

Buckeye Park

Community Development District

Meeting Agenda

May 7, 2026

PFM Management Services LLC

2301 N.E. 37th Street

Fort Lauderdale, Florida 33308

Phone: (954) 658-4900

BUCKEYE PARK
Community Development District

LOCATION: Country Inn and Suites, Bradenton-Lakewood Ranch
5610 Manor Hill Lane
Bradenton, Florida 34203

DATE: May 7, 2026

TIME: 11:00 AM

MEETING AGENDA

Board of Supervisors

Gary Kompothecras, Chairman
Michael Nole, Vice-Chairman
Richard Fischer, Assistant Secretary
Anthony Sansone, Assistant Secretary
Dale Bucy, Assistant Secretary

James P. Ward, District Manager
2301 N.E. 37th Street
Fort Lauderdale, Florida 33308
wardj@pfm.com
Phone: (954) 658-4900

The Public is provided with two opportunities to speak during the meeting. The first time is on each agenda item, and the second time is at the end of the agenda, on any other matter not on the agenda. These are limited to three (3) minutes unless further time is granted by the Presiding Officer. All remarks shall be addressed to the Board as a body and not to any member of the Board or staff. Please state your name and the name of the entity represented (if applicable) and the item on the agenda to be addressed.

Pursuant to Florida Statutes 286.0105, if a person decided to appeal any decision made by the body with respect to any matter considered at such meeting, he or she will need a record of the proceedings, and for such purpose, he or she may need to ensure that a verbatim record of the proceedings is made, which record includes testimony and evidence upon which the appeal is to be based.

Meeting Link: <https://districts.webex.com/districts/j.php?MTID=m6680d53055f8d010eb0114ac38b6d554>
✓ Phone: (408) 418-9388 Code: 2340 303 8275; Event Password: Jpward

MAY, 2026

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AGENDA

1. Call to Order & Roll Call
2. Notice of Advertisement of Public Hearings and Regular Meeting.

Pages 7-8
3. Minutes:
 - I. March 5, 2026 - Regular Meeting.

Pages 9-12
4. **PUBLIC HEARINGS.**
 - a. **FISCAL YEAR 2027 BUDGET.**
 - I. Public Comment and Testimony.
 - II. Board Comment.
 - III. Consideration of **Resolution 2026-3**, a Resolution of the Board of Supervisors adopting the annual appropriation and Budget for Fiscal Year 2027.
 - b. **FISCAL YEAR 2027 IMPOSING SPECIAL ASSESSMENTS, CERTIFYING AN ASSESSMENT ROLL; PROVIDING A SEVERABILITY CLAUSE; PROVIDING FOR CONFLICT AND PROVIDING AN EFFECTIVE DATE.**
 - I. Public Comment and Testimony.
 - II. Board Comment.
 - III. Consideration of **Resolution 2026-4**, a Resolution of the Board of Supervisors Imposing Special Assessments, Certifying an Assessment Roll.

Pages 13-32
5. Consideration of **Resolution 2026-5**, a Resolution of the Board of Supervisors adopting designating dates, time, and location for regular meeting of the Board of Supervisor's for Fiscal Year 2027.

Pages 33-34
6. Consideration of **Resolution 2026-6**, a Resolution of the Board of Supervisors of the Buckeye Park Community Development District Designating a Date, Time and Location for a Landowners' Meeting and Election for **Thursday, November 5, 2026**, at **11:00 A.M.** at the **Country Inn & Suites, Bradenton-Lakewood Ranch, 5410 Manor Hill Lane, Bradenton, Florida 34203.**

Pages 35-43
7. Consideration of **Resolution 2026-7**, a Resolution of the Board of Supervisors of the Buckeye Park Community Development District, Adopting the Alternative Investment Guidelines for Investing Public Funds in Excess of Amount Needed to Meet Current Operating Expenses, in Accordance with Section 218.415(17), Florida Statutes; Providing for Severability and Invalid Provisions; Providing for Conflict and Providing for an Effective Date.

Pages 44-45

AGENDA

8. Staff Reports.

- I. District Attorney
- II. District Manager
 - a) Supervisor of Elections Qualified Elector Report dated April 15, 2026.
 - b) **Important Board Meeting Dates for Balance of Fiscal Year 2026.**
 - NEXT MEETING: Thursday June 6, 2026 - Regular Meeting
 - Landowners' Meeting and Election: **Thursday, November 5, 2026.**
 - c) Financial Report for the period ending March 31, 2026 (unaudited).

Pages 46-52

9. Supervisors Requests.

10. Public Comments for Non-Agenda items.

These are limited to three (3) minutes and individuals are permitted to speak on items not included in the agenda.

11. Adjournment.

Meeting Schedule-FY 2026

Thursday, October 2, 2025	Thursday, November 6, 2025
Thursday, December 4, 2025	Thursday, January 1, 2026 NO MEETING
Thursday, February 5, 2026	Thursday, March 5, 2026
Thursday, April 2, 2026	<u>Thursday, May 7, 2026</u>
Thursday, June 4, 2026	Thursday, July 2, 2026 NO MEETING
Thursday, August 6, 2026	Thursday, September 3, 2026

AGENDA

This portion of the agenda is provided for a more comprehensive explanation of the items for consideration by the Board of Supervisors during the meeting.

Item 3: Minutes - March 5, 2026 - Regular Meeting.

Item 4: Are the two (2) required Public Hearings to consider the adoption of the District's Fiscal Year 2027 Budget, Assessments, General Fund Special Assessment Methodology.

The first Public Hearing deals with the adoption of the Fiscal Year 2027 Budget which includes both the General Fund operations and the Debt Service Fund for the Series 2008 Bonds. At the conclusion of the hearing, will be the consideration of **Resolution 2026-3**, which adopts the Fiscal Year 2027 Budget.

This second Public Hearing is a consequence of the Budget Adoption process and sets in place the required documents that are all contained in the Fiscal Year 2027 Budget. **Resolution 2026-4** does essentially two (2) things. First, it imposes the special assessments for the general fund; second, it arranges for the certification of an assessment roll by the Chairman or his designee, which in this case is the District Manager, to the Manatee County Tax Collector and permits the District Manager to update the roll as it may be modified as limited by law subsequent to the adoption date of **Resolution 2026-4**.

Item 5: **Resolution 2026-5**, a Resolution of the Board of Supervisors adopting designating dates, time, and location for regular meeting of the Board of Supervisor's for Fiscal Year 2027. As you may recall, to the extent that the District has a regular meeting schedule, the District is required to advertise this schedule (legal advertisement) on a periodic basis at the beginning of the Fiscal Year. The proposed meeting schedule is for the first Thursday of each month at **11:00 A.M.** at the **Country Inn & Suites, Bradenton-Lakewood Ranch, 5410 Manor Hill Lane, Bradenton, Florida 34203**.

The Fiscal Year 2027 schedule is as follows:

Meeting Schedule-FY 2027	Thursday, October 1, 2026	Thursday, November 5, 2026
	Thursday, December 3, 2026	Thursday, January 7, 2027
	Thursday, February 4, 2027	Thursday, March 4, 2027
	Thursday, April 1, 2027	Thursday, May 6, 2027
	Thursday, June 3, 2027	Thursday, July 1, 2027
	Thursday, August 5, 2027	Thursday, September 2, 2027

AGENDA

- Item 6: **Resolution 2026-6**, a Resolution of the Board of Supervisors of the Buckeye Park Community Development District Designating a Date, Time and Location for a Landowners' Meeting and Election for **Thursday, November 5, 2026**, at **11:00 A.M.** at the **Country Inn & Suites, Bradenton-Lakewood Ranch, 5410 Manor Hill Lane, Bradenton, Florida 34203.**
- Item 7: **Resolution 2026-7**, a Resolution of the Board of Supervisors of the Buckeye Park Community Development District, Adopting the Alternative Investment Guidelines for Investing Public Funds in Excess of Amount Needed to Meet Current Operating Expenses, in Accordance with Section 218.415(17), Florida Statutes; Providing for Severability and Invalid Provisions; Providing for Conflict and Providing for an Effective Date.
- Item 8: Staff Reports: - Staff Reports are an opportunity to communicate to the Board of Supervisors on matters that did not require Board action or that did not appear on the Agenda and the Professional Staff deemed this to be of a matter that was to be brought to the attention for action or informational purposes of the Board of Supervisors before the ensuing Board of Supervisors Meeting.

AFFIDAVIT OF PUBLICATION

Account #	Order Number	Identification	Order PO	Cols	Depth
50910		Legal Ad - IPL0328414	Notice of FY'27 Budget Public	3.0	222.0L

ATTENTION: BUCKEYE PARK CDD IP
 2301 NE 37th Street
 FORT LAUDERDALE, FL 33308
 coridissinger@jwardassociates.com; KatherineSelchan@jwardassociates.com

THE STATE OF FLORIDA
 COUNTY OF MANATEE

Before the undersigned authority personally appeared the undersigned, who on oath says that he/she is Legal Advertising Representative of the The Bradenton Herald, a newspaper published in Manatee County, Florida, that the attached was published on the publicly accessible website of The Bradenton Herald or by print in the issues and dates listed below.

THE STATE OF FLORIDA
 COUNTY OF MANATEE

Affiant further says that The Bradenton Herald website or newspaper complies with all legal requirements for publication in chapter 50, Florida Statutes.

2.0 insertion(s) published on:
 04/19/26 Print, 04/26/26 Print

[Print Tearsheet Link](#)

[Marketplace Link](#)

BUCKEYE PARK COMMUNITY DEVELOPMENT DISTRICT

NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2027 BUDGET; AND NOTICE OF REGULAR BOARD OF SUPERVISORS MEETING.

The Board of Supervisors ("Board") of the Buckeye Park Community Development District ("District") will hold a public hearing on Thursday, May 7, 2026 at 11:00 a.m. at the Country Inn and Suites, Bradenton-Lakewood Ranch, 5610 Manor Hill Lane, Bradenton, Florida 34203. The meeting is being held for the necessary public purpose of considering such business as are more fully identified in the meeting agenda, a copy of which will be posted on the District's website at www.buckeyeparkcdd.org.

The purpose of this meeting is for the Board to consider the adoption of the Proposed Budget(s) ("Proposed Budget") of the District for the fiscal year ending September 30, 2027 ("Fiscal Year 2027"). A regular board meeting of the District will also be held at that time where the Board may consider any other business that may properly come before it. A copy of the agenda and Proposed Budget may be obtained at the offices of the District Manager, c/o J.P. Ward and Associates, LLC, 2301 Northeast 37th Street, Fort Lauderdale, Florida 33308, Phone 954-658-4900 ("District Manager's Office"), during normal business hours.

The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law. The public hearing and meeting may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when Board Supervisors or District Staff may participate by speaker telephone.

Any person requiring special accommodation at this meeting because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (48) hours prior to the meeting. 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 assistance in contacting the District Manager's Office.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations or an interpreter to participate at this meeting should contact the District Manager by telephone at (954) 658-4900 at least seven (7) days prior to the date of the particular meeting. Toward that end, anyone wishing to listen and participate in the meeting can do so by connecting to a link that will be posted on the District's web site: www.buckeyeparkcdd.org.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearing or meeting is advised that person will need a record of 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 such appeal is to be based.

Buckeye Park Community Development District
 James P. Ward
 District Manager

ZIRKELBACH CONSTRUCTION
 CONTRACTORS, ENGINEERS, AND PLANNERS
 1111 W. UNIVERSITY BLVD.
 SUITE 100
 PALM BEACH, FL 33480
 561-778-0000

APPENDIX "B"
 LOCATION MAP

SCALE: PROJECT DRAWING: BLOCK: SHEET: 6-1-07

Sworn to and subscribed before me on



BUCKEYE PARK COMMUNITY DEVELOPMENT DISTRICT

NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2027 BUDGET; AND NOTICE OF REGULAR BOARD OF SUPERVISORS MEETING.

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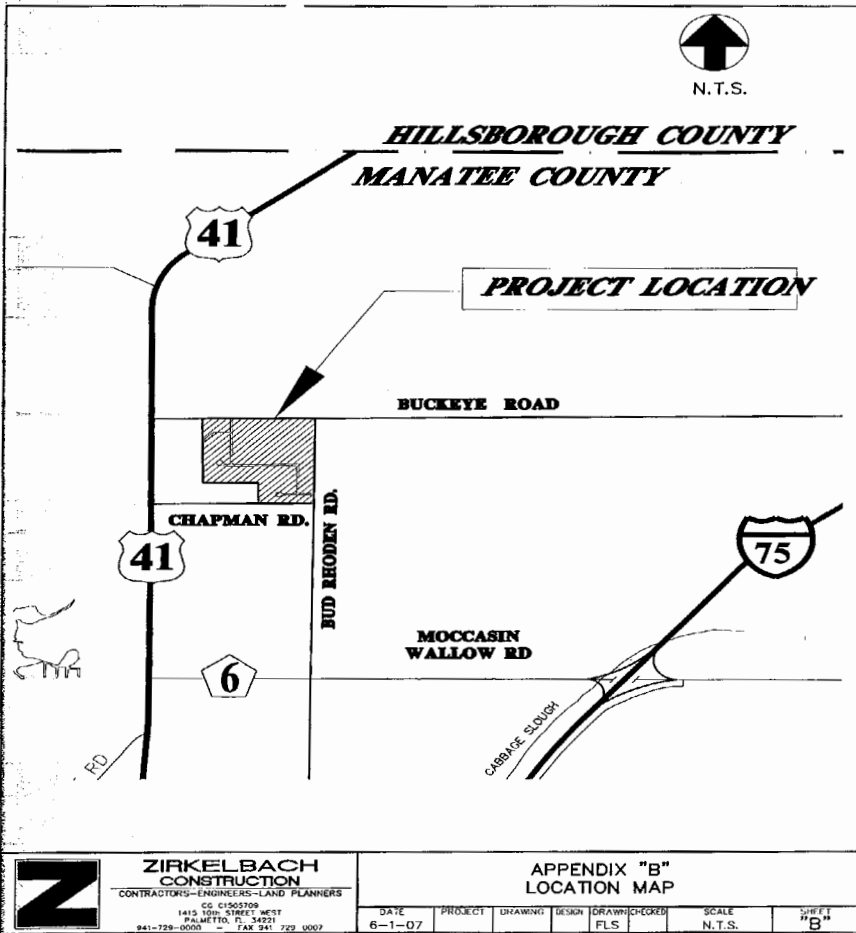
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Buckeye Park Community Development District
James P. Ward
District Manager



ZIRKELBACH CONSTRUCTION
CONTRACTORS-ENGINEERS-LAND PLANNERS
CO. C1902709
1413 HIGH STREET WEST
PALMETTO, FL 34221
941-729-0000 FAX 941-729-0007

APPENDIX "B"
LOCATION MAP

DATE	PROJECT	DRAWING	DESIGN	DRAWN/CHECKED	SCALE	SHEET
6-1-07				FLS	N.T.S.	"B"

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**MINUTES OF MEETING
BUCKEYE PARK
COMMUNITY DEVELOPMENT DISTRICT**

10 The Regular Meeting of the Board of Supervisors of the Buckeye Park Community
11 Development District was held on Thursday, March 5, 2025 at the Country Inn and Suites,
12 Bradenton-Lakewood Ranch, 5610 Manor Hill Lane, Bradenton, Florida 34203. It began at
13 11:00 a.m. and was presided over by Mr. Gary Kompothecras, Chairperson, and James P.
14 Ward as Secretary.

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Present and constituting a quorum:

Gary Kompothecras	Chairperson
Anthony Sansone	Assistant Secretary
Richard Fischer	Assistant Secretary

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Absent:

Michael Nole	Vice Chairperson
Dale Bucy	Assistant Secretary

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Also present were:

James P. Ward	District Manager
Christopher Chin	District Engineer
Maritza Stonebraker	Berger, Toombs, Elam, Gaines & Frank, CPA

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Audience:

34 All residents' names were not included with the minutes. If a resident did not identify
35 themselves or the audio file did not pick up the name, the name was not recorded in
36 these minutes. Portions of these minutes may be transcribed in verbatim.

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FIRST ORDER OF BUSINESS

Call to Order/Roll Call

41 Mr. Ward called the meeting to order at approximately 11:00 a.m. He conducted roll call; all
42 Members of the Board were present, with the exception of Supervisor Nole and Supervisor
43 Bucy, constituting a quorum.

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SECOND ORDER OF BUSINESS

Consideration of Minutes

June 10, 2025 - Regular Meeting Minutes

Mr. Ward asked if there were any additions, corrections, or deletions to the Minutes; hearing none, he called for a motion.

93 management, no uncorrected misstatements, and there were no issues encountered by the
94 audit team which required an outside consultation; the audit was clean.

95
96 **On MOTION made by Richard Fischer, seconded by Anthony**
97 **Sansone, and with all in favor, the Audited Financial**
98 **Statements for Fiscal Year 2025 were accepted into the**
99 **record.**

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102 **FIFTH ORDER OF BUSINESS** **Consideration of Resolution 2026-1**

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104 **Consideration of Resolution 2026-1, a Resolution of the Board of Supervisors**
105 **approving the proposed budget for Fiscal Year 2027 and setting a Public Hearing for**
106 **Thursday, May 7, 2026, at 11:00 a.m. at the Country Inn and Suites, Bradenton-**
107 **Lakewood Ranch, 5610 Manor Hill Lane, Bradenton, Florida 34203**

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109 Mr. Ward stated the budget was basically the same as the current budget, with only minor
110 changes. He asked if there were any questions; hearing none, he called for a motion.

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112 **On MOTION made by Richard Fischer, seconded by Anthony**
113 **Sansone, and with all in favor, Resolution 2026-1 was**
114 **adopted, and the Chair was authorized to sign.**

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117 **SIXTH ORDER OF BUSINESS** **Consideration of Resolution 2026-2**

118
119 **Consideration of Resolution 2026-2, a Resolution of the Board of Supervisors of the**
120 **Buckeye Park Community Development District Authorizing the Adoption of the**
121 **Statewide Mutual Aid Agreement and Providing for an Effective Date**

122
123 Mr. Ward noted the State had a program in place with the Division of Emergency
124 Management which might allow the District to acquire some reimbursements if there were a
125 storm event. He asked if there were any questions; hearing none, he called for a motion.

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127 **On MOTION made by Richard Fischer, seconded by Anthony**
128 **Sansone, and with all in favor, Resolution 2026-2 was**
129 **adopted, and the Chair was authorized to sign.**

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131 Discussion ensued regarding the CDD likely never using this program, but it being good to
132 have in place in case of damage acquired from a storm event.

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135 **SEVENTH ORDER OF BUSINESS** **Staff Reports**

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137 **I. District Attorney**

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139 No report.

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II. District Engineer

No report.

III. District Manager

a) Important Board Meeting Dates for Balance of Fiscal Year 2026

1) May 7, 2026 - Public Hearings Fiscal Year 2027 Budget

b) Financial Statement for period ending December 31, 2025 (unaudited)

c) Financial Statement for period ending January 31, 2026 (unaudited)

d) Financial Statement for period ending February 25, 2026 (unaudited)

No report.

EIGHTH ORDER OF BUSINESS

Supervisor’s Requests

Mr. Ward asked if there were any Supervisor’s requests; there were none.

NINTH ORDER OF BUSINESS

Public Comments for Non-Agenda Items

There were no members of the public present.

TENTH ORDER OF BUSINESS

Adjournment

Mr. Ward adjourned the meeting at approximately 11:16 p.m.

On MOTION made by Richard Fischer, seconded by Gary Kompothecras, and with all in favor, the meeting was adjourned.

Buckeye Park Community Development District

James P. Ward, Secretary

Richard Fischer, Chairman

RESOLUTION 2026-3

THE ANNUAL APPROPRIATION RESOLUTION OF THE BUCKEYE PARK COMMUNITY DEVELOPMENT DISTRICT (THE "DISTRICT") RELATING TO THE ANNUAL APPROPRIATION AND ADOPTING THE BUDGET FOR FISCAL YEAR 2027 BEGINNING OCTOBER 1, 2026, AND ENDING SEPTEMBER 30, 2027.

RECITALS

WHEREAS, the District Manager has submitted to the Board of Supervisors (the "Board") a proposed budget for the current and next ensuing budget year along with an explanatory and complete financial plan for each fund of the Buckeye Park Community Development District, pursuant to the provisions of [Section 190.008\(2\)\(a\), Florida Statutes](#); and

WHEREAS, at least sixty (60) days prior to the adoption of the proposed annual budget (the "Proposed Budget"), the District filed a copy of the Proposed Budget with the local governing authorities having jurisdiction over the area included in the District pursuant to the provisions of [Section 190.008\(2\)\(b\), Florida Statutes](#); and

WHEREAS, the Board set April 2, 2026, as the date for a public hearing thereon and caused notice of such public hearing to be given by publication pursuant to [Section 190.008\(2\)\(a\), Florida Statutes](#); and

WHEREAS, [Section 190.008\(2\)\(a\), Florida Statutes](#), requires that, prior to October 1st of each year, the District Board by passage of an "Annual Appropriation Resolution" shall adopt a budget for the ensuing fiscal year and appropriate such sums of money as the Board deems necessary to defray all expenditures of the District during the ensuing fiscal year; and

WHEREAS, the District Manager has prepared a Proposed Budget, whereby the budget shall project the cash receipts and disbursements anticipated during a given time, including reserves for contingencies for emergency or other unanticipated expenditures during the fiscal year.

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

SECTION 1. BUDGET.

- a. That the Board of Supervisors has reviewed the District Manager's Proposed Budget, a copy of which is on file with the office of the District Manager and at the District's Records Office, and hereby approves certain amendments thereto, as shown in Section 2 below.

- b. That the District Manager’s Adopted Budget, attached hereto as Exhibit “A,” as amended by the Board pursuant to the adoption of this Annual Appropriation Resolution (and as amended by the District Manager, as permitted), is hereby adopted in accordance with the provisions of [Section 190.008\(2\)\(a\), Florida Statutes](#), and incorporated herein by reference; provided, however, that the comparative figures contained in the adopted budget may be subsequently revised as deemed necessary by the District Manager to reflect actual revenues and expenditures and/or revised projections.

- c. That the adopted budget, as amended, shall be maintained in the office of the District Manager and at the District’s Records Office and identified as “The Budget for Buckeye Park Community Development District for the Fiscal Year 2027 ending September 30, 2027”, as adopted by the Board of Supervisors on April 2, 2026.

SECTION 2. APPROPRIATIONS. There is hereby appropriated out of the revenues of the Buckeye Park Community Development District, for the Fiscal Year 2027 beginning October 1, 2026, and ending September 30, 2027, the sum of **\$ 287,057.00** to be raised by the levy of assessments and otherwise, which sum is deemed by the Board of Supervisors to be necessary to defray all expenditures of the District during said budget year, to be divided and appropriated in the following fashion:

TOTAL GENERAL FUND 2027	\$ 80,371.00
<u>DEBT SERVICE FUND - SERIES 2008</u>	\$ 206,686.00
TOTAL ALL FUNDS	\$ 287,057.00

SECTION 3. SUPPLEMENTAL APPROPRIATIONS. Pursuant to [Section 189.016, Florida Statutes](#), the District at any time within Fiscal Year 2026/2027 or within 60 days following the end of the Fiscal Year 2026/2027 may amend its Adopted Budget for that fiscal year as follows:

- a. A line-item appropriation for expenditures within a fund may be decreased or increased by the Board approving the expenditure.

- b. The District Manager or Treasurer may approve an expenditure that would increase a line-item appropriation for expenditures within a fund if the total appropriations of the fund do not increase and if either (i) the aggregate change in the original appropriation item does not exceed \$15,000 or 15% of the original appropriation item less than \$500 , or (ii) such expenditure is authorized by separate disbursement or spending resolution.

- c. Any other budget amendments shall be adopted by resolution and consistent with Florida Law.

The District Manager or Treasurer must ensure that any amendments to the budget under paragraph c. above are posted on the District’s website within 5 days after adoption and remain on the website for at least 2 years.

Section 4. SEVERABILITY. The invalidity or unenforceability of any one or more provisions of this Annual Appropriation Resolution shall not affect the validity or enforceability of the remaining portions of this Annual Appropriation Resolution, or any part thereof.

SECTION 4. CONFLICT. That all Sections or parts of Sections of any Resolutions, Agreements, or actions of the Board of Supervisors in conflict are hereby repealed to the extent of such conflict.

SECTION 5. EFFECTIVE DATE. This Annual Appropriation Resolution shall take effect upon the passage and adoption of this Annual Appropriation Resolution by the Board of Supervisors of the Buckeye Park Community Development District.

PASSED AND ADOPTED by the Board of Supervisors of the Buckeye Park Community Development District, Manatee County, Florida, this 7th day of May 2026.

ATTEST:

**BUCKEYE PARK COMMUNITY
DEVELOPMENT DISTRICT**

James P. Ward, Secretary

Gary Kompothecras, Chairperson

Exhibit A: Fiscal Year 2027 Adopted Budget

Exhibit A

Fiscal Year 2027 Adopted Budget

Buckeye Park

Community Development District

Proposed Budget Fiscal Year 2027

Prepared By:

PFM Management Services LLC

2301 N.E. 37th Street

Fort Lauderdale, Florida 33308

Phone: (954) 658-4900

Email: Wardj@pfm.com

Buckeye Park Community Development District
General Fund - Budget
Fiscal Year 2027

Description	Fiscal Year 2026 Budget	Actual at 12/21/25	Anticipated Year End 09/30/2026	Fiscal Year 2027 Budget	Notes
Revenues and Other Sources					
Carryforward	\$ -	\$ -	\$ -	\$ -	
Assessment Revenue					
Assessments - On-Roll	\$ 72,296	\$ 23,461	\$ 72,296	\$ 80,371	Assessments from Property Owners
Assessments - Off-Roll	\$ -	\$ -	\$ -	\$ -	
Total Revenue & Other Sources	\$ 72,296	\$ 23,461	\$ 72,296	\$ 80,371	
Appropriations					
Legislative					
Board of Supervisor's Fees	\$ 3,000	\$ -	\$ 3,000	\$ 3,000	Statutory Required Fees (3 Board Meetings)
Executive					
Professional - Management	\$ 20,000	\$ 5,000	\$ 20,000	\$ 25,000	District Manager
Financial and Administrative					
Audit Services	\$ 5,275	\$ -	\$ 5,275	\$ 5,275	Statutory Required Audit - Yearly
Arbitrage Rebate Fees	\$ 500	\$ -	\$ 500	\$ 500	IRS Required Calculation to insure interest on bond funds does not exceed interest paid on bonds
Other Contractual Services					
Legal Advertising	\$ 1,000	\$ -	\$ 3,000	\$ 3,500	Statutory Required Legal Advertising
Trustee Services	\$ 3,709	\$ -	\$ 3,709	\$ 3,709	Trust Fees on Bonds
Dissemination Agent Services	\$ 1,600	\$ 1,600	\$ 1,600	\$ 1,600	Required Reporting for Bonds
Property Appraiser Fees	\$ -	\$ -	\$ -	\$ -	Fees to place assessments on Tax Bills
Bank Service Fees	\$ 250	\$ -	\$ 250	\$ 250	Bank Fees - Governmental Accounts
Communications and Freight Services					
Postage, Freight & Messenger	\$ 60	\$ -	\$ 60	\$ 60	Agenda Mailings and other Misc Mailings
Computer Services (Web Site)	\$ 2,400	\$ -	\$ 2,400	\$ 2,400	Statutory Maintenance of District Web Site
Insurance					
	\$ 6,397	\$ 7,069	\$ 7,069	\$ 7,269	General Liability and D&O Liability Insurance
Subscriptions and Memberships					
	\$ 175	\$ 175	\$ 175	\$ 175	Department of Economic Opportunity Fee
Printing and Binding					
	\$ 50	\$ -	\$ 100	\$ 100	Agenda books and copies
Rentals and Leases - Meeting Room					
	\$ 250	\$ -	\$ 275	\$ 275	Meeting Room Rental
Legal Services					
General Counsel	\$ 3,000	\$ -	\$ 1,000	\$ 2,000	District Attorney
Other General Government Services					
Engineering Services	\$ -	\$ -	\$ -	\$ -	District Engineer
Landscaping Services					
Repairs and Maintenance					
Public Area Landscaping	\$ 19,900	\$ 3,250	\$ 19,900	\$ 20,000	Lake Bank Mowing and misc. public area maint.
Contingencies					
	\$ -	\$ -	\$ -	\$ -	For unforeseen expenditures
Other Fees and Charges					
Discounts, Tax Collector Fee and Property Appraiser Fee	\$ 4,730	\$ -	\$ 4,730	\$ 5,258	Discount is 4% for November payment, plus TC/PA charge of 3% for fees to include assessment on Tax Bills
Total Appropriations	\$ 72,296	\$ 17,094	\$ 73,042	\$ 80,371	
Fund Balances:					
Change from Current Year Operations	\$ -	\$ 6,367	\$ (747)	\$ -	Cash Over (Short) at Fiscal Year End
Fund Balance - Beginning	\$ 203,373		\$ 203,373	\$ 202,626	
Extraordinary Capital/Operations	\$ 185,299		\$ 184,365	\$ 182,533	
1st Three (3) Months of Operations	\$ 18,074		\$ 18,261	\$ 20,093	
Total Fund Balance	\$ 203,373		\$ 202,626	\$ 202,626	

**Buckeye Park Community Development District
General Fund - Budget
Fiscal Year 2027**

Description	Fiscal Year 2026 Budget	Actual at 12/21/25	Anticipated Year End 09/30/2026	Fiscal Year 2027 Budget	Notes
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Landowner	Assessment	Assessment
Manatee County (41.901 Acres)	N/A	N/A
Lot 1	\$ 21,252.72	\$ 23,626.61
Lot 2	\$ 2,289.75	\$ 2,545.51
Lot 3	\$ 9,216.82	\$ 10,246.32
Lot 4	\$ 3,016.74	\$ 3,353.71
Lot 5	\$ 3,005.88	\$ 3,341.63
Lot 6	\$ 2,886.37	\$ 3,208.77
Lot 7	\$ 1,576.58	\$ 1,752.68
Lot 8	\$ 1,712.99	\$ 1,904.33
Lot 9	\$ 1,578.99	\$ 1,755.36
Lot 10	\$ 1,816.81	\$ 2,019.74
Lot 11 (Now included in Lot 12A - absorbed)	\$ 1,809.56	\$ 2,011.69
Lot 12	\$ 1,809.56	\$ 2,011.69
Lot 13	\$ 20,322.87	\$ 22,592.89
Total Assessment:	\$ 72,295.62	\$ 80,370.91

**Buckeye Park Community Development District
Debt Service Fund - Series 2008 Bonds - Budget
Fiscal Year 2027**

Description	Fiscal Year 2026 Budget	Actual at 12/21/25	Anticipated Year End 09/30/2026	Fiscal Year 2027 Budget
Revenues and Other Sources				
Carryforward	\$ -	\$ -	\$ -	\$ -
Interest Income				
Revenue Account	\$ 3,492	\$ 1,283	\$ 5,134	\$ 4,620
Reserve Account	\$ 6,065	\$ 835	\$ 3,340	\$ 3,006
Special Assessment Revenue	-			
On Roll - Series 2008	\$ 199,819	\$ 19,050	\$ 199,819	\$ 199,060
Total Revenue and Other Sources	\$ 209,376	\$ 21,168	\$ 208,293	\$ 206,686
Expenditures and Other Uses				
Debt Service				
Principal Debt Service - Mandatory				
Series 2008	\$ 70,000	\$ -	\$ 70,000	\$ 75,000
Principal Debt Service - Early Redemptions				
Series 2008	\$ -	\$ 5,000	\$ 5,000	\$ -
Interest Expense				
Series 2008	\$ 116,747	\$ 58,472	\$ 116,747	\$ 111,038
Fees/Discounts for Early Payment	\$ 13,072	\$ -	\$ 13,130	\$ 13,023
Total Expenditures and Other Uses	\$ 199,819	\$ 63,472	\$ 204,877	\$ 199,060
Net Increase/(Decrease) in Fund Balance	\$ 9,557	\$ (42,304)	\$ 3,416	\$ 7,626
Fund Balance - Beginning	\$ 237,236	\$ 237,236	\$ 237,236	\$ 240,652
Fund Balance - Ending	\$ 246,793	\$ 194,932	\$ 240,652	\$ 248,279

Restricted Fund Balance:

Reserve Account	\$ 146,043
Amount Required for November 1, 2027 Interest Payment	\$ 52,566
Total - Restricted Fund Balance:	\$ 198,609

Landowner	Assessment	Assessment
Manatee County (41.901 Acres)	None	None
Lot 1	\$ 180,384.65	\$ 179,699.44
Lot 2	\$ 19,434.51	\$ 19,360.69
Lot 3	\$ -	\$ -
Lot 4	\$ -	\$ -
Lot 5	\$ -	\$ -
Lot 6	\$ -	\$ -
Lot 7	\$ -	\$ -
Lot 8	\$ -	\$ -
Lot 9	\$ -	\$ -
Lot 10	\$ -	\$ -
Lot 11 (Now included in Lot 12A - absorbed)	\$ -	\$ -
Lot 12	\$ -	\$ -
Lot 13	\$ -	\$ -
Total Assessment:	\$ 199,819.16	\$ 199,060.13

Buckeye Park Community Development District
Debt Service Fund - Series 2008
Fiscal Year 2027

Description	Prepayments	Principal	Coupon Rate	Interest	Annual Debt Service	Par Debt Outstanding
Par Amount Outstanding;		\$ 1,675,000	7.875%			
11/1/2024		\$ 5,000		\$ 61,425.00		
5/1/2025		\$ 65,000	7.875%	\$ 61,031.25	\$ 187,456	\$ 1,485,000
11/1/2025		\$ 5,000		\$ 58,471.88		\$ 1,480,000
5/1/2026		\$ 70,000	7.875%	\$ 58,275.00	\$ 181,747	\$ 1,410,000
11/1/2026				\$ 55,518.75		
5/1/2027		\$ 75,000	7.875%	\$ 55,518.75	\$ 181,038	\$ 1,335,000
11/1/2027				\$ 52,565.63		
5/1/2028		\$ 80,000	7.875%	\$ 52,565.63	\$ 180,131	\$ 1,255,000
11/1/2028				\$ 49,415.63		
5/1/2029		\$ 85,000	7.875%	\$ 49,415.63	\$ 178,831	\$ 1,170,000
11/1/2029				\$ 46,068.75		
5/1/2030		\$ 95,000	7.875%	\$ 46,068.75	\$ 177,138	\$ 1,075,000
11/1/2030				\$ 42,328.13		
5/1/2031		\$ 100,000	7.875%	\$ 42,328.13	\$ 179,656	\$ 975,000
11/1/2031				\$ 38,390.63		
5/1/2032		\$ 110,000	7.875%	\$ 38,390.63	\$ 176,781	\$ 865,000
11/1/2032				\$ 34,059.38		
5/1/2033		\$ 120,000	7.875%	\$ 34,059.38	\$ 178,119	\$ 745,000
11/1/2033				\$ 29,334.38		
5/1/2034		\$ 125,000	7.875%	\$ 29,334.38	\$ 178,669	\$ 620,000
11/1/2034				\$ 24,412.50		
5/1/2035		\$ 135,000	7.875%	\$ 24,412.50	\$ 173,825	\$ 485,000
11/1/2035				\$ 19,096.88		
5/1/2036		\$ 150,000	7.875%	\$ 19,096.88	\$ 173,194	\$ 335,000
11/1/2036				\$ 13,190.63		
5/1/2037		\$ 160,000	7.875%	\$ 13,190.63	\$ 176,381	\$ 175,000
11/1/2037				\$ 6,890.63		
5/1/2038		\$ 175,000	7.875%	\$ 6,890.63	\$ 173,781	\$ -

**Buckeye Park Community Development District
Assessment Comparison - Budget
Fiscal Year 2027**

Landowner	DEBT SERVICE Equivalent Benefit Unit - 1 EBU = 1,000 Sq Ft Net Developable Land	GENERAL FUND Equivalent Benefit Unit - 1 EBU = 1,000 Sq Ft Net Developable Land	General Fund - Percentage Ownership	Debt Service - Percentage Ownership	General Fund Assessment			Debt Service Fund Assessment			Total Assessment - All Funds	Par Debt Outstaing at September 30, 2027	
					Assessment without Discounts/Collection Costs	Discounts and Collection Costs	Total General Fund Assessment	Assessment without Discounts/Collection Costs	Discounts and Collection Costs	Total Debt Service Fund Assessment			
Manatee County (41.901 Acres)	1709.93	N/A	N/A	N/a	Manatee County is not assessed for the General Fund nor the Debt Service Fund								
Lot 1	717.38	717.38	29.40%	90.27%	\$ 22,080.94	\$ 1,545.67	\$ 23,626.61	\$ 167,943.40	\$ 11,756.04	\$ 179,699.44	\$ 203,326.05	\$ 1,205,157.24	
Lot 2	77.29	77.29	3.17%	9.73%	\$ 2,378.98	\$ 166.53	\$ 2,545.51	\$ 18,094.10	\$ 1,266.59	\$ 19,360.69	\$ 21,906.20	\$ 129,842.76	
Lot 3	311.11	311.11	12.75%	N/A	\$ 9,576.00	\$ 670.32	\$ 10,246.32	No Debt on this Lot			\$ 10,246.32		
Lot 4	101.83	101.83	4.17%	N/A	\$ 3,134.30	\$ 219.40	\$ 3,353.71	No Debt on this Lot			\$ 3,353.71		
Lot 5	101.46	101.46	4.16%	N/A	\$ 3,123.02	\$ 218.61	\$ 3,341.63	No Debt on this Lot			\$ 3,341.63		
Lot 6	97.43	97.43	3.99%	N/A	\$ 2,998.85	\$ 209.92	\$ 3,208.77	No Debt on this Lot			\$ 3,208.77		
Lot 7	53.22	53.22	2.18%	N/A	\$ 1,638.02	\$ 114.66	\$ 1,752.68	No Debt on this Lot			\$ 1,752.68		
Lot 8	57.82	57.82	2.37%	N/A	\$ 1,779.74	\$ 124.58	\$ 1,904.33	No Debt on this Lot			\$ 1,904.33		
Lot 9	53.30	53.30	2.18%	N/A	\$ 1,640.52	\$ 114.84	\$ 1,755.36	No Debt on this Lot			\$ 1,755.36		
Lot 10	61.33	61.33	2.51%	N/A	\$ 1,887.61	\$ 132.13	\$ 2,019.74	No Debt on this Lot			\$ 2,019.74		
Lot 11 (Now included in Lot 12A - absorbed)	61.08	61.08	2.50%	N/A	\$ 1,880.08	\$ 131.61	\$ 2,011.69	No Debt on this Lot			\$ 2,011.69		
Lot 12	61.08	61.08	2.50%	N/A	\$ 1,880.08	\$ 131.61	\$ 2,011.69	No Debt on this Lot			\$ 2,011.69		
Lot 13	685.99	685.99	28.11%	N/A	\$ 21,114.85	\$ 1,478.04	\$ 22,592.89	No Debt on this Lot			\$ 22,592.89		
Total:	4150.25	2440.32	100.00%	100.00%	\$ 75,113.00	\$ 5,257.91	\$ 80,370.91	\$ 186,037.50	\$ 13,022.63	\$ 199,060.13	\$ 235,478.56	\$ 1,335,000.00	

RESOLUTION 2026-4

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE BUCKEYE PARK COMMUNITY DEVELOPMENT DISTRICT IMPOSING SPECIAL ASSESSMENTS, CERTIFYING AN ASSESSMENT ROLL; PROVIDING A SEVERABILITY CLAUSE; PROVIDING FOR CONFLICT AND PROVIDING AN EFFECTIVE DATE.

RECITALS

WHEREAS, the Buckeye Park Community Development District (the "District") is a local unit of special-purpose government established pursuant to [Chapter 190, Florida Statutes](#) for the purpose of providing, operating and maintaining infrastructure improvements, facilities and services to the lands within the District; and

WHEREAS, the District is located in Manatee County, Florida (the "County"); and

WHEREAS, the District has constructed or acquired various infrastructure improvements and provides certain services in accordance with the District's adopted Improvement Plan and [Chapter 190, Florida Statutes](#); and

WHEREAS, the Board of Supervisors (the "Board") of the District hereby determines to undertake various operations and maintenance activities described in the District's budget for Fiscal Year 2027 ("Operations and Maintenance Budget"), attached hereto as Exhibit "A" and incorporated by reference herein; and

WHEREAS, the District must obtain sufficient funds to provide for the operation and maintenance of the services and facilities provided by the District as described in the District's budget for Fiscal Year 2027; and

WHEREAS, the provision of such services, facilities, and operations is a benefit to lands within the district; and

WHEREAS, [Chapter 190, Florida Statutes](#), provides that the District may impose special assessments on benefitted lands within the District; and

WHEREAS, [Chapter 197, Florida Statutes](#), provides a mechanism pursuant to which such special assessments may be placed on the tax roll and collected by the local tax collector ("Uniform Method") and the District has previously evidenced its intention to utilize this Uniform Method; and

WHEREAS, the District has previously levied an assessment for debt service, which the District desires to collect on the tax roll pursuant to the Uniform Method and which is also indicated on Exhibit "A" the Budget; and

WHEREAS, the District has approved an Agreement with the Property Appraiser and Tax Collector of the County to provide for the collection of the special assessments under the Uniform Method; and

WHEREAS, it is in the best interests of the District to proceed with the imposition of the special assessments for operations and maintenance on platted lots in the amount contained in the budget; and

WHEREAS, the District desires to levy and directly collect on the certain lands special assessments reflecting their portion of the District's operations and maintenance budget; and

WHEREAS, the District Manager is authorized to prepare, certify and/or amend the Assessment Roll of the District to the County Tax Collector pursuant to the Uniform Method as authorized by Florida Law.

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

SECTION 1. BENEFIT. The provision of the services, facilities, and operations as described in Exhibit "A" the Budget confers a special and peculiar benefit to the lands within the District, which benefits exceed or equal the costs of the assessments. The allocation of the costs to the specially benefitted lands is shown in the Assessment Roll as certified to the Tax Collector, as may be amended from time to time is hereby found to be fair and reasonable.

SECTION 2. ASSESSMENT IMPOSITION. A special assessment for operation and maintenance as provided for in [Chapter 190, Florida Statutes](#), is hereby imposed and levied on benefitted lands within the District in accordance with Exhibit "A" the Budget. The lien of the special assessments for operations and maintenance imposed and levied by this Resolution shall be effective upon passage of this Resolution.

SECTION 3. COLLECTION AND ENFORCEMENT; PENALTIES; INTEREST. The collection of the previously levied debt service assessments and operation and maintenance special assessments shall be at the same time and in the same manner as County taxes in accordance with the Uniform Method.

Assessments directly collected by the District, if any due, may be paid in several partial, deferred payments as may be determined by the District Manager.

General Fund Billing Amount: The District Manager may amend based on the Tax Rolls that are provided to the District by the Manatee County Property Appraiser.

Debt Service Fund Billing Amount: The District Manager may amend based on the Tax Rolls that are provided to the District by the Manatee County Property Appraiser.

Direct Bill Assessments. Any operations and maintenance assessments, and debt service assessments, not being collected on the Tax Roll, if any, shall be collected directly by the District. Assessments directly collected by the District are due in full on December 1, 2026; provided, however, that, to the extent permitted by law, the assessments due may be paid in several partial, deferred payments and according to a schedule to be established by the District Manager and set forth in the direct collection invoice. In the event that an assessment payment is not timely made, the whole assessment - including any remaining partial, deferred payments for Fiscal Year 2026/2027, shall immediately become due and payable; shall accrue interest, penalties in the amount of one percent (1%) per month, and all costs of collection and enforcement; and shall either be enforced pursuant to a foreclosure action, or, at the District's sole discretion, collected pursuant to the Uniform Method on a future tax bill, which amount may include penalties, interest, and costs of collection and enforcement. Any prejudgment interest on delinquent assessments shall accrue at the rate of any bonds secured by the assessments, or at the statutory prejudgment interest rate, as applicable. In the event an assessment subject to direct collection by the District shall be delinquent, the District Manager and District Counsel, without further authorization by the Board, may initiate foreclosure proceedings pursuant to Chapter 170, *Florida Statutes*, or other applicable law to collect and enforce the whole assessment, as set forth herein.

Future Collection Methods. The decision to collect special assessments by any particular method - e.g., on the tax roll or by direct bill - does not mean that such method will be used to collect special assessments in future years, and the District reserves the right in its sole discretion to select collection methods in any given year, regardless of past practices.

SECTION 4. ASSESSMENT ROLL. The District's Assessment Roll, as authorized to be prepared by the District Manager is hereby certified. That portion of the District's Assessment Roll which includes developed lands and platted lots is hereby certified to the County Tax Collector and shall be collected by the County Tax Collector in the same manner and time as County taxes. The proceeds therefrom shall be paid to the Buckeye Park Community Development District.

SECTION 5. ASSESSMENT ROLL AMENDMENT. The District Manager shall keep apprised of all updates made to the County property roll by the Property Appraiser after the date of this Resolution and shall amend the District's Assessment Roll in accordance with any such updates, for such time as authorized by Florida law, to the County property roll. After any amendment of the Assessment Roll, the District Manager shall file the updates to the tax roll in the District records.

SECTION 6. CONFLICT. That all Sections or parts of Sections of any Resolutions, Agreements, or actions of the Board of Supervisors in conflict are hereby repealed to the extent of such conflict.

SECTION 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.

SECTION 8. EFFECTIVE DATE. This Resolution shall take effect upon the passage and adoption of this Resolution by the Board of Supervisors of the Buckeye Park Community Development District.

PASSED AND ADOPTED by the Board of Supervisors of the Buckeye Park Community Development District, Manatee County, Florida, this 7th day of May 2026.

ATTEST:

**BUCKEYE PARK COMMUNITY
DEVELOPMENT DISTRICT**

James P. Ward, Secretary

Gary Kompothecras, Chairperson

Exhibit A: Fiscal Year 2027 Adopted Budget

Buckeye Park

Community Development District

Proposed Budget Fiscal Year 2027

Prepared By:

PFM Management Services LLC

2301 N.E. 37th Street

Fort Lauderdale, Florida 33308

Phone: (954) 658-4900

Email: Wardj@pfm.com

Buckeye Park Community Development District
General Fund - Budget
Fiscal Year 2027

Description	Fiscal Year 2026 Budget	Actual at 12/21/25	Anticipated Year End 09/30/2026	Fiscal Year 2027 Budget	Notes
Revenues and Other Sources					
Carryforward	\$ -	\$ -	\$ -	\$ -	
Assessment Revenue					
Assessments - On-Roll	\$ 72,296	\$ 23,461	\$ 72,296	\$ 80,371	Assessments from Property Owners
Assessments - Off-Roll	\$ -	\$ -	\$ -	\$ -	
Total Revenue & Other Sources	\$ 72,296	\$ 23,461	\$ 72,296	\$ 80,371	
Appropriations					
Legislative					
Board of Supervisor's Fees	\$ 3,000	\$ -	\$ 3,000	\$ 3,000	Statutory Required Fees (3 Board Meetings)
Executive					
Professional - Management	\$ 20,000	\$ 5,000	\$ 20,000	\$ 25,000	District Manager
Financial and Administrative					
Audit Services	\$ 5,275	\$ -	\$ 5,275	\$ 5,275	Statutory Required Audit - Yearly
Arbitrage Rebate Fees	\$ 500	\$ -	\$ 500	\$ 500	IRS Required Calculation to insure interest on bond funds does not exceed interest paid on bonds
Other Contractual Services					
Legal Advertising	\$ 1,000	\$ -	\$ 3,000	\$ 3,500	Statutory Required Legal Advertising
Trustee Services	\$ 3,709	\$ -	\$ 3,709	\$ 3,709	Trust Fees on Bonds
Dissemination Agent Services	\$ 1,600	\$ 1,600	\$ 1,600	\$ 1,600	Required Reporting for Bonds
Property Appraiser Fees	\$ -	\$ -	\$ -	\$ -	Fees to place assessments on Tax Bills
Bank Service Fees	\$ 250	\$ -	\$ 250	\$ 250	Bank Fees - Governmental Accounts
Communications and Freight Services					
Postage, Freight & Messenger	\$ 60	\$ -	\$ 60	\$ 60	Agenda Mailings and other Misc Mailings
Computer Services (Web Site)	\$ 2,400	\$ -	\$ 2,400	\$ 2,400	Statutory Maintenance of District Web Site
Insurance					
	\$ 6,397	\$ 7,069	\$ 7,069	\$ 7,269	General Liability and D&O Liability Insurance
Subscriptions and Memberships					
	\$ 175	\$ 175	\$ 175	\$ 175	Department of Economic Opportunity Fee
Printing and Binding					
	\$ 50	\$ -	\$ 100	\$ 100	Agenda books and copies
Rentals and Leases - Meeting Room					
	\$ 250	\$ -	\$ 275	\$ 275	Meeting Room Rental
Legal Services					
General Counsel	\$ 3,000	\$ -	\$ 1,000	\$ 2,000	District Attorney
Other General Government Services					
Engineering Services	\$ -	\$ -	\$ -	\$ -	District Engineer
Landscaping Services					
Repairs and Maintenance					
Public Area Landscaping	\$ 19,900	\$ 3,250	\$ 19,900	\$ 20,000	Lake Bank Mowing and misc. public area maint.
Contingencies					
	\$ -	\$ -	\$ -	\$ -	For unforeseen expenditures
Other Fees and Charges					
Discounts, Tax Collector Fee and Property Appraiser Fee	\$ 4,730	\$ -	\$ 4,730	\$ 5,258	Discount is 4% for November payment, plus TC/PA charge of 3% for fees to include assessment on Tax Bills
Total Appropriations	\$ 72,296	\$ 17,094	\$ 73,042	\$ 80,371	
Fund Balances:					
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Fund Balance - Beginning	\$ 203,373		\$ 203,373	\$ 202,626	
Extraordinary Capital/Operations	\$ 185,299		\$ 184,365	\$ 182,533	
1st Three (3) Months of Operations	\$ 18,074		\$ 18,261	\$ 20,093	
Total Fund Balance	\$ 203,373		\$ 202,626	\$ 202,626	

**Buckeye Park Community Development District
General Fund - Budget
Fiscal Year 2027**

Description	Fiscal Year 2026 Budget	Actual at 12/21/25	Anticipated Year End 09/30/2026	Fiscal Year 2027 Budget	Notes
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Lot 8	\$ 1,712.99	\$ 1,904.33
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Lot 13	\$ 20,322.87	\$ 22,592.89
Total Assessment:	\$ 72,295.62	\$ 80,370.91

**Buckeye Park Community Development District
Debt Service Fund - Series 2008 Bonds - Budget
Fiscal Year 2027**

Description	Fiscal Year 2026 Budget	Actual at 12/21/25	Anticipated Year End 09/30/2026	Fiscal Year 2027 Budget
Revenues and Other Sources				
Carryforward	\$ -	\$ -	\$ -	\$ -
Interest Income				
Revenue Account	\$ 3,492	\$ 1,283	\$ 5,134	\$ 4,620
Reserve Account	\$ 6,065	\$ 835	\$ 3,340	\$ 3,006
Special Assessment Revenue				
On Roll - Series 2008	\$ 199,819	\$ 19,050	\$ 199,819	\$ 199,060
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Principal Debt Service - Mandatory				
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Principal Debt Service - Early Redemptions				
Series 2008	\$ -	\$ 5,000	\$ 5,000	\$ -
Interest Expense				
Series 2008	\$ 116,747	\$ 58,472	\$ 116,747	\$ 111,038
Fees/Discounts for Early Payment				
	\$ 13,072	\$ -	\$ 13,130	\$ 13,023
Total Expenditures and Other Uses	\$ 199,819	\$ 63,472	\$ 204,877	\$ 199,060
Net Increase/(Decrease) in Fund Balance	\$ 9,557	\$ (42,304)	\$ 3,416	\$ 7,626
Fund Balance - Beginning	\$ 237,236	\$ 237,236	\$ 237,236	\$ 240,652
Fund Balance - Ending	\$ 246,793	\$ 194,932	\$ 240,652	\$ 248,279

Restricted Fund Balance:

Reserve Account	\$ 146,043
Amount Required for November 1, 2027 Interest Payment	\$ 52,566
Total - Restricted Fund Balance:	\$ 198,609

Landowner	Assessment	Assessment
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Lot 2	\$ 19,434.51	\$ 19,360.69
Lot 3	\$ -	\$ -
Lot 4	\$ -	\$ -
Lot 5	\$ -	\$ -
Lot 6	\$ -	\$ -
Lot 7	\$ -	\$ -
Lot 8	\$ -	\$ -
Lot 9	\$ -	\$ -
Lot 10	\$ -	\$ -
Lot 11 (Now included in Lot 12A - absorbed)	\$ -	\$ -
Lot 12	\$ -	\$ -
Lot 13	\$ -	\$ -
Total Assessment:	\$ 199,819.16	\$ 199,060.13

Buckeye Park Community Development District
Debt Service Fund - Series 2008
Fiscal Year 2027

Description	Prepayments	Principal	Coupon Rate	Interest	Annual Debt Service	Par Debt Outstanding
Par Amount Outstanding;		\$ 1,675,000	7.875%			
11/1/2024		\$ 5,000		\$ 61,425.00		
5/1/2025		\$ 65,000	7.875%	\$ 61,031.25	\$ 187,456	\$ 1,485,000
11/1/2025		\$ 5,000		\$ 58,471.88		\$ 1,480,000
5/1/2026		\$ 70,000	7.875%	\$ 58,275.00	\$ 181,747	\$ 1,410,000
11/1/2026				\$ 55,518.75		
5/1/2027		\$ 75,000	7.875%	\$ 55,518.75	\$ 181,038	\$ 1,335,000
11/1/2027				\$ 52,565.63		
5/1/2028		\$ 80,000	7.875%	\$ 52,565.63	\$ 180,131	\$ 1,255,000
11/1/2028				\$ 49,415.63		
5/1/2029		\$ 85,000	7.875%	\$ 49,415.63	\$ 178,831	\$ 1,170,000
11/1/2029				\$ 46,068.75		
5/1/2030		\$ 95,000	7.875%	\$ 46,068.75	\$ 177,138	\$ 1,075,000
11/1/2030				\$ 42,328.13		
5/1/2031		\$ 100,000	7.875%	\$ 42,328.13	\$ 179,656	\$ 975,000
11/1/2031				\$ 38,390.63		
5/1/2032		\$ 110,000	7.875%	\$ 38,390.63	\$ 176,781	\$ 865,000
11/1/2032				\$ 34,059.38		
5/1/2033		\$ 120,000	7.875%	\$ 34,059.38	\$ 178,119	\$ 745,000
11/1/2033				\$ 29,334.38		
5/1/2034		\$ 125,000	7.875%	\$ 29,334.38	\$ 178,669	\$ 620,000
11/1/2034				\$ 24,412.50		
5/1/2035		\$ 135,000	7.875%	\$ 24,412.50	\$ 173,825	\$ 485,000
11/1/2035				\$ 19,096.88		
5/1/2036		\$ 150,000	7.875%	\$ 19,096.88	\$ 173,194	\$ 335,000
11/1/2036				\$ 13,190.63		
5/1/2037		\$ 160,000	7.875%	\$ 13,190.63	\$ 176,381	\$ 175,000
11/1/2037				\$ 6,890.63		
5/1/2038		\$ 175,000	7.875%	\$ 6,890.63	\$ 173,781	\$ -

Buckeye Park Community Development District
Assessment Comparison - Budget
Fiscal Year 2027

Landowner	DEBT SERVICE Equivalent Benefit Unit - 1 EBU = 1,000 Sq Ft Net Developable Land	GENERAL FUND Equivalent Benefit Unit - 1 EBU = 1,000 Sq Ft Net Developable Land	General Fund - Percentage Ownership	Debt Service - Percentage Ownership	General Fund Assessment			Debt Service Fund Assessment			Total Assessment - All Funds	Par Debt Outstaing at September 30, 2027	
					Assessment without Discounts/Collection Costs	Discounts and Collection Costs	Total General Fund Assessment	Assessment without Discounts/Collection Costs	Discounts and Collection Costs	Total Debt Service Fund Assessment			
Manatee County (41.901 Acres)	1709.93	N/A	N/A	N/a	Manatee County is not assessed for the General Fund nor the Debt Service Fund								
Lot 1	717.38	717.38	29.40%	90.27%	\$ 22,080.94	\$ 1,545.67	\$ 23,626.61	\$ 167,943.40	\$ 11,756.04	\$ 179,699.44	\$ 203,326.05	\$ 1,205,157.24	
Lot 2	77.29	77.29	3.17%	9.73%	\$ 2,378.98	\$ 166.53	\$ 2,545.51	\$ 18,094.10	\$ 1,266.59	\$ 19,360.69	\$ 21,906.20	\$ 129,842.76	
Lot 3	311.11	311.11	12.75%	N/A	\$ 9,576.00	\$ 670.32	\$ 10,246.32	No Debt on this Lot			\$ 10,246.32		
Lot 4	101.83	101.83	4.17%	N/A	\$ 3,134.30	\$ 219.40	\$ 3,353.71	No Debt on this Lot			\$ 3,353.71		
Lot 5	101.46	101.46	4.16%	N/A	\$ 3,123.02	\$ 218.61	\$ 3,341.63	No Debt on this Lot			\$ 3,341.63		
Lot 6	97.43	97.43	3.99%	N/A	\$ 2,998.85	\$ 209.92	\$ 3,208.77	No Debt on this Lot			\$ 3,208.77		
Lot 7	53.22	53.22	2.18%	N/A	\$ 1,638.02	\$ 114.66	\$ 1,752.68	No Debt on this Lot			\$ 1,752.68		
Lot 8	57.82	57.82	2.37%	N/A	\$ 1,779.74	\$ 124.58	\$ 1,904.33	No Debt on this Lot			\$ 1,904.33		
Lot 9	53.30	53.30	2.18%	N/A	\$ 1,640.52	\$ 114.84	\$ 1,755.36	No Debt on this Lot			\$ 1,755.36		
Lot 10	61.33	61.33	2.51%	N/A	\$ 1,887.61	\$ 132.13	\$ 2,019.74	No Debt on this Lot			\$ 2,019.74		
Lot 11 (Now included in Lot 12A - absorbed)	61.08	61.08	2.50%	N/A	\$ 1,880.08	\$ 131.61	\$ 2,011.69	No Debt on this Lot			\$ 2,011.69		
Lot 12	61.08	61.08	2.50%	N/A	\$ 1,880.08	\$ 131.61	\$ 2,011.69	No Debt on this Lot			\$ 2,011.69		
Lot 13	685.99	685.99	28.11%	N/A	\$ 21,114.85	\$ 1,478.04	\$ 22,592.89	No Debt on this Lot			\$ 22,592.89		
Total:	4150.25	2440.32	100.00%	100.00%	\$ 75,113.00	\$ 5,257.91	\$ 80,370.91	\$ 186,037.50	\$ 13,022.63	\$ 199,060.13	\$ 235,478.56	\$ 1,335,000.00	

RESOLUTION 2026-5

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE BUCKEYE PARK COMMUNITY DEVELOPMENT DISTRICT DESIGNATING DATES, TIME, AND LOCATION FOR REGULAR MEETINGS OF THE BOARD OF SUPERVISORS OF THE DISTRICT; PROVIDING FOR CONFLICT; PROVIDING FOR SEVERABILITY AND PROVIDING AN EFFECTIVE DATE.

RECITALS

WHEREAS, the Buckeye Park Community Development District (the "District") is a local unit of special-purpose government established pursuant to Chapter 190, *Florida Statutes* for the purpose of providing, operating, and maintaining infrastructure improvements, facilities, and services to the lands within the District; and

WHEREAS, in accordance with the provisions of Chapter 189.415, *Florida Statutes*, the District is required to file quarterly, semiannually, or annually a schedule of its regular meetings with the local governing authority or authorities; and

WHEREAS, in accordance with the above referenced Statute, the District shall also publish quarterly, semiannually, or annually its regular meeting schedule in a newspaper of general paid circulation in the County in which the District is located and shall appear in the legal notices section of the classified advertisements.

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

SECTION 1. DESIGNATION OF DATES, TIME, AND LOCATION OF REGULAR MEETINGS IN FISCAL YEAR 2027.

- a) **Date:** The first Thursday of each month for Fiscal Year 2027, which covers the period October 1, 2026 through September 30, 2027.

Meeting Schedule-FY 2027	Thursday, October 1, 2026	Thursday, November 5, 2026
	Thursday, December 3, 2026	Thursday, January 7, 2027
	Thursday, February 4, 2027	Thursday, March 4, 2027
	Thursday, April 1, 2027	Thursday, May 6, 2027
	Thursday, June 3, 2027	Thursday, July 1, 2027
	Thursday, August 5, 2027	Thursday, September 2, 2027

- b) **Time:** 11:00 A.M. (Eastern Standard Time)

- c) **Location:** Country Inn and Suites, Bradenton-Lakewood Ranch
5610 Manor Hill Lane
Bradenton, Florida 34203

SECTION 2. SUNSHINE LAW AND MEETING CANCELATIONS AND CONTINUATIONS. The meetings of the Board of Supervisors are open to the public and will be conducted in accordance with the provisions of Florida Law for Community Development Districts. The District by and through its District Manager may cancel any meeting of the Board of Supervisors and all meetings may be continued to a date, time, and place to be specified on the record at the hearings or meeting.

SECTION 3. CONFLICT. That all Sections or parts of Sections of any Resolutions, Agreements, or actions of the Board of Supervisors in conflict are hereby repealed to the extent of such conflict.

SECTION 4. 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.

SECTION 5. EFFECTIVE DATE. This Resolution shall take effect upon the passage and adoption of this Resolution by the Board of Supervisors of the Buckeye Park Community Development District.

PASSED AND ADOPTED by the Board of Supervisors of the Buckeye Park Community Development District, Manatee County, Florida, this 7th day of May 2026.

ATTEST:

**BUCKEYE PARK
COMMUNITY DEVELOPMENT DISTRICT**

James P. Ward, Secretary

Gary Kompothecras, Chairperson

RESOLUTION 2026-6

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

RECITALS

WHEREAS, Buckeye Park 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 BUCKEYE PARK 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	Richard Fischer	2026
2	Gary Kompothecras	2026
3	Michael Nole	2028
4	Anthony Sansone	2028
5	Dale Bucy	2026

This year, Seat 1, currently held by Richard Fischer, Seat 2, currently Gary Kompothecras, and Seat 3, currently Dale Bucy, are subject to election by landowners in November 2026. The two candidates receiving the highest number of votes shall be elected for a term of four (4) years. The candidate receiving the next highest number of votes shall be elected for a term of two (2) years. The term of office for each successful candidate shall commence upon election.

**BUCKEYE PARK COMMUNITY DEVELOPMENT DISTRICT
RESOLUTION 2026-6**

MAY 7, 2026

2. **LANDOWNERS' 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 Thursday, the 5th day of November, 2026, at 11:00 AM and located at the Country Inn & Suites, Bradenton-Lakewood Ranch, 5410 Manor Hill Lane, Bradenton, Florida 34203.

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 [Chapter 190 Section 006 - 2025 Florida Statutes - The Florida Senate](#), the landowners' meeting and election have been announced by the Board at its May 7, 2026, 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 the office of the District Manager, c/o JPWard and Associates, LLC, 2301 NE 37th Street, Fort Lauderdale, Florida 33308, Phone: 954-658-4900, E-Mail: JimWard@JPWardAssociates.com.

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 by the Board of Supervisors of the Buckeye Park Community Development District, Manatee County, Florida, this 7th day of May 2026.

ATTEST:

**BUCKEYE PARK COMMUNITY
DEVELOPMENT DISTRICT**

James P, Ward, Secretary

Gary Kompothecras, Chairperson

Exhibit A: Sample Notice of Landowners' Meeting and Election, Proxy, Ballot Form and Instructions

EXHIBIT A

NOTICE OF LANDOWNERS' MEETING AND ELECTION AND MEETING OF THE BOARD OF SUPERVISORS OF THE BUCKEYE PARK COMMUNITY DEVELOPMENT DISTRICT

Notice is hereby given to the public and all landowners within Buckeye Park Community Development District ("**District**") the location of which is generally described as comprising approximately 94.7 acres of land. The site generally described as comprising 13 lots on 94.7 acres represented by the site boundary of Buckeye Park Industrial Park 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: November 5, 2026
TIME: 11:00 A.M.
PLACE: Country Inn & Suites, Bradenton-Lakewood Ranch
5410 Manor Hill Lane
Bradenton, Florida 34203.

Each landowner may vote in person or by written proxy. Proxy forms may be obtained upon request at the office of the District Manager, c/o PFM Management Services, LLC, 2301 NE 37th Street, Fort Lauderdale, Florida 33308, Phone 954-658-4900, E-Mail: Wardj@pfm.com ("**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 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.

James P. Ward

District Manager

Run Date(s): October 11, 2026 & October 18, 2026

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
BUCKEYE PARK COMMUNITY DEVELOPMENT DISTRICT
FOR THE ELECTION OF SUPERVISORS**

DATE OF LANDOWNERS' MEETING: **Thursday, November 5, 2026**

TIME: **11:00 A.M**

LOCATION: **Country Inn & Suites, Bradenton-Lakewood Ranch
5410 Manor Hill Lane
Bradenton, Florida 34203.**

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, three (3) seats on the Board will be up for election by landowners. The candidates receiving the highest number of votes shall be elected for a term of four (4) years. The candidate receiving the next highest number of votes shall be elected for a term of two (2) years. The term of office for each successful 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

**BUCKEYE PARK COMMUNITY DEVELOPMENT DISTRICT
Manatee County, Florida
Landowners' Meeting - November 5, 2026**

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 Buckeye Park Community Development District to be held at Country Inn & Suites, Bradenton-Lakewood Ranch, 5410 Manor Hill Lane, Bradenton, Florida 34203, on Thursday, November 5, 2026, at 11:00 a.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

<u>Parcel Description</u>	<u>Acreage</u>	<u>Authorized Votes</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.]

Total Number of Authorized Votes: _____

NOTES: Pursuant to [Section 190.006\(2\)\(b\), Florida Statutes](#) (2025), 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
BUCKEYE PARK COMMUNITY DEVELOPMENT DISTRICT
Manatee County, Florida
Landowners Meeting - November 5, 2026

For Election (3 Supervisors): The two (2) candidates receiving the highest number of votes will receive a four (4) year term. The candidate receiving the next highest number of votes shall be elected for a term of two (2) years. The term of office for each successful candidate shall commence 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 Buckeye Park 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		
2		
5		

Date: _____

Signed: _____

Printed Name: _____

RESOLUTION 2026-7

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE BUCKEYE PARK COMMUNITY DEVELOPMENT DISTRICT, ADOPTING THE ALTERNATIVE INVESTMENT GUIDELINES FOR INVESTING PUBLIC FUNDS IN EXCESS OF AMOUNT NEEDED TO MEET CURRENT OPERATING EXPENSES, IN ACCORDANCE WITH SECTION 218.415(17), FLORIDA STATUTES; PROVIDING FOR SEVERABILITY AND INVALID PROVISIONS; PROVIDING FOR CONFLICT AND PROVIDING FOR AN EFFECTIVE DATE.

RECITALS

WHEREAS, the Buckeye Park 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, hereinafter referred to as the "**Board**" of the District is required to adopt an investment policy in accordance with Section 218.415, *Florida Statutes*, and

WHEREAS, the Board desires to adopt the alternative investment guidelines for the investment of public funds in excess of amounts needed to meet current operating expenses, in accordance with Section 218.415, *Florida Statutes*.

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

SECTION 1. ALTERNATIVE INVESTMENT GUIDELINES. The District hereby adopts the alternative investment guidelines for the investment of public funds in excess of the amounts needed to meet current operating expenses, in accordance with Section 218.415(17), *Florida Statutes*.

The District may invest in the following instruments and may divest itself of investments, at prevailing prices or rates:

- a) The Local Government Surplus Trust Fund, or any intergovernmental investment pool authorized pursuant to the Florida Interlocal Cooperation Act of 1969, as provided in Section 163.01, *Florida Statutes*.
- b) Securities and Exchange Commission registered money market funds with the highest credit quality rating from a nationally recognized rating agency.
- c) Interest-bearing time deposits or savings accounts in qualified public depositories, as defined in Section 280.02, *Florida Statutes*.

d) Direct obligations of the U. S. Treasury.

To the extent that the above referenced instruments are amended in Section 218.415(17) the prevailing investments outlined in Section 418.415(17) shall govern.

SECTION 2. LIQUIDITY PROVISIONS. Securities listed in paragraphs c and d shall be invested to provide sufficient liquidity to pay obligations as they come due.

SECTION 3. SEVERABILITY AND INVALID PROVISIONS. If any one of the covenants, agreements or provisions herein contained shall be held contrary to any express provision of law or contract to the policy of express law, but not expressly prohibited or against public policy, or shall for any reason whatsoever be held invalid, then such covenants, agreements or provisions shall be null and void and shall be deemed separable from the remaining covenants, agreements or provisions and shall in no way effect the validity of the other provisions hereof 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.

SECTION 4. CONFLICT. That all Sections or parts of Sections of any Resolutions, Agreements or actions of the Board of Supervisors in conflict are hereby repealed to the extent of such conflict.

SECTION 5. EFFECTIVE DATE. This Resolution shall become effective immediately upon passage.

PASSED AND ADOPTED by the Board of Supervisors of the Buckeye Park Community Development District, Manatee County, Florida, this 7th day of May 2026.

ATTEST:

**BUCKEYE PARK
COMMUNITY DEVELOPMENT DISTRICT**

James P. Ward, Secretary

Gary Kompothecras, Chairperson

Scott Farrington

Supervisor of Elections



**MAKE FREEDOM COUNT...
REGISTER AND VOTE!**

Manatee County, Florida

April 17, 2026

Buckeye Park Community Development District
Attn: Katey Selchan
J.P. Ward & Associates, LLC
2301 NE 37th St
Fort Lauderdale FL 33308

Dear Ms. Selchan:

We are in receipt of your request for the number of registered voters in the Buckeye Park Community Development District of April 15, 2026. According to our records, there were 0 persons registered in the Buckeye Park Community Development District as of that date.

I hope this information is helpful to you. If I can be of any further assistance to you, please do not hesitate to contact my office at your earliest convenience.

Sincerely,

A handwritten signature in black ink that reads "Scott Farrington". The signature is enclosed in a dashed rectangular box.

Scott Farrington
Supervisor of Elections

SF/sas

Buckeye Park

Community Development District

*Financial Statements
As of March 31, 2026*

PFM Management Services LLC
2301 N.E. 37th Street
Fort Lauderdale, Florida 33308
Phone: (954) 658-4900

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Buckeye Park Community Development District

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Buckeye Park Community Development District
Balance Sheet
As of March 31, 2026

	Governmental Funds		Account Groups		Totals (Memorandum Only)
	General Fund	Debt Service Fund Series 2008	General Long Term Debt	General Fixed Assets	
Assets					
Cash and Investments					
General Fund					
Truist Bank - Checking Account	\$ 211,796	\$ -	\$ -	\$ -	\$ 211,796
Debt Service Fund					
Reserve Account	-	128,883	-	-	128,883
Revenue Account	-	234,819	-	-	234,819
Prepayment Account	-	2,160	-	-	2,160
Due from Other Funds					
General Fund	-	-	-	-	-
Debt Service Fund(s)	-	-	-	-	-
Land					
	-	-	-	6,317,127	6,317,127
Improvements Other Than Buildings					
	-	-	-	1,932,898	1,932,898
Amount Available in Debt Service Funds					
	-	-	365,862	-	365,862
Amount to be Provided by Debt Service Funds					
	-	-	1,114,138	-	1,114,138
Total Assets	\$ 211,796	\$ 365,862	\$ 1,480,000	\$ 8,250,025	\$ 10,307,683
Liabilities					
Accounts Payable					
	-	-	-	-	-
Due to Other Funds					
General Fund	-	-	-	-	-
Debt Service Fund	-	-	-	-	-
Bonds Payable					
Current Portion (Due Within 12 Months)	-	-	70,000	-	70,000
Long Term	-	-	\$1,410,000	-	1,410,000
Total Liabilities	\$ -	\$ -	\$ 1,480,000	\$ -	\$ 1,480,000
Fund Equity and Other Credits					
Investment in General Fixed Assets					
	-	-	-	8,250,025	8,250,025
Fund Balance					
Restricted					
Beginning: October 1, 2025 (Unaudited)	-	237,236	-	-	237,236
Results from Current Operations	-	128,626	-	-	128,626
Unassigned					
Beginning: October 1, 2025 (Unaudited)	203,373	-	-	-	203,373
Change to Fund: Prior Period Adjustment	489	-	-	-	489
Results from Current Operations	7,934	-	-	-	7,934
Total Fund Equity and Other Credits	\$ 211,796	\$ 365,862	\$ -	\$ 8,250,025	\$ 8,827,683
Total Liabilities, Fund Equity and Other Credits	\$ 211,796	\$ 365,862	\$ 1,480,000	\$ 8,250,025	\$ 10,307,683

Buckeye Park Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
As of March 31, 2026

Description	March	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources				
Carryforward	\$ -	\$ -	\$ -	0%
Special Assessment Revenue				
Special Assessments - On-Roll	-	43,392	72,296	64%
Other Fees and Charges				
Discounts/Collection Fees	-	-	(4,730)	0%
Total Revenue and Other Sources	\$ -	\$ 43,392	\$ 67,566	64%
Expenditures and Other Uses				
Legislative				
Board of Supervisor's Fees	600	600	3,000	20%
Executive				
Professional Management	1,667	10,000	20,000	50%
Financial and Administrative				
Audit Services	-	5,000	5,275	95%
Arbitrage Rebate Services	-	-	500	0%
Other Contractual Services				
Legal Advertising	-	-	1,000	0%
Trustee Services	-	-	3,709	0%
Dissemination Agent Services	-	1,500	1,600	94%
Bond Amortization Schedules	-	100	-	0%
Bank Service Fees	-	-	250	0%
Communication and Freight Services				
Postage, Freight and Messenger	23	64	60	106%
Computer Services - Website Development	-	1,200	2,400	50%
Insurance				
Subscription & Memberships	-	175	175	100%
Printing & Binding				
Rentals & Leases - Meeting Room	-	-	250	0%
Legal Services				
General Counsel	-	-	3,000	0%
Landscaping Services				
Repairs & Maintenance				
Public Area Landscaping	1,625	9,750	19,900	49%
Contingencies				
Contingencies	-	-	-	0%
Total Expenditures and Other Uses	\$ 3,914	\$ 35,458	\$ 67,566	52%
Net Increase/ (Decrease) in Fund Balance				
Fund Balance - Beginning	215,710	203,373	203,373	
Fund Additions/(Expenditures)	-	489	-	
Fund Balance - Ending	\$ 211,796	\$ 211,796	\$ 203,373	

Prepared by:

JPWARD and Associates, LLC

Buckeye Park Community Development District
Debt Service Fund - Series 2008
Statement of Revenues, Expenditures and Changes in Fund Balance
As of March 31, 2026

Description	March	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources				
Carryforward	\$ -	\$ -	\$ -	0%
Interest Income				
Reserve Account	347	2,408	6,065	40%
Revenue Account	626	2,101	3,492	60%
Special Assessment Revenue				
Special Assessments - On-Roll	-	187,589	199,819	94%
Fees/Discounts for Early Payment	-	-	(13,072)	0%
Total Revenue and Other Sources:	\$ 973	\$ 192,098	\$ 196,304	98%
Expenditures and Other Uses				
Debt Service				
Principal Debt Service - Mandatory				
Series 2008 Bonds	-	-	70,000	0%
Principal Debt Service - Early Redemptions				
Series 2008 Bonds	-	5,000	-	0%
Interest Expense				
Series 2008 Bonds	-	58,472	116,747	50%
Total Expenditures and Other Uses:	\$ -	\$ 63,472	\$ 186,747	34%
Net Increase/ (Decrease) in Fund Balance	973	128,626	9,557	
Fund Balance - Beginning	364,888	237,236	237,236	
Fund Balance - Ending	\$ 365,862	\$ 365,862	\$ 246,793	

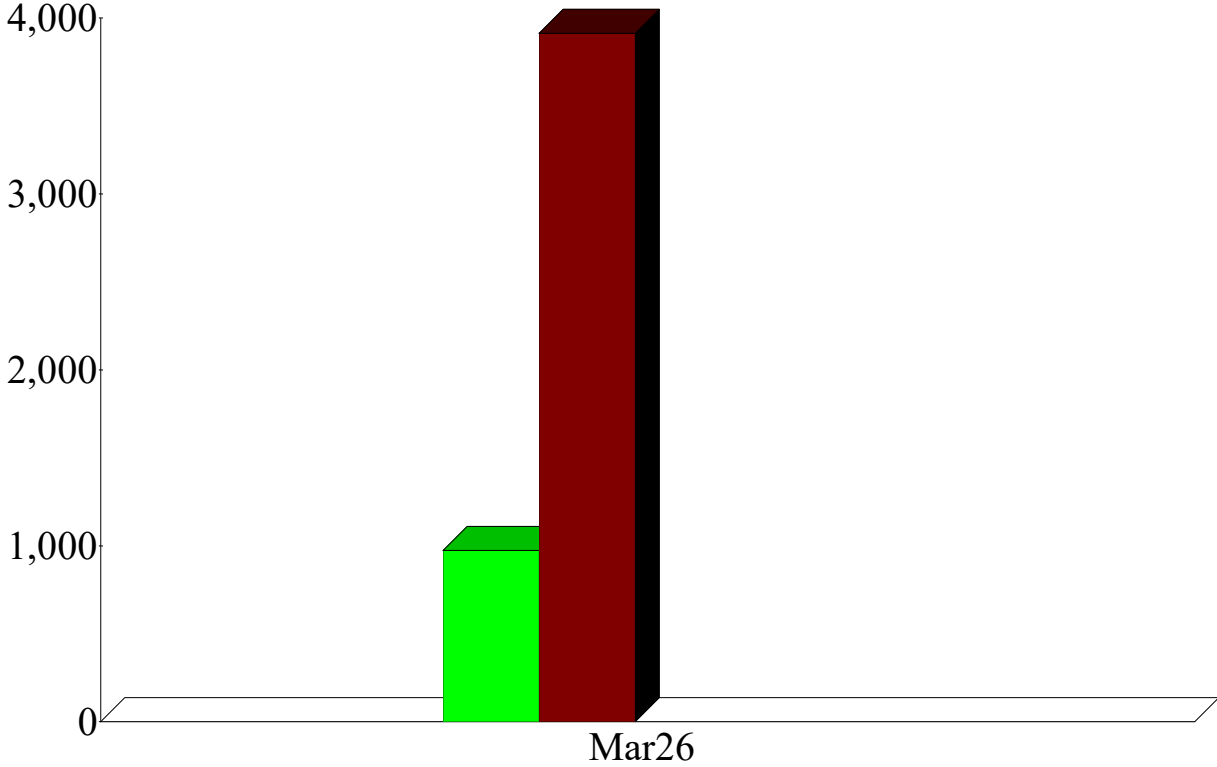
Buckeye Park Community Development District

Income and Expense by Month

March 2026

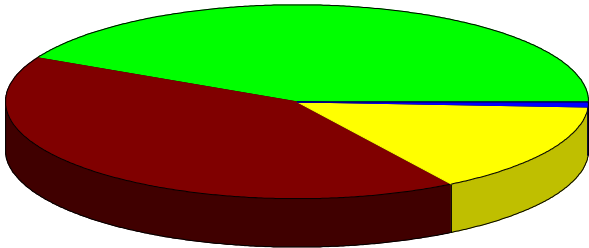


\$ in 1's



Expense Summary March 2026

5120000 · Executive	42.58%
5390000 · Landscaping Services	41.51
5110000 · Legislative	15.33
5134102 · Postage, Freight & Mes	0.58
Total	\$3,914.33



By Account