



Rizzetta & Company

# **Trevesta Community Development District**

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## **Board of Supervisors' Meeting May 12, 2022**

**District Office:  
9530 Marketplace Road, Suite 206  
Fort Myers, Florida 33912  
(239) 936-0913**

**[www.trevestacdd.org](http://www.trevestacdd.org)**

# **TREVESTA COMMUNITY DEVELOPMENT DISTRICT**

Trevesta Clubhouse, 6210 Trevesta Place, Palmetto, Florida 34221

<b>Board of Supervisors</b>	Michael Stephens	Chairman
	Jim Harvey	Vice Chairman
	Lauren Schrandt	Assistant Secretary
	Paul Martin	Assistant Secretary
	Vacant	Assistant Secretary
<b>District Manager</b>	Taylor Nielsen	Rizzetta & Company, Inc.
<b>District Counsel</b>	Jere Earlywine	KE Law
<b>District Engineer</b>	Matt Morris	Morris Engineering

**All cellular phones must be placed on mute while in the meeting room.**

The Audience Comment portion of the agenda is where individuals may make comments on matters that concern the District. Individuals are limited to a total of three (3) minutes to make comments during this time.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting/hearing/workshop is asked to advise the District Office at least forty-eight (48) hours before the meeting/hearing/workshop by contacting the District Manager at (239) 936-0913. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) 1-800-955-8770 (Voice), who can aid you in contacting the District Office.

A person who decides to appeal any decision made at the meeting/hearing/workshop with respect to any matter considered at the meeting/hearing/workshop is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made including the testimony and evidence upon which the appeal is to be based.

**TREVESTA COMMUNITY DEVELOPMENT DISTRICT**  
**DISTRICT OFFICE • 9428 CAMDEN FIELD PARKWAY • RIVERVIEW, FLORIDA 33578**  
[WWW.TREVESTACDD.ORG](http://WWW.TREVESTACDD.ORG)

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May 4, 2022

Board of Supervisors  
**Trevesta Community  
Development District**

**AGENDA**

Dear Board Members:

The regular meeting of the Board of Supervisors of Trevesta Community Development District will be held on **Thursday, May 12, 2022 at 9:15 a.m.** at the Trevesta Clubhouse located at 6120 Trevesta Place, Palmetto, Florida 34221. The following is the tentative agenda for this meeting:

- 1. CALL TO ORDER/ROLL CALL**
- 2. PUBLIC COMMENT**
- 3. BUSINESS ADMINISTRATION**
  - A. Consideration of the Minutes of the Board of Supervisors' Meeting held on February 3, 2022.....Tab 1
  - B. Consideration of the Operations and Maintenance Expenditures for the Months of January, February and March 2022.....Tab 2
- 4. BUSINESS ITEMS**
  - A. Presentation of Proposed Budget for Fiscal Year 2022/2023
    1. Consideration of Resolution 2022-04, Approving Proposed Budget & Setting Public Hearing.....Tab 3
  - B. Consideration of Resolution 2022-05, Instructing Supervisor of Elections .....Tab 4  
to Conduct General Election
  - C. Consideration of Resolution 2022-06, Designating Date, Time & Place of Landowners' Election .....Tab 5
  - D. Ratification of Wildlife Management Services Contract.....Tab 6
  - E. Ratification of Phase 3C-3D Utilities & Stormwater Improvements Work Product .....Tab 7
- 5. STAFF REPORTS**
  - A. Landscape Inspection Report & Responses.....Tab 8
  - B. District Counsel
  - C. District Engineer
  - D. District Manager
    1. Review of District Manager Report.....Tab 9
- 6. SUPERVISOR REQUESTS**
- 7. ADJOURNMENT**

We look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to contact me at (813) 533-2950.

Very truly yours,

*Taylor Nielsen*

Taylor Nielsen  
District Manager

cc: Jere Earlywine, KE Law Group

## MINUTES OF MEETING

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

## TREVESTA COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of Trevesta Community Development District was held on **Thursday, February 3, 2022 at 9:45 a.m.** at the Trevesta Clubhouse located at 6210 Trevesta Place, Palmetto, Florida 34221.

Present and constituting a quorum were:

Michael Stephens	<b>Board Supervisor, Chairman</b>
Lauren Schrandt	<b>Board Supervisor, Assistant Secretary</b>
Paul Martin	<b>Board Supervisor, Assistant Secretary</b>

Also present were:

Taylor Nielsen	<b>District Manager, Rizzetta &amp; Company, Inc.</b>
Matthew Huber	<b>Regional Manager, Rizzetta &amp; Company, Inc.</b>
Jere Earlywine	<b>District Counsel, KE Law Group (via phone)</b>
Meredith Hammock	<b>Representative, KE Law Group</b>
John Toborg	<b>Field Service Manager, Rizzetta &amp; Company, Inc.</b>

### FIRST ORDER OF BUSINESS

#### Call to Order

Mr. Nielsen called the meeting to order and conducted the roll call.

### SECOND ORDER OF BUSINESS

#### Public Comment

There were no audience comments.

### THIRD ORDER OF BUSINESS

#### Staff Reports

A. Field Manager Report  
Mr. Toborg presented his report to the Board.

The Board requested a spring mulch proposal be drafted for review, and the new open green spaces be added to the landscape maintenance scope as they will not be sold as lots.

B. District Counsel  
Mr. Earlywine stated he had no report.

C. District Engineer  
Not present. No report.

D. District Manager

Mr. Nielsen advised that the next meeting of the Board of Supervisors is scheduled for Thursday, May 5, 2021 at 9:15 a.m.

The Board approved to move the next scheduled meeting to May 12, 2022 at 9:15 a.m.

The Board requested the District Manager discuss trash near the entrances with the contractor on the parcels by the entrance. No action taken at this time for installation of trash cans.

The Board decided to not take action regarding any additional maintenance of Brazilian Pepper on the far side of Lake Trevesta, as it is not part of our maintenance scope.

1. Review of District Manager Report

Mr. Nielsen presented the District Manager Report to the Board.

**FOURTH ORDER OF BUSINESS**

**Consideration of the Minutes of the Board of Supervisors' Meeting held on November 4, 2021, Minutes of the 2<sup>nd</sup> Audit Committee Meeting held on November 4, 2021 and the O&M Expenditures for October, November & December 2021**

Mr. Nielsen presented the minutes of the Board of Supervisors' meeting held on November 4, 2021, the minutes of the 2<sup>nd</sup> Audit Committee Meeting held on November 4, 2021 and the O&M Expenditures for October, November and December 2021 and asked if there were any questions. There were none.

On a Motion by Mr. Stephens, seconded by Mr. Martin, with all in favor, the Board approved the Minutes of the Board of Supervisors' Meeting held on November 4, 2021, the Minutes of the 2<sup>nd</sup> Audit Committee Meeting held on November 4, 2021 and the Operations and Maintenance Expenditures for October 2021 in the amount of (\$11,558.79), November 2021 in the amount of (\$59,359.99) and December 2021 in the amount of (\$52,748.22), for the Trevesta Community Development District.

**FIFTH ORDER OF BUSINESS**

**Consideration of SunState  
Landscaping Enhancement Proposal**

Mr. Nielsen presented the SunState Landscaping Enhancement Proposal to the Board.

On a Motion by Mr. Martin, seconded by Mr. Stephens, with all in favor, the Board approved the SunState Landscaping Enhancement Proposal, for turf replacements at the entrance medians, for the Trevesta Community Development District.

**SIXTH ORDER OF BUSINESS**

**Ratification of EcoLogic Agreement  
for Environmental Services**

Mr. Nielsen presented the EcoLogic Agreement for Environmental Services to the Board.

On a Motion by Mr. Stephens, seconded by Mr. Martin, with all in favor, the Board ratified the EcoLogic Agreement for Environmental Services, for the Trevesta Community Development District.

**SEVENTH ORDER OF BUSINESS**

**Acceptance of Anthony Campano  
Resignation**

Mr. Nielsen presented Anthony Campano's resignation to the Board for acceptance.

On a Motion by Mr. Stephens, seconded by Mr. Martin, with all in favor, the Board approved the acceptance of Anthony Campano's resignation, and expects MI Homes to appoint a new Board member at the May meeting, for the Trevesta Community Development District.

**EIGHTH ORDER OF BUSINESS**

**Ratification of Non-Exclusive  
Perpetual Easement Agreement**

Mr. Nielsen presented the Non-Exclusive Perpetual Easement Agreement to the Board.

On a Motion by Mr. Martin, seconded by Mr. Stephens, with all in favor, the Board ratified the Non-Exclusive Perpetual Easement Agreement, for the Trevesta Community Development District.

**NINTH ORDER OF BUSINESS**

**Consideration of Amended and  
Restated Resolution 2022-02,  
Authorizing Chair to Execute Plats**

Mr. Nielsen presented the Amended and Restated Resolution 2022-02,  
Authorizing Chair to Execute Plats to the Board.

On a Motion by Mr. Martin, seconded by Mr. Stephens, with all in favor, the Board ratified the Amended and Restated Resolution 2022-02, Authorizing Chair to Execute Plats, for the Trevesta Community Development District.

**TENTH ORDER OF BUSINESS**

**Consideration of Amended and  
Restated Resolution 2022-03,  
Adopting Amended Prompt Payment  
Policies**

Mr. Nielsen presented the Amended and Restated Resolution 2022-03, Adopting  
Amended Prompt Payment Policies to the Board.

On a Motion by Mr. Martin, seconded by Mr. Stephens, with all in favor, the Board ratified the Amended and Restated Resolution 2022-03, Adopting Amended Prompt Payment Policies, for the Trevesta Community Development District.

**ELEVENTH ORDER OF BUSINESS**

**Supervisor Requests and Comments**

Mr. Nielsen asked if there were any Supervisor questions or comments. There were none.

**TWELFTH ORDER OF BUSINESS**

**Adjournment**

Mr. Nielsen stated there was no further business to come before the Board and asked for a motion to adjourn the meeting.

On a Motion by Mr. Martin, seconded by Mr. Stephens, with all in favor, the Board adjourned the meeting at 10:09 a.m., for the Trevesta Community Development District.

Secretary / Assistant Secretary

Chairman / Vice Chairman



# TREVESTA COMMUNITY DEVELOPMENT DISTRICT

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District Office · RIVERVIEW · Florida · 813-994-1001

Mailing Address – 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614

## **Operation and Maintenance Expenditures**

**January 2022**

**For Board Approval**

Attached please find the check register listing the Operation and Maintenance expenditures paid from January 1, 2022 through January 31, 2022. This does not include expenditures previously approved by the Board.

The total items being presented:           **\$76,855.04**

Approval of Expenditures:

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\_\_\_\_\_ Chairperson

\_\_\_\_\_ Vice Chairperson

\_\_\_\_\_ Assistant Secretary

## Trevesta Community Development District

### Paid Operation & Maintenance Expenditures

January 1, 2022 Through January 31, 2022

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Cardno, Inc.	000742	325068	Phase: 5821 - Preserve Maintenance 12/21	\$ 11,525.00
Morris Engineering and Consulting, LLC	000734	INV-2626	Engineering Services 12/21	\$ 1,350.00
Regions Bank	000735	98856	Trustee Fee S2018 12/21	\$ 3,500.00
Rizzetta & Company, Inc.	000736	INV0000064536	District Management Fees 01/22	\$ 4,958.67
Rizzetta & Company, Inc.	000743	INV0000064815	Annual Dissemination Fee FY 21/22	\$ 7,000.00
Solitude Lake Management	000737	PI-A00725275	Lake & Pond Maintenance 12/21-02/28/22	\$ 229.00
Solitude Lake Management	000744	PI-A00741187	Fountain Maintenance 01/22	\$ 346.00
Solitude Lake Management	000744	PI-A00741188	Lake & Pond Maintenance 01/22	\$ 1,621.00
Sun State Landscape Management, Inc.	000741	39345	Monthly Turf, Fert Maint. 2nd Entry Buffalo Rd to Wall 10/21	\$ 1,496.22
Sun State Landscape Management, Inc.	000738	40487	Monthly Maintenance 2nd Section Buffalo- 12/21	\$ 14,568.19
Sun State Landscape Management, Inc.	000738	40846	Monthly Turf, Fert Maint. 2nd Entry Buffalo Rd to Wall 12/21	\$ 1,976.13

## Trevesta Community Development District

### Paid Operation & Maintenance Expenditures

January 1, 2022 Through January 31, 2022

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Sun State Landscape Management, Inc.	000741	40907	Replaced Failing Anis With Viburnum Odors 12/21	\$ 4,164.00
Sun State Landscape Management, Inc.	000745	40961	Monthly Maintenance 2nd Section Buffalo- 01/22	\$ 14,568.19
Total Community Maintenance, LLC	000739	4231	Christmas Decor 12/21	\$ 464.00
Trevesta Irrigation LLC	000740	Dec-21	Phase 1A & 1B Common Area 12/21	\$ 4,433.44
Trevesta Irrigation LLC	000746	Jan-22	Phase 1A & 1B Common Area 01/22	<u>\$ 4,655.20</u>
<b>Report Total</b>				<u><b>\$ 76,855.04</b></u>

# TREVESTA COMMUNITY DEVELOPMENT DISTRICT

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District Office · Riverview · Florida · 813-994-1001

Mailing Address – 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614

## **Operation and Maintenance Expenditures February 2022 For Board Approval**

Attached please find the check register listing the Operation and Maintenance expenditures paid from February 1, 2022 through February 28, 2022. This does not include expenditures previously approved by the Board.

The total items being presented: **\$34,808.24**

Approval of Expenditures:

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\_\_\_\_\_ Chairperson

\_\_\_\_\_ Vice Chairperson

\_\_\_\_\_ Assistant Secretary

# Trevesta Community Development District

## Paid Operation & Maintenance Expenditures

February 1, 2022 Through February 28, 2022

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Peace River Electric Cooperative, Inc	000747	Monthly Summary 01/22	Monthly Electric Summary 01/22	\$ 3,252.76
Peace River Electric Cooperative, Inc	000750	Monthly Summary 02/22	Monthly Electric Summary 02/22	\$ 3,359.48
Rizzetta & Company, Inc.	000748	INV0000065375	District Management Fees 02/22	\$ 4,958.67
Solitude Lake Management	000751	PI-A00755570	Lake & Pond Maintenance 02/22	\$ 1,621.00
Sun State Landscape Management, Inc.	000749	41284	Irrigation Repairs 01/22	\$ 469.65
Sun State Landscape Management, Inc.	000749	41300	Irrigation Repairs 01/22	\$ 1,021.79
Sun State Landscape Management, Inc.	000752	41344	Irrigation Repairs 01/22	\$ 245.00
Sun State Landscape Management, Inc.	000752	41395	Monthly Maintenance 2nd Section Buffalo- 02/22	\$ 14,568.19
Sun State Landscape Management, Inc.	000752	41406	Monthly Turf, Fert Maint. 2nd Entry Buffalo Rd to Wall 02/22	\$ 656.50
Trevesta Irrigation LLC	000753	Feb-22	Phase 1A & 1B Common Area 02/22	<u>\$ 4,655.20</u>
<b>Report Total</b>				<u><b>\$ 34,808.24</b></u>

# TREVESTA COMMUNITY DEVELOPMENT DISTRICT

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District Office · Riverview · Florida · 813-994-1001

Mailing Address – 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614

## **Operation and Maintenance Expenditures March 2022 For Board Approval**

Attached please find the check register listing the Operation and Maintenance expenditures paid from March 1, 2022 through March 31, 2022. This does not include expenditures previously approved by the Board.

The total items being presented: **\$50,402.26**

Approval of Expenditures:

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\_\_\_\_\_ Chairperson

\_\_\_\_\_ Vice Chairperson

\_\_\_\_\_ Assistant Secretary

# Trevesta Community Development District

## Paid Operation & Maintenance Expenditures

March 1, 2022 Through March 31, 2022

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
KE Law Group, PLLC	754	1436	Legal Services 01/22	\$ 3,657.75
Pork Dorks, Inc.	757	8441	Wild Hog Removal 03/22	\$ 1,250.00
Rizzetta & Company, Inc.	755	INV0000066291	District Management Fees 03/22	\$ 4,958.67
Solitude Lake Management	758	PI-A00773487	Lake & Pond Maintenance 03/22 Through 5/22	\$ 245.03
Solitude Lake Management	758	PI-A00773488	Lake & Pond Maintenance 03/22	\$ 1,734.47
Sun State Landscape Management, Inc.	756	41619	Installed Muhly Grass, Installed Pine Bark 02/22	\$ 960.00
Sun State Landscape Management, Inc.	756	41776	Irrigation Repairs 02/22	\$ 1,636.35
Sun State Landscape Management, Inc.	759	41867	Monthly Maintenance 2nd Section Buffalo- 03/22	\$ 14,568.19
Sun State Landscape Management, Inc.	759	42002	Install Pine Bark Nuggets 03/22	\$ 10,885.00
Sun State Landscape Management, Inc.	759	42003	Trim Plants 03/22	\$ 2,000.00
Sun State Landscape Management, Inc.	759	42021	Palm Removal 03/22	\$ 1,470.00

## Trevesta Community Development District

### Paid Operation & Maintenance Expenditures

March 1, 2022 Through March 31, 2022

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Sun State Landscape Management, Inc.	759	42037	Irrigation Repairs 03/22	\$ 160.65
Sun State Landscape Management, Inc.	759	42056	Installation of St. Augustine 03/22	\$ 1,800.00
Sun State Landscape Management, Inc.	759	42152	Irrigation Repairs 03/22	\$ 420.95
Trevesta Irrigation LLC	760	44642	Phase 1A & 1B Common Area 03/22	<u>\$ 4,655.20</u>
Report Total				<u><u>\$ 50,402.26</u></u>



**RESOLUTION 2022-04**

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE TREVESTA COMMUNITY DEVELOPMENT DISTRICT APPROVING PROPOSED BUDGET(S) FOR FISCAL YEAR 2022/2023 AND SETTING A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW; ADDRESSING TRANSMITTAL, POSTING AND PUBLICATION REQUIREMENTS; ADDRESSING SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.**

**WHEREAS**, the District Manager has heretofore prepared and submitted to the Board of Supervisors ("**Board**") of the Trevesta Community Development District ("**District**") prior to June 15, 2022, proposed budget(s) ("**Proposed Budget**") for the fiscal year beginning October 1, 2022 and ending September 30, 2023 ("**Fiscal Year 2022/2023**"); and

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

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

1. **PROPOSED BUDGET APPROVED.** The Proposed Budget prepared by the District Manager for Fiscal Year 2022/2023 attached hereto as **Exhibit A** is hereby approved as the basis for conducting a public hearing to adopt said Proposed Budget.

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

DATE: \_\_\_\_\_, 2022

HOUR: \_\_\_\_\_

LOCATION: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

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

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

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

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

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

**PASSED AND ADOPTED THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2022.**

ATTEST:

**TREVESTA COMMUNITY  
DEVELOPMENT DISTRICT**

\_\_\_\_\_  
Secretary

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



Rizzetta & Company

# Trevesta Community Development District

[www.TrevestaCDD.org](http://www.TrevestaCDD.org)

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**Proposed Budget  
for  
Fiscal Year 2022-2023**

## TABLE OF CONTENTS

	<u>Page</u>
<b>General Fund Budget for Fiscal Year 2022-2023</b>	<b>1</b>
<b>Debt Service Fund Budget for Fiscal Year 2022-2023</b>	<b>2</b>
<b>Assessments Charts for Fiscal Year 2022-2023</b>	<b>3</b>
<b>General Fund Budget Account Category Descriptions</b>	<b>6</b>
<b>Reserve Fund Budget Account Category Descriptions</b>	<b>13</b>
<b>Debt Service Fund Budget Account Category Descriptions</b>	<b>14</b>

**Proposed Budget**  
**Trevesta Community Development District**  
**General Fund**  
**Fiscal Year 2022/2023**

Chart of Accounts Classification	Actual YTD through 03/31/22	Projected Annual Totals 2021/2022	Annual Budget for 2021/2022	Projected Budget variance for 2021/2022	Budget for 2022/2023	Budget Increase (Decrease) vs 2021/2022	Comments
<b>REVENUES</b>							
Special Assessments							
Tax Roll*	\$ 449,229	\$ 449,229	\$ 641,274	\$ (192,045)	\$ 718,965	\$ 77,691	
Off Roll	\$ 246,121	\$ 246,121	\$ 51,450	\$ 194,671	\$ -	\$ (51,450)	
<b>TOTAL REVENUES</b>	<b>\$ 695,350</b>	<b>\$ 695,350</b>	<b>\$ 692,724</b>	<b>\$ 2,626</b>	<b>\$ 718,965</b>	<b>\$ 26,241</b>	
<b>TOTAL REVENUES AND BALANCE FORWARD</b>	<b>\$ 695,350</b>	<b>\$ 695,350</b>	<b>\$ 692,724</b>	<b>\$ 2,626</b>	<b>\$ 718,965</b>	<b>\$ 26,241</b>	
<b>*Allocation of assessments between the Tax Roll and Off Roll are estimates only and subject to change prior to certification.</b>							
<b>EXPENDITURES - ADMINISTRATIVE</b>							
Legislative							
Supervisor Fees	\$ -	\$ -	\$ 1,000	\$ -	\$ 3,000	\$ 2,000	2 gen election seats
Financial & Administrative							
Administrative Services	\$ 2,363	\$ 4,728	\$ 4,728	\$ -	\$ 4,917	\$ 189	contract price
District Management	\$ 11,236	\$ 22,483	\$ 22,483	\$ -	\$ 23,382	\$ 899	contract price
District Engineer	\$ 5,175	\$ 10,350	\$ 15,000	\$ 4,650	\$ 15,000	\$ -	\$21,150 spent last FY
Disclosure Report	\$ 7,000	\$ 7,000	\$ 7,000	\$ -	\$ 7,000	\$ -	contract price
Trustees Fees	\$ 7,000	\$ 7,000	\$ 5,250	\$ (1,750)	\$ 7,000	\$ 1,750	contract price
Assessment Roll	\$ 5,253	\$ 5,253	\$ 5,253	\$ -	\$ 5,463	\$ 210	contract price
Financial & Revenue Collections	\$ 1,890	\$ 3,782	\$ 3,782	\$ -	\$ 3,933	\$ 151	contract price
Accounting Services	\$ 9,451	\$ 18,911	\$ 18,911	\$ -	\$ 19,667	\$ 756	contract price
Auditing Services	\$ -	\$ 5,000	\$ 5,000	\$ -	\$ 4,000	\$ (1,000)	\$4,000 for 22/23/24/25
Arbitrage Rebate Calculation	\$ -	\$ -	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	contract price
Public Officials Liability Insurance	\$ 2,577	\$ 2,577	\$ 2,699	\$ 122	\$ 3,092	\$ 393	FY22-23 proposal
Legal Advertising	\$ 257	\$ 514	\$ 3,000	\$ 2,486	\$ 2,000	\$ (1,000)	\$1,456 spent last FY
Dues, Licenses & Fees	\$ 175	\$ 175	\$ 175	\$ -	\$ 175	\$ -	\$175 spent last FY
Website Hosting, Maintenance, Backup (and Email)	\$ 2,138	\$ 2,753	\$ 2,753	\$ -	\$ 2,753	\$ -	contract price
Legal Counsel							
District Counsel	\$ 7,908	\$ 15,816	\$ 18,000	\$ 2,184	\$ 18,000	\$ -	\$17,862 spent last FY
<b>Administrative Subtotal</b>	<b>\$ 62,423</b>	<b>\$ 106,342</b>	<b>\$ 116,034</b>	<b>\$ 8,692</b>	<b>\$ 120,382</b>	<b>\$ 4,348</b>	
<b>EXPENDITURES - FIELD OPERATIONS</b>							
Electric Utility Services							
Utility Services	\$ 16,814	\$ 33,628	\$ 35,000	\$ 1,372	\$ 35,000	\$ -	\$28,863 spent last FY
Street Lights	\$ 10,467	\$ 20,934	\$ 9,000	\$ (11,934)	\$ 20,000	\$ 11,000	replace to LED
Water/Sewer Combination Services							
Utility Irrigation	\$ 27,266	\$ 54,532	\$ 55,000	\$ 468	\$ 58,000	\$ 3,000	3% increase
Stormwater Control							
Fountain Maintenance	\$ 1,367	\$ 2,734	\$ 4,152	\$ -	\$ 5,000	\$ 848	\$3,301 spent last FY
Lake/Pond Bank Maintenance	\$ 15,516	\$ 31,032	\$ 50,000	\$ 18,968	\$ 35,000	\$ (15,000)	\$20,993 spent last FY
Lake Maintenance - Midge Control	\$ -	\$ -	\$ 20,000	\$ -	\$ 20,000	\$ -	\$825 spent last FY
Preserve/Wetland Monitoring & Maintenance	\$ 43,190	\$ 86,380	\$ 61,400	\$ (24,980)	\$ 113,240	\$ 51,840	contract price
Stormwater Inspections and Maintenance	\$ -	\$ -	\$ -	\$ -	\$ 8,000	\$ 8,000	
Other Physical Environment							
General Liability Insurance	\$ 3,108	\$ 3,108	\$ 3,256	\$ 148	\$ 3,730	\$ 474	FY22-23 proposal
Property Insurance	\$ 7,078	\$ 7,078	\$ 7,414	\$ 336	\$ 8,494	\$ 1,080	FY22-23 proposal
Walls and Monuments Repairs and Maintenance	\$ -	\$ -	\$ -	\$ -	\$ 10,000	\$ 10,000	
Pressure Washing	\$ -	\$ -	\$ 10,000	\$ 10,000	\$ 10,000	\$ -	\$0 spent last FY
Landscape Maintenance	\$ 91,077	\$ 182,154	\$ 248,068	\$ 65,914	\$ 178,719	\$ (69,349)	contract price
Landscape Replacements	\$ 18,519	\$ 37,038	\$ 15,000	\$ (22,038)	\$ 25,000	\$ 10,000	\$2,476 spent last FY
Landscape Mulch	\$ -	\$ -	\$ -	\$ -	\$ 30,000	\$ 30,000	
Field Services	\$ 4,212	\$ 8,400	\$ 8,400	\$ -	\$ 8,400	\$ -	contract price
Contingency							
Misc. Contingency	\$ 6,251	\$ 12,502	\$ 50,000	\$ 37,498	\$ 30,000	\$ (20,000)	\$2,100 spent last FY
<b>Field Operations Subtotal</b>	<b>\$ 244,865</b>	<b>\$ 467,018</b>	<b>\$ 576,690</b>	<b>\$ 38,254</b>	<b>\$ 598,583</b>	<b>\$ 21,893</b>	
<b>TOTAL EXPENDITURES</b>	<b>\$ 307,288</b>	<b>\$ 573,360</b>	<b>\$ 692,724</b>	<b>\$ 46,946</b>	<b>\$ 718,965</b>	<b>\$ 26,241</b>	
<b>EXCESS OF REVENUES OVER EXPENDITURES</b>	<b>\$ 388,062</b>	<b>\$ 121,990</b>	<b>\$ -</b>	<b>\$ 49,572</b>	<b>\$ -</b>	<b>\$ -</b>	

**Trevesta Community Development District**  
**Debt Service**  
**Fiscal Year 2022/2023**

Chart of Accounts Classification	Series 2016A-1	Series 2018	Series 2020	Budget for 2022/2023
<b>REVENUES</b>				
Special Assessments				
Net Special Assessments <sup>(1)</sup>	\$349,199.96	\$268,099.51	\$328,865.21	\$946,164.68
<b>TOTAL REVENUES</b>	<b>\$349,199.96</b>	<b>\$268,099.51</b>	<b>\$328,865.21</b>	<b>\$946,164.68</b>
<b>EXPENDITURES</b>				
<b>Administrative</b>				
Financial & Administrative				
Debt Service Obligation	\$349,199.96	\$268,099.51	\$328,865.21	\$946,164.68
<b>Administrative Subtotal</b>	<b>\$349,199.96</b>	<b>\$268,099.51</b>	<b>\$328,865.21</b>	<b>\$946,164.68</b>
<b>TOTAL EXPENDITURES</b>	<b>\$349,199.96</b>	<b>\$268,099.51</b>	<b>\$328,865.21</b>	<b>\$946,164.68</b>
<b>EXCESS OF REVENUES OVER EXPENDITURES</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>

Manatee County Collection Costs (3%) and Early Payment Discounts (4%):

7.0%

**Gross assessments:**

**\$1,016,070.32**

**Notes:**

Tax Roll Collection Costs (3%) and Early Payment Discounts (4%) are a total 7.0% of Tax Roll. Budgeted net of tax roll assessments. See Assessment Table.

<sup>(1)</sup> Maximum Annual Debt Service less Prepaid Assessments received.

**TREVESTA COMMUNITY DEVELOPMENT DISTRICT**

**FISCAL YEAR 2022/2023 O&M AND DEBT SERVICE ASSESSMENT SCHEDULE**

2022/2023 O&M Budget		\$718,965.00
Collection Cost @ 3%		\$23,192.42
Early Payment Discount @ 4%		\$30,923.23
2022/2023 Total:		<u>\$773,080.65</u>

2021/2022 O&M Budget	\$692,724.00
2022/2023 O&M Budget	\$718,965.00
Total Difference:	<u>\$26,241.00</u>

	<b>PER UNIT ANNUAL ASSESSMENT</b>		<b>Proposed Increase / Decrease</b>	
	<b>2021/2022</b>	<b>2022/2023</b>	<b>\$</b>	<b>%</b>
Series 2016A-1 Debt Service - Single Family 40' (A1A & A1B)	\$966.49	\$966.49	\$0.00	0.00%
Operations/Maintenance - Single Family 40' (A1A & A1B)	\$876.31	\$917.06	\$40.75	4.65%
<b>Total</b>	<b>\$1,842.80</b>	<b>\$1,883.55</b>	<b>\$40.75</b>	<b>2.21%</b>
Series 2016A-1 Debt Service - Single Family 50' (A1A & A1B)	\$1,073.88	\$1,073.88	\$0.00	0.00%
Operations/Maintenance - Single Family 50' (A1A & A1B)	\$876.31	\$917.06	\$40.75	4.65%
<b>Total</b>	<b>\$1,950.19</b>	<b>\$1,990.94</b>	<b>\$40.75</b>	<b>2.09%</b>
Series 2016A-1 Debt Service - Single Family 50' (C)	\$1,288.66	\$1,288.66	\$0.00	0.00%
Operations/Maintenance - Single Family 50' (C)	\$876.31	\$917.06	\$40.75	4.65%
<b>Total</b>	<b>\$2,164.97</b>	<b>\$2,205.72</b>	<b>\$40.75</b>	<b>1.88%</b>
Series 2016A-1 Debt Service - Single Family 60' (A)	\$1,396.05	\$1,396.05	\$0.00	0.00%
Operations/Maintenance - Single Family 60' (A)	\$876.31	\$917.06	\$40.75	4.65%
<b>Total</b>	<b>\$2,272.36</b>	<b>\$2,313.11</b>	<b>\$40.75</b>	<b>1.79%</b>
Series 2016A-1 Debt Service - Single Family 60' (B)	\$1,503.44	\$1,503.44	\$0.00	0.00%
Operations/Maintenance - Single Family 60' (B)	\$876.31	\$917.06	\$40.75	4.65%
<b>Total</b>	<b>\$2,379.75</b>	<b>\$2,420.50</b>	<b>\$40.75</b>	<b>1.71%</b>
Series 2016A-1 Debt Service - Single Family 60' (C)	\$1,396.05	\$1,396.05	\$0.00	0.00%
Operations/Maintenance - Single Family 60' (C)	\$876.31	\$917.06	\$40.75	4.65%
<b>Total</b>	<b>\$2,272.36</b>	<b>\$2,313.11</b>	<b>\$40.75</b>	<b>1.79%</b>
Series 2016A-1 Debt Service - Single Family 60' (D)	\$1,503.44	\$1,503.44	\$0.00	0.00%
Operations/Maintenance - Single Family 60' (D)	\$876.31	\$917.06	\$40.75	4.65%
<b>Total</b>	<b>\$2,379.75</b>	<b>\$2,420.50</b>	<b>\$40.75</b>	<b>1.71%</b>
2018 Debt Service - Single Family 40' (A1-B)	\$966.49	\$966.49	\$0.00	0.00%
Operations/Maintenance - Single Family 40' (A1-B)	\$876.31	\$917.06	\$40.75	4.65%
<b>Total</b>	<b>\$1,842.80</b>	<b>\$1,883.55</b>	<b>\$40.75</b>	<b>2.21%</b>
2018 Debt Service - Single Family 40' (B2-B)	\$966.49	\$966.49	\$0.00	0.00%
Operations/Maintenance - Single Family 40' (B2-B)	\$876.31	\$917.06	\$40.75	4.65%
<b>Total</b>	<b>\$1,842.80</b>	<b>\$1,883.55</b>	<b>\$40.75</b>	<b>2.21%</b>
2018 Debt Service - Single Family 50' (A1-B)	\$1,073.88	\$1,073.88	\$0.00	0.00%
Operations/Maintenance - Single Family 50' (A1-B)	\$876.31	\$917.06	\$40.75	4.65%
<b>Total</b>	<b>\$1,950.19</b>	<b>\$1,990.94</b>	<b>\$40.75</b>	<b>2.09%</b>
2018 Debt Service - Single Family 50' (B2-B)	\$1,073.88	\$1,073.88	\$0.00	0.00%
Operations/Maintenance - Single Family 50' (B2-B)	\$876.31	\$917.06	\$40.75	4.65%
<b>Total</b>	<b>\$1,950.19</b>	<b>\$1,990.94</b>	<b>\$40.75</b>	<b>2.09%</b>
2018 Debt Service - Single Family 50' (E)	\$1,288.66	\$1,288.66	\$0.00	0.00%
Operations/Maintenance - Single Family 60' (B2-B)	\$876.31	\$917.06	\$40.75	4.65%
<b>Total</b>	<b>\$2,164.97</b>	<b>\$2,205.72</b>	<b>\$40.75</b>	<b>1.88%</b>
2018 Debt Service - Single Family 60' (B2-B)	\$1,073.88	\$1,073.88	\$0.00	0.00%
Operations/Maintenance - Single Family 60' (B2-B)	\$876.31	\$917.06	\$40.75	4.65%
<b>Total</b>	<b>\$1,950.19</b>	<b>\$1,990.94</b>	<b>\$40.75</b>	<b>2.09%</b>
2018 Debt Service - Single Family 60' Gated (B2-B)	\$1,503.44	\$1,503.44	\$0.00	0.00%
Operations/Maintenance - Single Family 60' Gated (B2-B)	\$876.31	\$917.06	\$40.75	4.65%

<b>Total</b>	<b>\$2,379.75</b>	<b>\$2,420.50</b>	<b>\$40.75</b>	<b>1.71%</b>
<b>2018 Debt Service - Single Family 60' Gated (E)</b>	<b>\$1,503.44</b>	<b>\$1,503.44</b>	<b>\$0.00</b>	<b>0.00%</b>
<b>Operations/Maintenance - Single Family 60' Gated (E)</b>	<b>\$876.31</b>	<b>\$917.06</b>	<b>\$40.75</b>	<b>4.65%</b>
<b>Total</b>	<b>\$2,379.75</b>	<b>\$2,420.50</b>	<b>\$40.75</b>	<b>1.71%</b>
<b>2018 Debt Service - Villa</b>	<b>\$1,073.88</b>	<b>\$1,073.88</b>	<b>\$0.00</b>	<b>0.00%</b>
<b>Operations/Maintenance - Villa</b>	<b>\$876.31</b>	<b>\$917.06</b>	<b>\$40.75</b>	<b>4.65%</b>
<b>Total</b>	<b>\$1,950.19</b>	<b>\$1,990.94</b>	<b>\$40.75</b>	<b>2.09%</b>
<b>2020 Debt Service - AA2 Townhome <sup>(1)</sup></b>	<b>\$909.50</b>	<b>\$909.50</b>	<b>\$0.00</b>	<b>0.00%</b>
<b>Operations/Maintenance - AA2 Townhome <sup>(2)</sup></b>	<b>\$876.31</b>	<b>\$917.06</b>	<b>\$40.75</b>	<b>4.65%</b>
<b>Total</b>	<b>\$1,785.81</b>	<b>\$1,826.56</b>	<b>\$40.75</b>	<b>2.28%</b>
<b>2020 Debt Service - AA2 Single Family 50' <sup>(1)</sup></b>	<b>\$1,289.00</b>	<b>\$1,289.00</b>	<b>\$0.00</b>	<b>0.00%</b>
<b>Operations/Maintenance - AA2 Single Family 50' <sup>(2)</sup></b>	<b>\$876.31</b>	<b>\$917.06</b>	<b>\$40.75</b>	<b>4.65%</b>
<b>Total</b>	<b>\$2,165.31</b>	<b>\$2,206.06</b>	<b>\$40.75</b>	<b>1.88%</b>
<b>2020 Debt Service - AA2 Single Family 60' <sup>(1)</sup></b>	<b>\$1,503.00</b>	<b>\$1,503.00</b>	<b>\$0.00</b>	<b>0.00%</b>
<b>Operations/Maintenance - AA2 Single Family 60' <sup>(2)</sup></b>	<b>\$876.31</b>	<b>\$917.06</b>	<b>\$40.75</b>	<b>4.65%</b>
<b>Total</b>	<b>\$2,379.31</b>	<b>\$2,420.06</b>	<b>\$40.75</b>	<b>1.71%</b>



**TREVISTA COMMUNITY DEVELOPMENT DISTRICT**

**FISCAL YEAR 2022/2023 O&M AND DEBT SERVICE ASSESSMENT SCHEDULE**

**ALLOCATION OF O&M ASSESSMENT**

<b>TOTAL BUDGET</b>	<b>\$718,965.00</b>
<b>COLLECTION COST @ 3%</b>	<b>\$23,192.42</b>
<b>EARLY PAYMENT DISCOUNT @ 4%</b>	<b>\$30,923.23</b>
<b>TOTAL O&amp;M ASSESSMENT</b>	<b>\$773,080.65</b>

<b>LOT SIZE</b>	<b>UNITS ASSESSED</b>			
	<b>SERIES 2016A-1</b>	<b>SERIES 2018</b>	<b>SERIES 2020</b>	
<b>DEBT</b>	<b>DEBT</b>	<b>DEBT</b>	<b>DEBT</b>	
<b>SERVICE <sup>(1)</sup></b>	<b>SERVICE <sup>(2)</sup></b>	<b>SERVICE <sup>(3)</sup></b>		
<b>Assessment Area 1</b>	<b>O&amp;M</b>			
Single Family 40' (A1A & A1B)	32	32	0	0
Single Family 50' (A1A & A1B)	81	81	0	0
Single Family 50' (C)	65	65	0	0
Single Family 60' (A)	1	1	0	0
Single Family 60' (B)	40	40	0	0
Single Family 60' (C)	37	37	0	0
Single Family 60' (D)	40	40	0	0
Single Family 40' (A-1B)	35	0	35	0
Single Family 40' (B-2B)	22	0	22	0
Single Family 50' (A-1B)	27	0	27	0
Single Family 50' (B-2B)	31	0	31	0
Single Family 50' (E)	11	0	11	0
Single Family 60' (B-2B)	27	0	27	0
Single Family 60 Gated (B-2B)	12	0	12	0
Single Family 60' Gated (E)	37	0	37	0
Villa	50	0	50	0
<b>Total Assessment Area 1</b>	<b>548</b>	<b>296</b>	<b>252</b>	<b>0</b>
<b>Assessment Area 2</b>				
Townhome	90	0	0	90
Single Family 50'	172	0	0	172
Single Family 60'	33	0	0	33
<b>Total Assessment Area 2</b>	<b>295</b>	<b>0</b>	<b>0</b>	<b>295</b>
<b>Total Community</b>	<b>843</b>	<b>296</b>	<b>252</b>	<b>295</b>

<b>TOTAL</b>	<b>% TOTAL</b>	<b>O&amp;M</b>	<b>O&amp;M</b>
<b>EAUs</b>	<b>EAUs</b>	<b>PER PARCEL</b>	<b>PER LOT</b>
32.00	3.80%	\$29,345.88	\$917.06
81.00	9.61%	\$74,281.77	\$917.06
65.00	7.71%	\$59,608.83	\$917.06
1.00	0.12%	\$917.06	\$917.06
40.00	4.74%	\$36,682.36	\$917.06
37.00	4.39%	\$33,931.18	\$917.06
40.00	4.74%	\$36,682.36	\$917.06
35.00	4.15%	\$32,097.06	\$917.06
22.00	2.61%	\$20,175.30	\$917.06
27.00	3.20%	\$24,760.59	\$917.06
31.00	3.68%	\$28,428.83	\$917.06
11.00	1.30%	\$10,087.65	\$917.06
27.00	3.20%	\$24,760.59	\$917.06
12.00	1.42%	\$11,004.71	\$917.06
37.00	4.39%	\$33,931.18	\$917.06
50.00	5.93%	\$45,852.94	\$917.06

**PER UNIT ASSESSMENTS**

<b>O&amp;M</b>	<b>2016A-1 DEBT</b>	<b>2018 DEBT</b>	<b>2020 DEBT</b>	<b>TOTAL <sup>(7)</sup></b>
<b>SERVICE <sup>(4)</sup></b>	<b>SERVICE <sup>(5)</sup></b>	<b>SERVICE <sup>(6)</sup></b>		
\$917.06	\$966.49	\$0.00	\$0.00	\$1,883.55
\$917.06	\$1,073.88	\$0.00	\$0.00	\$1,990.94
\$917.06	\$1,288.66	\$0.00	\$0.00	\$2,205.72
\$917.06	\$1,396.05	\$0.00	\$0.00	\$2,313.11
\$917.06	\$1,503.44	\$0.00	\$0.00	\$2,420.50
\$917.06	\$1,396.05	\$0.00	\$0.00	\$2,313.11
\$917.06	\$1,503.44	\$0.00	\$0.00	\$2,420.50
\$917.06	\$0.00	\$966.49	\$0.00	\$1,883.55
\$917.06	\$0.00	\$966.49	\$0.00	\$1,883.55
\$917.06	\$0.00	\$1,073.88	\$0.00	\$1,990.94
\$917.06	\$0.00	\$1,073.88	\$0.00	\$1,990.94
\$917.06	\$0.00	\$1,288.66	\$0.00	\$2,205.72
\$917.06	\$0.00	\$1,073.88	\$0.00	\$1,990.94
\$917.06	\$0.00	\$1,503.44	\$0.00	\$2,420.50
\$917.06	\$0.00	\$1,503.44	\$0.00	\$2,420.50
\$917.06	\$0.00	\$1,073.88	\$0.00	\$1,990.94

\$917.06	\$0.00	\$0.00	\$909.50	\$1,826.56
\$917.06	\$0.00	\$0.00	\$1,289.00	\$2,206.06
\$917.06	\$0.00	\$0.00	\$1,503.00	\$2,420.06

LESS: Manatee County Collection Costs (3%) and Early Payment Discounts (4%):

(\$54,115.65)

Net Revenue to be Collected:

**\$718,965.00**

<sup>(1)</sup> Reflects the number of total lots with Series 2016A-1 debt outstanding.

<sup>(2)</sup> Reflects the number of total lots with Series 2018 debt outstanding. True-up was paid for net loss of 7 lots in development plan change

<sup>(3)</sup> Reflects the number of total lots with Series 2020 debt outstanding.

<sup>(4)</sup> Annual debt service assessment per lot adopted in connection with the Series 2016A-1 bond issue. Annual assessment includes principal, interest, Manatee County collection costs and early payment discounts.

<sup>(5)</sup> Annual debt service assessment per lot adopted in connection with the Series 2018 bond issue. Annual assessment includes principal, interest, Manatee County collection costs and early payment discounts.

<sup>(6)</sup> Annual debt service assessment per lot adopted in connection with the Series 2020 bond issue. Annual assessment includes principal, interest, Manatee County collection costs and early payment discounts.

<sup>(7)</sup> Annual assessment that will appear on November 2022 Manatee County property tax bill. Amount shown includes all applicable collection costs and early payment discounts (up to 4% if paid early).

## GENERAL FUND BUDGET ACCOUNT CATEGORY DESCRIPTION

The General Fund Budget Account Category Descriptions are subject to change at any time depending on its application to the District. Please note, not all General Fund Budget Account Category Descriptions are applicable to the District indicated above. Uses of the descriptions contained herein are intended for general reference.

### REVENUES:

**Interest Earnings:** The District may earn interest on its monies in the various operating accounts.

**Tax Roll:** The District levies Non-Ad Valorem Special Assessments on all of the assessable property within the District to pay for operating expenditures incurred during the Fiscal Year. The assessments may be collected in two ways. The first is by placing them on the County's Tax Roll, to be collected with the County's Annual Property Tax Billing. This method is only available to land properly platted within the time limits prescribed by the County.

**Off Roll:** For lands not on the tax roll and that is by way of a direct bill from the District to the appropriate property owner.

**Developer Contributions:** The District may enter into a funding agreement and receive certain prescribed dollars from the Developer to off-set expenditures of the District.

**Event Rental:** The District may receive monies for event rentals for such things as weddings, birthday parties, etc.

**Miscellaneous Revenues:** The District may receive monies for the sale or provision of electronic access cards, entry decals etc.

**Facilities Rentals:** The District may receive monies for the rental of certain facilities by outside sources, for such items as office space, snack bar/restaurants etc.

### EXPENDITURES – ADMINISTRATIVE:

**Supervisor Fees:** The District may compensate its supervisors within the appropriate statutory limits of \$200.00 maximum per meeting within an annual cap of \$4,800.00 per supervisor.

**Administrative Services:** The District will incur expenditures for the day to today operation of District matters. These services include support for the District Management function, recording and preparation of meeting minutes, records retention and maintenance in accordance with Chapter 119, Florida Statutes, and the District's adopted Rules of Procedure, preparation and delivery of agenda, overnight deliveries, facsimiles and phone calls.

**District Management:** The District as required by statute, will contract with a firm to provide for management and administration of the District's day to day needs. These services include the conducting of board meetings, workshops, overall administration of District functions, all required state and local filings, preparation of annual budget, purchasing, risk management, preparing various resolutions and all other secretarial duties requested by the District throughout the year is also reflected in this amount.

**District Engineer:** The District's engineer provides general engineering services to the District. Among these services are attendance at and preparation for monthly board meetings, review of construction invoices and all other engineering services requested by the district throughout the year.

**Disclosure Report:** The District is required to file quarterly and annual disclosure reports, as required in the District's Master Trust Indenture, with the specified repositories. This is contracted out to a third party in compliance with the Trust Indenture.

**Trustee's Fees:** The District will incur annual trustee's fees upon the issuance of bonds for the oversight of the various accounts relating to the bond issues.

**Assessment Roll:** The District will contract with a firm to maintain the assessment roll and annually levy a Non-Ad Valorem assessment for operating and debt service expenses.

**Financial & Revenue Collections:** Services include all functions necessary for the timely billing and collection and reporting of District assessments in order to ensure adequate funds to meet the District's debt service and operations and maintenance obligations. These services include, but are not limited to, assessment roll preparation and certification, direct billings and funding request processing as well as responding to property owner questions regarding District assessments. This line item also includes the fees incurred for a Collection Agent to collect the funds for the principal and interest payment for its short-term bond issues and any other bond related collection needs. These funds are collected as prescribed in the Trust Indenture. The Collection Agent also provides for the release of liens on property after the full collection of bond debt levied on particular properties.

**Accounting Services:** Services include the preparation and delivery of the District's financial statements in accordance with Governmental Accounting Standards, accounts payable and accounts receivable functions, asset tracking, investment tracking, capital program administration and requisition processing, filing of annual reports required by the State of Florida and monitoring of trust account activity.

**Auditing Services:** The District is required annually to conduct an audit of its financial records by an Independent Certified Public Accounting firm, once it reaches certain revenue and expenditure levels, or has issued bonds and incurred debt.

**Arbitrage Rebate Calculation:** The District is required to calculate the interest earned from bond proceeds each year pursuant to the Internal Revenue Code of 1986. The Rebate Analyst is required to verify that the District has not received earnings higher than the yield of the bonds.

**Travel:** Each Board Supervisor and the District Staff are entitled to reimbursement for travel expenses per Florida Statutes 190.006(8).

**Public Officials Liability Insurance:** The District will incur expenditures for public officials' liability insurance for the Board and Staff.

**Legal Advertising:** The District will incur expenditures related to legal advertising. The items for which the District will advertise include, but are not limited to meeting schedules, special meeting notices, and public hearings, bidding etc. for the District based on statutory guidelines

**Bank Fees:** The District will incur bank service charges during the year.

**Dues, Licenses & Fees:** The District is required to pay an annual fee to the Department of Economic Opportunity, along with other items which may require licenses or permits, etc.

**Miscellaneous Fees:** The District could incur miscellaneous throughout the year, which may not fit into any standard categories.

**Website Hosting, Maintenance and Email:** The District may incur fees as they relate to the development and ongoing maintenance of its own website along with possible email services if requested.

**District Counsel:** The District's legal counsel provides general legal services to the District. Among these services are attendance at and preparation for monthly board meetings, review of operating and maintenance contracts and all other legal services requested by the district throughout the year.

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## **EXPENDITURES - FIELD OPERATIONS:**

**Deputy Services:** The District may wish to contract with the local police agency to provide security for the District.

**Security Services and Patrols:** The District may wish to contract with a private company to provide security for the District.

**Electric Utility Services:** The District will incur electric utility expenditures for general purposes such as irrigation timers, lift station pumps, fountains, etc.

**Streetlights:** The District may have expenditures relating to streetlights throughout the community. These may be restricted to main arterial roads or in some cases to all streetlights within the District's boundaries.

**Utility - Recreation Facility:** The District may budget separately for its recreation and or amenity electric separately.

**Gas Utility Services:** The District may incur gas utility expenditures related to district operations at its facilities such as pool heat etc.

**Garbage - Recreation Facility:** The District will incur expenditures related to the removal of garbage and solid waste.

**Solid Waste Assessment Fee:** The District may have an assessment levied by another local government for solid waste, etc.

**Water-Sewer Utility Services:** The District will incur water/sewer utility expenditures related to district operations.

**Utility - Reclaimed:** The District may incur expenses related to the use of reclaimed water for irrigation.

**Aquatic Maintenance:** Expenses related to the care and maintenance of the lakes and ponds for the control of nuisance plant and algae species.

**Fountain Service Repairs & Maintenance:** The District may incur expenses related to maintaining the fountains within throughout the Parks & Recreational areas

**Lake/Pond Bank Maintenance:** The District may incur expenditures to maintain lake banks, etc. for the ponds and lakes within the District's boundaries, along with planting of beneficial aquatic plants, stocking of fish, mowing and landscaping of the banks as the District determines necessary.

**Wetland Monitoring & Maintenance:** The District may be required to provide for certain types of monitoring and maintenance activities for various wetlands and waterways by other governmental entities.

**Mitigation Area Monitoring & Maintenance:** The District may be required to provide for certain types of monitoring and maintenance activities for various mitigation areas by other governmental entities.

**Aquatic Plant Replacement:** The expenses related to replacing beneficial aquatic plants, which may or may not have been required by other governmental entities.

**General Liability Insurance:** The District will incur fees to insure items owned by the District for its general liability needs

**Property Insurance:** The District will incur fees to insure items owned by the District for its property needs

**Entry and Walls Maintenance:** The District will incur expenditures to maintain the entry monuments and the fencing.

**Landscape Maintenance:** The District will incur expenditures to maintain the rights-of-way, median strips, recreational facilities including pond banks, entryways, and similar planting areas within the District. These services include but are not limited to monthly landscape maintenance, fertilizer, pesticides, annuals, mulch, and irrigation repairs.

**Irrigation Maintenance:** The District will incur expenditures related to the maintenance of the irrigation systems.

**Irrigation Repairs:** The District will incur expenditures related to repairs of the irrigation systems.

**Landscape Replacement:** Expenditures related to replacement of turf, trees, shrubs etc.

**Field Services:** The District may contract for field management services to provide landscape maintenance oversight.

**Miscellaneous Fees:** The District may incur miscellaneous expenses that do not readily fit into defined categories in field operations.

**Gate Phone:** The District will incur telephone expenses if the District has gates that are to be opened and closed.

**Street/Parking Lot Sweeping:** The District may incur expenses related to street sweeping for roadways it owns or are owned by another governmental entity, for which it elects to maintain.

**Gate Facility Maintenance:** Expenses related to the ongoing repairs and maintenance of gates owned by the District if any.

**Sidewalk Repair & Maintenance:** Expenses related to sidewalks located in the right of way of streets the District may own if any.

**Roadway Repair & Maintenance:** Expenses related to the repair and maintenance of roadways owned by the District if any.

**Employees - Salaries:** The District may incur expenses for employees/staff members needed for the recreational facilities such as Clubhouse Staff.

**Employees - P/R Taxes:** This is the employer's portion of employment taxes such as FICA etc.

**Employee - Workers' Comp:** Fees related to obtaining workers compensation insurance.

**Management Contract:** The District may contract with a firm to provide for the oversight of its recreation facilities.

**Maintenance & Repair:** The District may incur expenses to maintain its recreation facilities.

**Facility Supplies:** The District may have facilities that required various supplies to operate.

**Gate Maintenance & Repairs:** Any ongoing gate repairs and maintenance would be included in this line item.

**Telephone, Fax, Internet:** The District may incur telephone, fax and internet expenses related to the recreational facilities.

**Office Supplies:** The District may have an office in its facilities which require various office related supplies.

**Clubhouse - Facility Janitorial Service:** Expenses related to the cleaning of the facility and related supplies.

**Pool Service Contract:** Expenses related to the maintenance of swimming pools and other water features.

**Pool Repairs:** Expenses related to the repair of swimming pools and other water features.

**Security System Monitoring & Maintenance:** The District may wish to install a security system for the clubhouse

**Clubhouse Miscellaneous Expense:** Expenses which may not fit into a defined category in this section of the budget

**Athletic/Park Court/Field Repairs:** Expense related to any facilities such as tennis, basketball etc.

**Trail/Bike Path Maintenance:** Expenses related to various types of trail or pathway systems the District may own, from hard surface to natural surfaces.

**Special Events:** Expenses related to functions such as holiday events for the public enjoyment

**Miscellaneous Fees:** Monies collected and allocated for fees that the District could incur throughout the year, which may not fit into any standard categories.

**Miscellaneous Contingency:** Monies collected and allocated for expenses that the District could incur throughout the year, which may not fit into any standard categories.

**Capital Outlay:** Monies collected and allocated for various projects as they relate to public improvements.



## **RESERVE FUND BUDGET**

### **ACCOUNT CATEGORY DESCRIPTION**

The Reserve Fund Budget Account Category Descriptions are subject to change at any time depending on its application to the District. Please note, not all Reserve Fund Budget Account Category Descriptions are applicable to the District indicated above. Uses of the descriptions contained herein are intended for general reference.

### **REVENUES:**

**Tax Roll:** The District levies Non-Ad Valorem Special Assessments on all of the assessable property within the District to pay for operating expenditures incurred during the Fiscal Year. The assessments may be collected in two ways. The first is by placing them on the County's Tax Roll, to be collected with the County's Annual Property Tax Billing. This method is only available to land properly platted within the time limits prescribed by the County.

**Off Roll:** For lands not on the tax roll and that is by way of a direct bill from the District to the appropriate property owner.

**Developer Contributions:** The District may enter into a funding agreement and receive certain prescribed dollars from the Developer to off-set expenditures of the District.

**Miscellaneous Revenues:** The District may receive monies for the sale or provision of electronic access cards, entry decals etc.

### **EXPENDITURES:**

**Capital Reserve:** Monies collected and allocated for the future repair and replacement of various capital improvements such as club facilities, swimming pools, athletic courts, roads, etc.

**Capital Outlay:** Monies collected and allocated for various projects as they relate to public improvements.

## **DEBT SERVICE FUND BUDGET** **ACCOUNT CATEGORY DESCRIPTION**

The Debt Service Fund Budget Account Category Descriptions are subject to change at any time depending on its application to the District. Please note, not all Debt Service Fund Budget Account Category Descriptions are applicable to the District indicated above. Uses of the descriptions contained herein are intended for general reference.

### **REVENUES:**

**Special Assessments:** The District may levy special assessments to repay the debt incurred by the sale of bonds to raise working capital for certain public improvements. The assessments may be collected in the same fashion as described in the Operations and Maintenance Assessments.

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### **EXPENDITURES – ADMINISTRATIVE:**

**Bank Fees:** The District may incur bank service charges during the year.

**Debt Service Obligation:** This would be a combination of the principal and interest payment to satisfy the annual repayment of the bond issue debt.

## RESOLUTION 2022-05

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE TREVESTA COMMUNITY DEVELOPMENT DISTRICT IMPLEMENTING SECTION 190.006(3), *FLORIDA STATUTES*, AND REQUESTING THAT THE MANATEE COUNTY SUPERVISOR OF ELECTIONS BEGIN CONDUCTING THE DISTRICT'S GENERAL ELECTIONS; PROVIDING FOR COMPENSATION; SETTING FORTH THE TERMS OF OFFICE; AUTHORIZING NOTICE OF THE QUALIFYING PERIOD; AND PROVIDING FOR SEVERABILITY AND AN EFFECTIVE DATE.**

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

**WHEREAS**, the Board of Supervisors of the District ("**Board**") seeks to implement Section 190.006(3), *Florida Statutes*, and to instruct the Manatee County Supervisor of Elections ("**Supervisor**") to conduct the District's elections by the qualified electors of the District at the general election ("**General Election**").

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

**1. GENERAL ELECTION SEATS.** Seat 2, currently held by Anthony Campano, and Seat 3, currently held by Paul Martin, are scheduled for the General Election beginning in November 2022. The District Manager is hereby authorized to notify the Supervisor of Elections as to what seats are subject to General Election for the current election year, and for each subsequent election year.

**2. QUALIFICATION PROCESS.** For each General Election, all candidates shall qualify for individual seats in accordance with Section 99.061, *Florida Statutes*, and must also be a qualified elector of the District. A qualified elector is any person at least 18 years of age who is a citizen of the United States, a legal resident of the State of Florida and of the District, and who is registered to vote with the Manatee County Supervisor of Elections. Campaigns shall be conducted in accordance with Chapter 106, *Florida Statutes*.

**3. COMPENSATION.** Members of the Board receive \$200 per meeting for their attendance and no Board member shall receive more than \$4,800 per year.

**4. TERM OF OFFICE.** The term of office for the individuals to be elected to the Board in the General Election is four years. The newly elected Board members shall assume office on the second Tuesday following the election.

**5. REQUEST TO SUPERVISOR OF ELECTIONS.** The District hereby requests the Supervisor to conduct the District's General Election in November 2022, and for each subsequent General Election unless otherwise directed by the District's Manager. The District understands that it will be responsible to pay for its proportionate share of the General Election cost and agrees to pay same within a reasonable time after receipt of an invoice from the Supervisor.

**6. PUBLICATION.** The District Manager is directed to publish a notice of the qualifying period for each General Election, in a form substantially similar to **Exhibit A** attached hereto.

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

**8. EFFECTIVE DATE.** This Resolution shall become effective upon its passage.

**PASSED AND ADOPTED** this \_\_\_\_\_ day of \_\_\_\_\_, 2022.

ATTEST:

**TREVESTA      COMMUNITY      DEVELOPMENT  
DISTRICT**

\_\_\_\_\_  
Secretary/Assistant Secretary

\_\_\_\_\_  
Chairperson/Vice Chairperson  
Board of Supervisors

## **EXHIBIT A**

### **NOTICE OF QUALIFYING PERIOD FOR CANDIDATES FOR THE BOARD OF SUPERVISORS OF THE TREVESTA COMMUNITY DEVELOPMENT DISTRICT**

Notice is hereby given that the qualifying period for candidates for the office of Supervisor of the Trevesta Community Development District ("District") will commence at noon on Monday, June 13, 2022, and close at noon on Friday, June 17, 2022. Candidates must qualify for the office of Supervisor with the Manatee County Supervisor of Elections located at 600 301 Boulevard West, Suite 108, Bradenton, Florida 34205; Ph: (941) 741-3823. All candidates shall qualify for individual seats in accordance with Section 99.061, *Florida Statutes*, and must also be a "qualified elector" of the District, as defined in Section 190.003, *Florida Statutes*. A "qualified elector" is any person at least 18 years of age who is a citizen of the United States, a legal resident of the State of Florida and of the District, and who is registered to vote with the Manatee County Supervisor of Elections. Campaigns shall be conducted in accordance with Chapter 106, *Florida Statutes*.

The Trevesta Community Development District has two seats up for election, specifically seats 2 and 3. Each seat carries a four-year term of office. Elections are nonpartisan and will be held at the same time as the general election on Tuesday, November 8, 2022, and in the manner prescribed by law for general elections.

For additional information, please contact the County Supervisor of Elections.

**DISTRICT MANAGER: THE DISTRICT SHALL PUBLISH A NOTICE OF THE QUALIFYING PERIOD SET BY THE SUPERVISOR OF ELECTIONS FOR EACH ELECTION AT LEAST 2 WEEKS PRIOR TO THE START OF THE QUALIFYING PERIOD. PLEASE PUBLISH BY MAY 27.**

## RESOLUTION 2022-06

### A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE TREVESTA COMMUNITY DEVELOPMENT DISTRICT DESIGNATING A DATE, TIME AND LOCATION FOR A LANDOWNERS' MEETING AND ELECTION; PROVIDING FOR PUBLICATION; ESTABLISHING FORMS FOR THE LANDOWNER ELECTION; AND PROVIDING FOR SEVERABILITY AND AN EFFECTIVE DATE.

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

**WHEREAS**, pursuant to Section 190.006(1), *Florida Statutes*, the District's Board of Supervisors ("**Board**") "shall exercise the powers granted to the district pursuant to [Chapter 190, *Florida Statutes*]," and the Board shall consist of five members; and

**WHEREAS**, the District is statutorily required to hold a meeting of the landowners of the District for the purpose of electing Board Supervisors for the District on a date in November established by the Board, which shall be noticed pursuant to Section 190.006(2), *Florida Statutes*.

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

1. **EXISTING BOARD SUPERVISORS; SEATS SUBJECT TO ELECTIONS.** The Board is currently made up of the following individuals:

<u>Seat Number</u>	<u>Supervisor</u>	<u>Term Expiration Date</u>
1	Michael Stephens	11/2022
2	Anthony Campano	11/2022
3	Paul Martin	11/2022
4	Candice Smith	11/2024
5	Jim Harvey	11/2024

This year, Seat 1, currently held by Michael Stephens, is subject to a landowner election. The term of office for the successful landowner candidate shall commence upon election, and shall be for a four year period. Seat 2, currently held by Anthony Campano, and Seat 3, currently held by Paul Martin, are subject to a General Election process to be conducted by the Manatee County Supervisor of Elections, which General Election process shall be addressed by a separate resolution.

2. **LANDOWNER'S ELECTION.** In accordance with Section 190.006(2), *Florida Statutes*, the meeting of the landowners to elect Board Supervisor(s) of the District shall be held on the \_\_\_\_\_ day of November, 2022, at \_\_\_\_\_ a/p.m., and located at \_\_\_\_\_.

3. **PUBLICATION.** The District's Secretary is hereby directed to publish notice of the landowners' meeting and election in accordance with the requirements of Section 190.006(2), *Florida Statutes*.

4. **FORMS.** Pursuant to Section 190.006(2)(b), *Florida Statutes*, the landowners' meeting and election have been announced by the Board at its \_\_\_\_\_, 2022 meeting. A

sample notice of landowners' meeting and election, proxy, ballot form and instructions were presented at such meeting and are attached hereto as **Exhibit A**. Such documents are available for review and copying during normal business hours at the District's Local Records Office, located at \_\_\_\_\_, or at the office of the District Manager, Rizzetta & Company, Inc., located at 9428 Camden Field Parkway, Riverview, Florida 33578, (813) 533-2950.

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

6. **EFFECTIVE DATE.** This Resolution shall become effective upon its passage.

**PASSED AND ADOPTED THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2022.**

**TREVESTA COMMUNITY DEVELOPMENT  
DISTRICT**

**ATTEST:**

\_\_\_\_\_  
**CHAIRMAN / VICE CHAIRMAN**

\_\_\_\_\_  
**SECRETARY / ASST. SECRETARY**

## EXHIBIT A

### NOTICE OF LANDOWNERS' MEETING AND ELECTION AND MEETING OF THE BOARD OF SUPERVISORS OF THE TREVESTA COMMUNITY DEVELOPMENT DISTRICT

Notice is hereby given to the public and all landowners within Trevesta Community Development District ("**District**") the location of which is generally described as comprising a parcel or parcels of land containing approximately 411.437 acres, located in the area generally located east of I-75, north of Mendoza Road, south of Erie Road and west of the Fresh Meadows subdivision in Manatee County, Florida, advising that a meeting of landowners will be held for the purpose of electing one (1) person to the District's Board of Supervisors ("**Board**", and individually, "**Supervisor**"). Immediately following the landowners' meeting there will be convened a meeting of the Board for the purpose of considering certain matters of the Board to include election of certain District officers, and other such business which may properly come before the Board.

DATE: \_\_\_\_\_  
TIME: \_\_\_\_\_  
PLACE: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Each landowner may vote in person or by written proxy. Proxy forms may be obtained upon request at the office of the District Manager, Rizzetta & Company, Inc., 9428 Camden Field Parkway, Riverview, Florida 33578, Ph: (813) 533-2950 ("**District Manager's Office**"). At said meeting each landowner or his or her proxy shall be entitled to nominate persons for the position of Supervisor and cast one vote per acre of land, or fractional portion thereof, owned by him or her and located within the District for each person to be elected to the position of Supervisor. A fraction of an acre shall be treated as one acre, entitling the landowner to one vote with respect thereto. Platted lots shall be counted individually and rounded up to the nearest whole acre. The acreage of platted lots shall not be aggregated for determining the number of voting units held by a landowner or a landowner's proxy. At the landowners' meeting the landowners shall select a person to serve as the meeting chair and who shall conduct the meeting.

The landowners' meeting and the Board meeting are open to the public and will be conducted in accordance with the provisions of Florida law. One or both of the meetings may be continued to a date, time, and place to be specified on the record at such meeting. A copy of the agenda for these meetings may be obtained from the District Manager's Office. There may be an occasion where one or more supervisors will participate by telephone.

Any person requiring special accommodations to participate in these meetings is asked to contact the District Manager's Office, at least 48 hours before the hearing. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

A person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that such person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which the appeal is to be based.

District Manager  
Run Date(s): \_\_\_\_\_ & \_\_\_\_\_

PUBLISH: ONCE A WEEK FOR 2 CONSECUTIVE WEEKS, THE LAST DAY OF PUBLICATION TO BE NOT FEWER THAN 14 DAYS OR MORE THAN 28 DAYS BEFORE THE DATE OF ELECTION, IN A NEWSPAPER WHICH IS IN GENERAL CIRCULATION IN THE AREA OF THE DISTRICT



**INSTRUCTIONS RELATING TO LANDOWNERS' MEETING OF  
TREVISTA COMMUNITY DEVELOPMENT DISTRICT  
FOR THE ELECTION OF SUPERVISORS**

DATE OF LANDOWNERS' MEETING: \_\_\_\_\_, November \_\_, 2022

TIME: \_\_\_\_\_ .M.

LOCATION:

Pursuant to Chapter 190, *Florida Statutes*, and after a Community Development District ("**District**") has been established and the landowners have held their initial election, there shall be a subsequent landowners' meeting for the purpose of electing members of the Board of Supervisors ("**Board**") every two years until the District qualifies to have its board members elected by the qualified electors of the District. The following instructions on how all landowners may participate in the election are intended to comply with Section 190.006(2)(b), *Florida Statutes*.

A landowner may vote in person at the landowners' meeting, or the landowner may nominate a proxy holder to vote at the meeting in place of the landowner. Whether in person or by proxy, each landowner shall be entitled to cast one vote per acre of land owned by him or her and located within the District, for each position on the Board that is open for election for the upcoming term. A fraction of an acre shall be treated as one (1) acre, entitling the landowner to one vote with respect thereto. For purposes of determining voting interests, platted lots shall be counted individually and rounded up to the nearest whole acre. Moreover, please note that a particular parcel of real property is entitled to only one vote for each eligible acre of land or fraction thereof; therefore, two or more people who own real property in common, that is one acre or less, are together entitled to only one vote for that real property.

At the landowners' meeting, the first step is to elect a chair for the meeting, who may be any person present at the meeting. The landowners shall also elect a secretary for the meeting who may be any person present at the meeting. The secretary shall be responsible for the minutes of the meeting. The chair shall conduct the nominations and the voting. If the chair is a landowner or proxy holder of a landowner, he or she may nominate candidates and make and second motions. Candidates must be nominated and then shall be elected by a vote of the landowners. Nominees may be elected only to a position on the Board that is open for election for the upcoming term.

This year, one (1) seat on the Board will be up for election in a landowner seat for a four year period. The term of office for the successful landowner candidate shall commence upon election.

A proxy is available upon request. To be valid, each proxy must be signed by one of the legal owners of the property for which the vote is cast and must contain the typed or printed name of the individual who signed the proxy; the street address, legal description of the property or tax parcel identification number; and the number of authorized votes. If the proxy authorizes more than one vote, each property must be listed and the number of acres of each property must be included. The signature on a proxy does not need to be notarized.

**LANDOWNER PROXY**

**TREVESTA COMMUNITY DEVELOPMENT DISTRICT  
MANATEE COUNTY, FLORIDA  
LANDOWNERS' MEETING – NOVEMBER \_\_, 2022**

KNOW ALL MEN BY THESE PRESENTS, that the undersigned, the fee simple owner of the lands described herein, hereby constitutes and appoints \_\_\_\_\_ ("**Proxy Holder**") for and on behalf of the undersigned, to vote as proxy at the meeting of the landowners of the Trevesta Community Development District to be held at \_\_\_\_\_, on \_\_\_\_\_, at \_\_\_\_\_ a/p.m., and at any adjournments thereof, according to the number of acres of unplatted land and/or platted lots owned by the undersigned landowner that the undersigned would be entitled to vote if then personally present, upon any question, proposition, or resolution or any other matter or thing that may be considered at said meeting including, but not limited to, the election of members of the Board of Supervisors. Said Proxy Holder may vote in accordance with his or her discretion on all matters not known or determined at the time of solicitation of this proxy, which may legally be considered at said meeting.

Any proxy heretofore given by the undersigned for said meeting is hereby revoked. This proxy is to continue in full force and effect from the date hereof until the conclusion of the landowners' meeting and any adjournment or adjournments thereof, but may be revoked at any time by written notice of such revocation presented at the landowners' meeting prior to the Proxy Holder's exercising the voting rights conferred herein.

\_\_\_\_\_  
Printed Name of Legal Owner

\_\_\_\_\_  
Signature of Legal Owner

\_\_\_\_\_  
Date

**Parcel Description**

**Acreage**

**Authorized Votes**

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

[Insert above the street address of each parcel, the legal description of each parcel, or the tax identification number of each parcel. If more space is needed, identification of parcels owned may be incorporated by reference to an attachment hereto.]

**Total Number of Authorized Votes:**

\_\_\_\_\_

NOTES: Pursuant to Section 190.006(2)(b), *Florida Statutes* (2021), a fraction of an acre is treated as one (1) acre entitling the landowner to one vote with respect thereto. For purposes of determining voting interests, platted lots shall be counted individually and rounded up to the nearest whole acre. Moreover, two (2) or more persons who own real property in common that is one acre or less are together entitled to only one vote for that real property.

If the fee simple landowner is not an individual, and is instead a corporation, limited liability company, limited partnership or other entity, evidence that the individual signing on behalf of the entity has the authority to do so should be attached hereto (e.g., bylaws, corporate resolution, etc.).

**OFFICIAL BALLOT**  
**TREVESTA COMMUNITY DEVELOPMENT DISTRICT**  
**MANATEE COUNTY, FLORIDA**  
**LANDOWNERS' MEETING - NOVEMBER \_\_, 2022**

**For Election (1 Supervisor):** The candidate receiving the highest number of votes will receive a four (4) year term, with the term of office for the successful candidate commencing upon election.

The undersigned certifies that he/she/it is the fee simple owner of land, or the proxy holder for the fee simple owner of land, located within the Trevesta Community Development District and described as follows:

<u>Description</u>	<u>Acreage</u>
_____	_____
_____	_____
_____	_____

[Insert above the street address of each parcel, the legal description of each parcel, or the tax identification number of each parcel.] [If more space is needed, identification of parcels owned may be incorporated by reference to an attachment hereto.]

or

**Attach Proxy.**

I, \_\_\_\_\_, as Landowner, or as the proxy holder of \_\_\_\_\_ (Landowner) pursuant to the Landowner's Proxy attached hereto, do cast my votes as follows:

SEAT #	NAME OF CANDIDATE	NUMBER OF VOTES
1		

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

Signed: \_\_\_\_\_

Printed Name: \_\_\_\_\_