	GENERAL COUNSEL OCT 21	*	5,011.90	211.20 003077
				LATHAM, LUNA, EDEN & BEAUDINE				5,011.90 003078

TOTAL FOR BANK A 40,764.69

POIN POIN CDD KCOSTA



CHECK DATE	VEND#	INVOICE DATE	INVOICE YRMO	EXPENSED TO... DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK....# AMOUNT
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TOTAL FOR REGISTER 40,764.69

POIN POIN CDD KCOSTA

# SECTION 3

***Poinciana***  
***Community Development District***

***Unaudited Financial Reporting***  
***November 30, 2021***



# Table of Contents

1	<u>Balance Sheet</u>
2-3	<u>General Fund</u>
4	<u>Debt Service Fund - Series 2012A-1 &amp; 2012A-2</u>
5-6	<u>Month to Month</u>
7	<u>Assessment Receipt Schedule</u>

**Poinciana**  
**Community Development District**  
**Combined Balance Sheet**  
**November 30, 2021**

	<i>General Fund</i>	<i>Debt Service Fund</i>	<i>Totals Governmental Funds</i>
<b>Assets:</b>			
<b>Cash</b>			
Operating Account	\$ 885,318	\$ -	\$ 885,318
Money Market Account	\$ 53,085	\$ -	\$ 53,085
<b>Investments</b>			
<b>Series 2012A-1 &amp; A-2</b>			
Reserve A-1	\$ -	\$ 535,748	\$ 535,748
Reserve A-2	\$ -	\$ 322,618	\$ 322,618
Revenue	\$ -	\$ 22,747	\$ 22,747
Redemption A-1	\$ -	\$ 3,799	\$ 3,799
Redemption A-2	\$ -	\$ 5,627	\$ 5,627
General Redemption	\$ -	\$ 38,210	\$ 38,210
Due from General Fund	\$ -	\$ 304,222	\$ 304,222
<b>Total Assets</b>	<b>\$ 942,565</b>	<b>\$ 1,232,971</b>	<b>\$ 2,175,536</b>
<b>Liabilities:</b>			
Accounts Payable	\$ 17,492	\$ -	\$ 17,492
Due to Debt Service	\$ 304,222	\$ -	\$ 304,222
<b>Total Liabilities</b>	<b>\$ 321,714</b>	<b>\$ -</b>	<b>\$ 321,714</b>
<b>Fund Balance:</b>			
<b>Restricted for:</b>			
Debt Service	\$ -	\$ 1,232,971	\$ 1,232,971
Unassigned	\$ 620,851	\$ -	\$ 620,851
<b>Total Fund Balances</b>	<b>\$ 620,851</b>	<b>\$ 1,232,971</b>	<b>\$ 1,853,822</b>
<b>Total Liabilities &amp; Fund Balance</b>	<b>\$ 942,565</b>	<b>\$ 1,232,971</b>	<b>\$ 2,175,536</b>

**Poinciana**  
**Community Development District**  
**General Fund**  
**Statement of Revenues, Expenditures, and Changes in Fund Balance**  
**For The Period Ending November 30, 2021**

	Adopted Budget	Prorated Budget Thru 11/30/21	Actual Thru 11/30/21	Variance
<b>Revenues:</b>				
Assessments - Tax Roll	\$ 634,649	\$ 98,932	\$ 98,932	\$ -
Assessments - Direct Bill	\$ 61,103	\$ 30,552	\$ 30,552	\$ -
Interest	\$ 2,000	\$ 333	\$ 19	\$ (314)
<b>Total Revenues</b>	<b>\$ 697,752</b>	<b>\$ 129,816</b>	<b>\$ 129,502</b>	<b>\$ (314)</b>
<b>Expenditures:</b>				
<b><u>General &amp; Administrative:</u></b>				
Supervisors Fees	\$ 12,000	\$ 2,000	\$ 800	\$ 1,200
FICA Expense	\$ 918	\$ 153	\$ 61	\$ 92
Engineering	\$ 20,000	\$ 3,333	\$ 2,130	\$ 1,203
Attorney	\$ 30,000	\$ 5,000	\$ 5,012	\$ (12)
Arbitrage	\$ 450	\$ -	\$ -	\$ -
Dissemination	\$ 5,500	\$ 917	\$ 1,033	\$ (117)
Annual Audit	\$ 3,400	\$ -	\$ -	\$ -
Trustee Fees	\$ 7,033	\$ -	\$ -	\$ -
Assessment Administration	\$ 5,000	\$ 5,000	\$ 5,000	\$ -
Management Fees	\$ 46,350	\$ 7,725	\$ 7,725	\$ -
Information Technology	\$ 1,125	\$ 188	\$ 188	\$ -
Website Maintenance	\$ 750	\$ 125	\$ 125	\$ -
Telephone	\$ 100	\$ 17	\$ -	\$ 17
Postage	\$ 2,600	\$ 433	\$ 439	\$ (6)
Printing & Binding	\$ 2,000	\$ 333	\$ 151	\$ 182
Insurance	\$ 7,000	\$ 7,000	\$ 6,521	\$ 479
Legal Advertising	\$ 5,500	\$ 917	\$ 762	\$ 155
Other Current Charges	\$ 2,400	\$ 400	\$ 686	\$ (286)
Office Supplies	\$ 400	\$ 67	\$ 30	\$ 36
Property Appraiser	\$ 7,000	\$ -	\$ -	\$ -
Dues, Licenses & Subscriptions	\$ 175	\$ 175	\$ 175	\$ -
<b>Total General &amp; Administrative:</b>	<b>\$ 159,701</b>	<b>\$ 33,782</b>	<b>\$ 30,838</b>	<b>\$ 2,944</b>

**Poinciana**  
**Community Development District**  
**General Fund**  
**Statement of Revenues, Expenditures, and Changes in Fund Balance**  
**For The Period Ending November 30, 2021**

	Adopted Budget	Prorated Budget Thru 11/30/21	Actual Thru 11/30/21	Variance
<b><i>Operations &amp; Maintenance</i></b>				
Field Services	\$ 10,300	\$ 1,717	\$ 1,717	\$ 0
Property Insurance	\$ 8,500	\$ 8,500	\$ 7,948	\$ 552
Electric	\$ 2,000	\$ 333	\$ 467	\$ (133)
Landscape Maintenance	\$ 160,115	\$ 26,686	\$ 24,659	\$ 2,027
Aquatic Control Maintenance	\$ 117,760	\$ 19,627	\$ 17,492	\$ 2,135
Aquatic Midge Management	\$ 160,000	\$ 26,667	\$ 25,670	\$ 997
R&M - Mulch	\$ 3,500	\$ 583	\$ -	\$ 583
R&M - Plant Replacement	\$ 3,500	\$ 583	\$ -	\$ 583
R&M - Aerators	\$ 3,500	\$ 583	\$ -	\$ 583
Storm Structure Repairs	\$ 50,000	\$ 8,333	\$ -	\$ 8,333
Contingency	\$ 18,876	\$ 3,146	\$ 2,515	\$ 631
<b>Total Operations &amp; Maintenance:</b>	<b>\$ 538,051</b>	<b>\$ 96,759</b>	<b>\$ 80,467</b>	<b>\$ 16,291</b>
<b>Total Expenditures</b>	<b>\$ 697,752</b>	<b>\$ 130,541</b>	<b>\$ 111,305</b>	<b>\$ 19,235</b>
<b>Excess (Deficiency) of Revenues over Expenditures</b>	<b>\$ -</b>	<b>\$ (724)</b>	<b>\$ 18,197</b>	<b>\$ (19,549)</b>
<b>Fund Balance - Beginning</b>	<b>\$ -</b>		<b>\$ 602,654</b>	
<b>Fund Balance - Ending</b>	<b>\$ -</b>		<b>\$ 620,851</b>	

**Poinciana**  
**Community Development District**  
**Debt Service Fund - Series 2012A-1 & 2012 A-2**  
**Statement of Revenues, Expenditures, and Changes in Fund Balance**  
**For The Period Ending November 30, 2021**

	Adopted Budget	Prorated Budget Thru 11/30/21	Actual Thru 11/30/21	Variance
<b>Revenues:</b>				
Assessments - Tax Roll	\$ 1,461,832	\$ 228,248	\$ 228,248	\$ -
Assessments - Direct Bill	\$ 153,582	\$ 75,974	\$ 75,974	\$ -
Assessments - Prepayments	\$ -	\$ -	\$ 35,275	\$ 35,275
Interest	\$ -	\$ -	\$ 10	\$ 10
<b>Total Revenues</b>	<b>\$ 1,615,414</b>	<b>\$ 304,222</b>	<b>\$ 339,507</b>	<b>\$ 35,285</b>
<b>Expenditures:</b>				
Property Appraiser	\$ 15,500	\$ -	\$ -	\$ -
<b>Series 2012A-1</b>				
Interest - 11/1	\$ 175,963	\$ 175,963	\$ 175,963	\$ (0)
Special Call - 11/1	\$ -	\$ -	\$ 10,000	\$ (10,000)
Principal - 5/1	\$ 665,000	\$ -	\$ -	\$ -
Interest - 5/1	\$ 175,963	\$ -	\$ -	\$ -
<b>Series 2012A-2</b>				
Interest - 11/1	\$ 122,700	\$ 122,700	\$ 122,700	\$ -
Special Call - 11/1	\$ -	\$ -	\$ 5,000	\$ (5,000)
Principal - 5/1	\$ 310,000	\$ -	\$ -	\$ -
Interest - 5/1	\$ 122,700	\$ -	\$ -	\$ -
<b>Total Expenditures</b>	<b>\$ 1,587,825</b>	<b>\$ 298,663</b>	<b>\$ 313,663</b>	<b>\$ (15,000)</b>
<b>Excess (Deficiency) of Revenues over Expenditures</b>	<b>\$ 27,589</b>	<b>\$ 5,560</b>	<b>\$ 25,844</b>	<b>\$ 50,285</b>
<b>Fund Balance - Beginning</b>	<b>\$ 326,745</b>		<b>\$ 1,207,126</b>	
<b>Fund Balance - Ending</b>	<b>\$ 354,334</b>		<b>\$ 1,232,971</b>	



**Poinciana**  
Community Development District  
Month to Month

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
<b>Revenues:</b>													
Assessments - Tax Roll	\$ -	\$ 98,932	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 98,932
Assessments - Direct	\$ 30,552	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 30,552
Interest	\$ 9	\$ 10	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 19
<b>Total Revenues</b>	<b>\$ 30,561</b>	<b>\$ 98,942</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 129,502</b>
<b>Expenditures:</b>													
<b>General &amp; Administrative:</b>													
Supervisors Fees	\$ 800	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 800
FICA Expense	\$ 61	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 61
Engineering	\$ 2,130	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,130
Attorney	\$ 5,012	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,012
Arbitrage	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Dissemination	\$ 617	\$ 417	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,033
Annual Audit	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Trustee Fees	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Assessment Administration	\$ 5,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,000
Management Fees	\$ 3,863	\$ 3,863	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 7,725
Information Technology	\$ 94	\$ 94	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 188
Website Maintenance	\$ 63	\$ 63	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 125
Telephone	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Postage	\$ 223	\$ 216	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 439
Printing & Binding	\$ 82	\$ 69	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 151
Insurance	\$ 6,521	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 6,521
Legal Advertising	\$ 762	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 762
Other Current Charges	\$ 421	\$ 265	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 686
Office Supplies	\$ 15	\$ 15	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 30
Property Appraiser	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Dues, Licenses & Subscriptions	\$ 175	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 175
<b>Total General &amp; Administrative:</b>	<b>\$ 25,838</b>	<b>\$ 5,001</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 30,838</b>

**Poinciana**  
Community Development District  
Month to Month

<i>Operation and Maintenance</i>	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Field Services	\$ 958	\$ 858	-	-	-	-	-	-	-	-	-	-	1,717
Property Insurance	\$ 7,948	\$ -	-	-	-	-	-	-	-	-	-	-	7,948
Electric	\$ 251	\$ 215	-	-	-	-	-	-	-	-	-	-	467
Landscape Maintenance	\$ 12,330	\$ 12,330	-	-	-	-	-	-	-	-	-	-	24,659
Aquatic Control Maintenance	\$ 8,746	\$ 8,746	-	-	-	-	-	-	-	-	-	-	17,492
Aquatic Midge Management	\$ 12,835	\$ 12,835	-	-	-	-	-	-	-	-	-	-	25,670
R&M - Mulch	\$ -	\$ -	-	-	-	-	-	-	-	-	-	-	-
R&M - Plant Replacement	\$ -	\$ -	-	-	-	-	-	-	-	-	-	-	-
R&M - Aerators	\$ -	\$ -	-	-	-	-	-	-	-	-	-	-	-
Storm Structure Repairs	\$ -	\$ -	-	-	-	-	-	-	-	-	-	-	-
Contingency	\$ 413	\$ 2,103	-	-	-	-	-	-	-	-	-	-	2,515
<b>Total Operations &amp; Maintenance:</b>	<b>\$ 43,381</b>	<b>\$ 37,086</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 80,467</b>
<b>Total Expenditures</b>	<b>\$ 69,218</b>	<b>\$ 42,087</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 111,305</b>
<b>Excess (Deficiency) of Revenues over Expenditures</b>	<b>\$ (38,658)</b>	<b>\$ 56,855</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 18,197</b>
<b>Other Financing Sources/(Uses):</b>													
Transfer In/(Out)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
<b>Total Other Financing Sources/(Uses)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>
<b>Net Change in Fund Balance</b>	<b>\$ (38,658)</b>	<b>\$ 56,855</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 18,197</b>

**Poinciana**  
**Community Development District**  
**Special Assessment Receipts**  
**Fiscal Year 2022**

**MAINTENANCE ASSESSMENTS**

Gross Assessments \$ 674,421.94  
 Certified Net Assessments \$ 627,212.40  
 100.00%

Gross Assessments						Net Assessments	
Date	Check Number	Received	Discounts/Penalties	Commissions Paid	Interest Income	Received	General Fund
11/18/21	ACH	\$1,104.24	(\$44.16)	(\$21.20)	\$0.00	\$1,038.88	\$1,038.88
11/19/21	ACH	\$42,881.32	(\$1,714.88)	(\$823.33)	\$0.00	\$40,343.11	\$40,343.11
11/24/21	ACH	\$10,690.47	(\$553.39)	(\$202.74)	\$0.00	\$9,934.34	\$9,934.34
11/30/21	ACH	\$50,611.00	(\$2,024.00)	(\$971.74)	\$0.00	\$47,615.26	\$47,615.26
Total Collected		\$ 105,287.03	\$ (4,336.43)	\$ (2,019.01)	\$ -	\$ 98,931.59	\$ 98,931.59
Percentage Collected							16%

**DEBT SERVICE ASSESSMENTS**

Gross Assessments \$ 1,554,265.77  
 Certified Net Assessments \$ 1,445,467.17  
 100%

		Gross Assessments				Net Assessments	
Date	Check Number	Received	Discounts/Penalties	Commissions Paid	Interest Income	Received	Debt Service Fund
11/18/21	ACH	\$2,209.86	(\$88.39)	(\$42.43)	\$0.00	\$2,079.04	\$2,079.04
11/19/21	ACH	\$97,214.23	(\$3,888.36)	(\$1,866.52)	\$0.00	\$91,459.35	\$91,459.35
11/24/21	ACH	\$25,274.81	(\$1,308.20)	(\$479.33)	\$0.00	\$23,487.28	\$23,487.28
11/30/21	ACH	\$118,221.02	(\$4,728.59)	(\$2,269.85)	\$0.00	\$111,222.58	\$111,222.58
Total Collected		\$ 242,919.92	\$ (10,013.54)	\$ (4,658.13)	\$ -	\$ 228,248.25	\$ 228,248.25
Percentage Collected							16%

**DIRECT BILL ASSESSMENTS**

Taylor Morrison 2022-01		Net Assessments					
		\$ 213,050.82		\$ 61,103.12		\$ 151,947.70	
Date Received	Due Date	Check Number	Net Assessed	Amount Received	General Fund	Series 2012 Debt Service Fund	
10/22/21	11/1/21	16000-00076272	\$106,525.41	\$106,525.41	\$30,551.56	\$75,973.85	
	2/1/22		\$53,262.71				
	5/1/22		\$53,262.71				
		<b>\$ 213,050.83</b>		<b>\$ 106,525.41</b>	<b>\$ 30,551.56</b>	<b>\$ 75,973.85</b>	

# SECTION D

# SECTION 1

# Poinciana Community Development District



December 15, 2021  
Clayton Smith - Field Services Manager  
GMS



# Completed

## Tunnel – Restriping



✚ We received several complaints regarding the striping of the tunnels.

✚ The striping was faded and indistinguishable.

✚ An FDOT rated yellow paint with glass reflective powder was used to restripe both tunnels.

# In Progress

## Pond Level – B-15



Pond B-15 has risen in water level to a level comparable to those in the same area and network.



Staff will continue to monitor the status of this pond but there appears to be no further issue.





# In Progress

## Site Wide Fish Stocking Plan

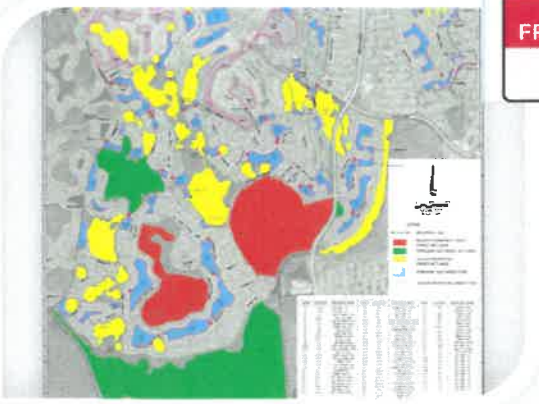
- Assessing the property for a pond fish stocking plan.
- 1000 gambusia and 500 shrimp per acre.
- Calculating acreage for total fish. To be stocked and priority ponds.



## Pond Bank Awareness Signage



- Addition of signage to pond banks.
- Materials to be supplied by the developer with CDD to install. Signs will be installed when signage is provided.
- 30 signs identified by the insurance company.



# Other

## Aerator Upgrade



- ✚ Looking into options for upgrade solar systems.
- ✚ Manufacturer has heavily upgraded these systems since we purchased them.
- ✚ Many of the components can be reused with the cabinet being replaced.
- ✚ Working with manufacturer on options.

# Conclusion

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

Respectfully,  
Clayton Smith



## PCDD Monthly Treatment Report

Date between : 11/01/2021 and 11/30/2021

Customer Site ID	Treatment Date	Condition/Weeds Treated
A-1	11/17/21	Shoreline Grasses
A-2	11/8/21	Clean
A-3	11/3/21	Clean
A-4	11/3/21	Clean
A-5	11/3/21	Clean
A-6	11/3/21	Shoreline Grasses
A-7	11/3/21	Clean
A-8	11/18/21	Filamentous
A-8	11/18/21	Spike Rush
A-9	11/29/21	Clean
A-10A	11/29/21	Clean
A-10B	11/29/21	Clean
A-11	11/29/21	Clean
A-12	11/29/21	Clean
A-13	11/29/21	Clean
A-20	11/9/21	Clean
A-21	11/9/21	Clean
A-22	11/9/21	Clean
B-1	11/29/21	Clean
B-1	11/3/21	Hydrilla
B-5	11/17/21	Shoreline Grasses
B-6	11/29/21	Clean
B-11	11/9/21	Clean
B-15	11/3/21	Clean
B-16	11/3/21	Clean
C-1	11/3/21	Hydrilla
C-1	11/30/21	Shoreline Grasses
C-2	11/29/21	Clean
C-3	11/30/21	Shoreline Grasses
C-6A	11/9/21	Clean
C-6B	11/9/21	Clean
C-8	11/3/21	Clean
C-9	11/29/21	Clean
C-10	11/29/21	Clean
C-11	11/9/21	Clean
C-12	11/29/21	Clean
C-13	11/18/21	Filamentous
C-13	11/18/21	Naiad
C-14	11/3/21	Shoreline Grasses
C-15	11/3/21	Clean
C-16	11/3/21	Clean
C-17	11/30/21	Clean
C-18	11/3/21	Clean
C-19	11/29/21	Clean
C-20	11/18/21	Clean

D-1	11/3/21	Clean
D-2	11/3/21	Clean
D-3	11/3/21	Clean
D-4	11/3/21	Clean
D-5	11/29/21	Clean
D-6	11/29/21	Clean
D-7	11/29/21	Clean
D-8	11/29/21	Clean
D-9	11/29/21	Clean
D-10	11/3/21	Clean
D-11	11/3/21	Clean
E-1	11/3/21	Shoreline Grasses
E-2	11/3/21	Shoreline Grasses
E-3	11/17/21	Shoreline Grasses
E-5	11/17/21	Clean
E-6	11/17/21	Clean
E-8	11/17/21	Clean
E-11	11/30/21	Clean
E-18	11/17/21	Clean
E-19	11/17/21	Clean
E-21	11/17/21	Clean
E-31	11/17/21	Clean
F-7	11/30/21	Shoreline Grasses



Run By: cchallacombe

## PCDD All Services By Customer Summary

Page 1 of 1  
Monday, December 06, 2021  
10:14:31 AM

Poinciana Community Development Dist (S07800)

Filter Date between 11/01/2021 and 11/30/2021

Customer	Work Type	Service Item	Service Item Description	Start Date	End Date	Used Quantity	Unit Of Measure
S07800 - Poinciana Community Development	Municipal Back	KIS1769 - Midge BP Abate Pellets		11/19/2021	11/19/2021	5.50	acr
S07800 - Poinciana Community Development	Night Truck	KIS2827 - Biomist 4+4 Truck ULV		11/01/2021	11/01/2021	10.50	mi
S07800 - Poinciana Community Development	Night Truck	KIS2715 - Biomist 4+4 ATV/ULV		11/04/2021	11/04/2021	1.80	mi
S07800 - Poinciana Community Development	Night Truck	KIS2827 - Biomist 4+4 Truck ULV		11/09/2021	11/09/2021	10.50	mi
S07800 - Poinciana Community Development	Night Truck	KIS2715 - Biomist 4+4 ATV/ULV		11/11/2021	11/11/2021	9.30	mi
S07800 - Poinciana Community Development	Night Truck	KIS2827 - Biomist 4+4 Truck ULV		11/15/2021	11/15/2021	10.80	mi
S07800 - Poinciana Community Development	Night Truck	KIS2715 - Biomist 4+4 ATV/ULV		11/18/2021	11/18/2021	4.80	mi
S07800 - Poinciana Community Development	Night Truck	KIS2827 - Biomist 4+4 Truck ULV		11/22/2021	11/22/2021	10.80	mi
S07800 - Poinciana Community Development	Night Truck	KIS2715 - Biomist 4+4 ATV/ULV		11/23/2021	11/23/2021	9.40	mi
S07800 - Poinciana Community Development	Night Truck	KIS2827 - Biomist 4+4 Truck ULV		11/29/2021	11/29/2021	10.30	mi
						78.20	

## SECTION 2

## Customer Complaint Log Poinciana CDD

Date	Resident	Address	Pond	Complaint	Assigned To	Resolution	Date Resolved
11/12/21	Jeffrey Lehman	178 Vestrella Dr	P-9	Midge Control	Rudy Bautista	Sent to Avatar	11/12/21
12/3/21	Jeffrey Lehman	178 Vestrella Dr	P-9	Midge Control	Rudy Bautista	Sent to Avatar	12/3/21