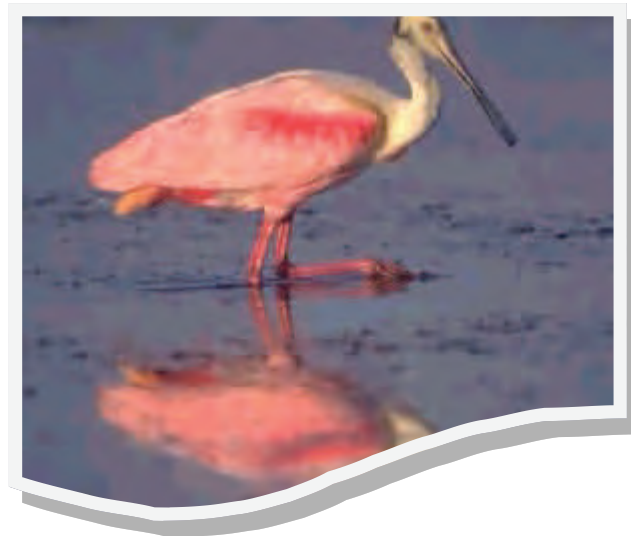


JPWard and Associates, LLC

**BUCKEYE PARK
COMMUNITY DEVELOPMENT DISTRICT**

AGENDA

SEPTEMBER 6, 2018



Board of Supervisor's

**Dale S. Jones Jr., Chairman
David Jae, Vice Chairman
Scott Campbell, Assistant Secretary
Adam Lerner, Assistant Secretary**

Prepared by:

**JPWard and Associates, LLC
TOTAL Commitment to Excellence**

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BUCKEYE PARK COMMUNITY DEVELOPMENT DISTRICT

August 26, 2018

Board of Supervisors
Buckeye Park Community Development District

Dear Board Members:

The Regular Meeting of the Board of Supervisors of the Buckeye Park Community Development District will be held on **Thursday, September 06, 2018 at 1:00 P.M.**, at the **Palmetto Library, 923 6th Street West, Palmetto, Florida 34221**. The agenda is as follows:

1. Call to Order & Roll Call
2. Consideration of Minutes:
 - I. June 07, 2018 – Regular Meeting
3. Consideration of Resolution 2018-3 amending the date of the public hearing for the consideration of the Fiscal Year 2019 Budget.
4. **PUBLIC HEARINGS**
 - I. **FISCAL YEAR 2019 BUDGET**
 - a. Public Comment and Testimony.
 - b. Board Comment and Consideration.
 - c. Consideration of Resolution 2018-4 adopting the annual appropriation and Budget for Fiscal Year 2019.
 - II. **FISCAL YEAR 2019 IMPOSING SPECIAL ASSESSMENTS; ADOPTING AN ASSESSMENT ROLL, APPROVING THE GENERAL FUND SPECIAL ASSESSMENT METHODOLOGY AND ADOPTING AN OPERATION AND MAINTENANCE CAP FOR NOTICE PURPOSES ONLY**
 - a. Public Comment and Testimony.
 - b. Board Comment and Consideration.
 - c. Consideration of Resolution 2018-5 imposing special assessments, adopting and assessment roll and approving the general fund special assessment methodology.
5. Consideration of acceptance of the Audited Financial Statement for the Fiscal Year 2017.
6. Consideration of Resolution 2018-6 designating dates, time and location for regular meeting of the Board of Supervisor's for Fiscal Year, 2019.

7. Consideration of setting the date, time and location for the landowner's election for November 13th 2018 at 1:00 P.M. at the Palmetto Library, 923 6th Street West, Palmetto, Florida 34221
8. Staff Reports
 - I. Attorney
 - II. Manager
 - a. Financial Statements – July 31, 2018 (Unaudited)
5. Audience Comments and Supervisor's Requests
9. Adjournment

The second order of business is consideration of the minutes of the June 06, 2018 meeting.

The third order of business is consideration of Resolution 2018-3 amending the date of the Public Hearing for the adoption of the District's FY 2019 Budget, to September 6, 2018. The time and location of the Public Hearing remain the same.

The fourth order of business deals with two (2) required Public Hearings to consider the adoption of the District's Fiscal Year 2019 Budget, Assessments, General Fund Special Assessment Methodology.

The first Public Hearing deals with the adoption of the Fiscal Year 2019 Budget which includes both the General Fund operations and the Debt Service Fund for the Series 2007 Bonds. At the conclusion of the hearing, will be consideration of Resolution 2018-4 which adopts the Fiscal Year 2019 Budget. The budget has not changed since approval by the Board at the June, 2018 meeting. As is usual, the enclosed budget has now split the amounts that will be billed on-roll and direct billed.

Essentially, in the General Fund the properties owned by Manatee County and Realty Income Properties the District will utilize the uniform method of collection (billed on the Manatee County Tax Collector) and the properties owned by Rosemont Holdings, LLC and Buckeye Park Holdings Inc. (the SPE) will be billed directly by the District. However, as is customary in CDD's that are in a default position on it's bonds, the assessments for the general fund for the SPE, are paid directly by the bondholder's to essentially deficit fund those assessments not paid by other property owners.

For the Series 2007 Bonds, the property owned by Manatee County was escheated to the County last year, and as such, will not be directly billed or collected by the District. The property owned by Realty Income Properties, the District will utilize the uniform method of collection.

For the properties owned by Rosemont Holdings, LLC will be billed directly by the District, and as noted above the property owned by the SPE, the bondholder has agreed to defer payments on those lands.

Subsequent to adoption of the budget, the resolution provides the Manager’s office to continue to update the roll if property is sold, until the District is required to certify the roll to the Manatee County Property Appraiser, which is generally in early September of each year.

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 2019 Budget. Resolution 2018-5 does essentially three (3) things. First, it imposes the special assessments for the general fund and the debt service 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 2018-5 and finally it approves the General Fund Special Assessment Methodology.

The fifth item of business is the consideration of acceptance of the Audited Financial Statement for the Fiscal Year 2017.

The sixth item of business is the consideration of Resolution 2018-6 setting the proposed meeting schedule for Fiscal Year 2019. As you may re-call, 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 at **1:00 P.M. on the dates noted below at the Palmetto Library, 923 6th Street West, Palmetto, Florida 34221.**

The Fiscal Year 2019 schedule is as follows

November 13, 2018 LO and Regular Meeting	April 9, 2019
August 13, 2019	

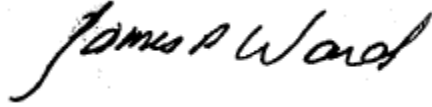
The seventh order of business of setting the date, time and location for the landowner’s election for November 13th 2018 at 1:00 P.M. at the Palmetto Library, 923 6th Street West, Palmetto, Florida 34221.

For this election, Seat 1 (Mr. David Jae), Seat 2 (Mr. Dale S. Jones) and Seat 5 (Vacant) are up for election at the November 12, 2018 election.

Buckeye Park Community Development District

The remainder of the Agenda is standard in nature, and in the meantime, if you have any questions or comments, please do not hesitate to contact me directly at (954) 658-4900.

Yours sincerely,
Buckeye Park Community Development District



James P. Ward
District Manager

Enclosures

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

The Regular Meeting of the Board of Supervisors of the Buckeye Park Community Development District was held on Tuesday, June 7, 2018, at 1:00 p.m. at the Country Inn and Suites, 5610 Manor Hill Lane, Bradenton, Florida 34203.

Present and constituting a quorum:

Dale S. Jones	Chairman
David Jae	Vice Chairman
Scott Campbell	Assistant Secretary

Absent:

Adam Lerner	Assistant Secretary
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Also present were:

JP Ward	District Manager
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FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Mr. Ward called the meeting to order, and all members were present at roll call with the exception of Adam Lerner.

SECOND ORDER OF BUSINESS

Consideration of the Minutes of the Meeting held on March 8, 2018

Mr. Ward stated the Board had previously received a copy of the minutes and asked if there were any additions, corrections or deletions. Hearing none, he called for a motion.

On MOTION made by Mr. Jones, seconded by Mr. Campbell, with all in favor, the Minutes of March 8, 2018, were approved.

THIRD ORDER OF BUSINESS

Consideration of Resolution 2018-1

Mr. Ward said Item 3 on the agenda was consideration of Resolution 2018-1, approving the proposed budget for Fiscal Year 2019 and setting a Public Hearing date, time and location for Tuesday, August 21, 2018, 1:00 p.m. at the Palmetto Library. He said the Budget was exactly the same as prior years.

Mr. Jones commented there was a slight change in Trustee Services, and asked Mr. Ward if a request had been made for him to make that change.

Mr. Ward responded negatively and said the change was because the property was in foreclosure. He stated the owners had paid their own bills, and he had increased the amount because he had seen the paid bill.

The Board asked if a notice would need to be sent to residents.

Mr. Ward asked if a Cap Rate had been established, and this was not certain. In view of this, it was decided to not have an increase in Trustee Services, in order that the Budget remain the same.

A discussion of the figures in the Budget ensued. The Board requested Mr. Ward to balance the Budget to equal last year's budget, and he responded he would do so.

On MOTION made by Mr. Jones, seconded by Mr. Jae, with all in favor, Resolution 2018-1, as described above, was approved.

FOURTH ORDER OF BUSINESS

Consideration of Resolution 2018-2

Mr. Ward stated Resolution 2018-2 adopted an electronic records retention policy of the District. He said he had been using electronic records for approximately eight years, but now it was provided by a matter of law, so he usually codified in these cases with a resolution. He said he was putting a policy in place, so it would be consistent. He said all records would be scanned, and actually already were scanned.

Mr. Jones stated it would be acceptable to him to receive all documents for the Board meetings in electronic form, and all agreed this would be done.

Mr. Ward called for a motion to adopt Resolution 2018-2

On MOTION made by Mr. Campbell, seconded by Mr. Jae, with all in favor, Resolution 2018-2 was approved.

FIFTH ORDER OF BUSINESS

Staff Reports

- I. Attorney - No report.
- II. Engineer - No report.
- III. Manager

Mr. Ward gave the required notification on the number of registered voters, which was zero. He instructed that the number of registered voters became significant after six years from the date of establishment, which had been reached; and 250 qualified electors, which had not been reached. He said when this second threshold was reached, they would have qualified elector based elections. He said at this time nothing needed to be done.

SIXTH ORDER OF BUSINESS

Audience Comments and Supervisors' Requests

Mr. Ward said no audience was present and asked if there were any comments from the supervisors.

Mr. Jones announced the Board anticipated receiving one offer on a parcel within the District. He said there had been negotiations between the SPE and a group out of Atlanta. He added contracts had been prepared and execution was anticipated.

Mr. Jones gave copies of reports from the Sheriffs' Department to Mr. Ward. These reports showed what had been done and attached an invoice for \$1400. Mr. Ward said he had received the invoices electronically, but he did not have the report.

Mr. Jones said he thought with school being out, there might be increased activity, and he would like to see the District continue to work with Manatee County Sheriff.

Mr. Ward commented the Sheriffs' Office had been extremely responsive.

It was commented that the Budget showed \$2,000 had been allocated for this expense. Mr. Ward responded as the District had not spent any money in other areas, this would not be a problem.

Mr. Jones reported that he had gotten a request from a new landowner who would like for the District to repair fencing on its property. He asked if it would be satisfactory for him to initiate some of this work, and then submit the bills to be paid by the CDD.

Mr. Ward responded positively and asked if he had an estimate.

Mr. Jones responded he did not, but would obtain one.

SEVENTH ORDER OF BUSINESS

Adjournment

Mr. Ward adjourned the meeting at 1:11 p.m.

On MOTION made by Mr. Jones, seconded by Mr. Campbell, with all in favor, the meeting was adjourned.

**Buckeye Park Community
Development District**

James P. Ward, Secretary

Dale S. Jones, Chairman

RESOLUTION 2018-3

A RESOLUTION OF THE BOARD OF SUPERVISORS OF BUCKEYE PARK COMMUNITY DEVELOPMENT DISTRICT AMENDING RESOLUTION 2018-1 FOR THE DATE OF THE PUBLIC HEARING ON THE FISCAL YEAR 2019 PROPOSED BUDGET; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICT AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Board has previously set the date of the Public Hearing on the Proposed Budget for Fiscal Year 2019 for August 21, 2018 pursuant to Resolution 2018-1; and

WHEREAS, the Board desires to change the date of the Public Hearing on the Proposed Budget for Fiscal Year 2019 to September 6, 2018 at the same time and location contained in Resolution 2018-1.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF HERITAGE HARBOUR NORTH COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. INCORPORATION OF WHEREAS CLAUSES. That the foregoing whereas clauses are true and correct and incorporated herein as if written into this Section.

SECTION 2. REVISED PUBLIC HEARING DATE, TIME AND LOCATION. A public hearing on said approved budget is hereby declared and set for the following date, hour and location:

DATE: Thursday, September 6, 2018

HOUR: 1:00 P.M.

**LOCATION: Palmetto Library
936 6th Street West
Palmetto, Florida 34221**

SECTION 3. NOTICE OF PUBLIC HEARING. Notice of this public hearing on the budget was published in a newspaper of general circulation in the area of the district once a week for two (2) consecutive weeks, except that the first publication shall not be fewer than 15 days prior to the date of the hearing. The notice s further contained a designation of the day, time, and place of the public hearing. At this time and place designated in the notice, the Board shall hear all objections to the budget as proposed and may make such changes as the board deems necessary.

SECTION 4. 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.

RESOLUTION 2018-3

A RESOLUTION OF THE BOARD OF SUPERVISORS OF BUCKEYE PARK COMMUNITY DEVELOPMENT DISTRICT AMENDING RESOLUTION 2018-1 FOR THE DATE OF THE PUBLIC HEARING ON THE FISCAL YEAR 2019 PROPOSED BUDGET; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICT AND PROVIDING FOR AN EFFECTIVE DATE.

SECTION 5. CONFLICT. That all Sections or parts of Sections of any Resolutions, Agreements or actions of the Board of Supervisor's in conflict are hereby repealed to the extent of such conflict.

SECTION 6. EFFECTIVE DATE. This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED this 6th day of September, 2018.

ATTEST:

**BUCKEYE PARK COMMUNITY
DEVELOPMENT DISTRICT**

James P. Ward, Secretary

Dale S. Jones, Chairman

RESOLUTION 2018-4

THE ANNUAL APPROPRIATION RESOLUTION OF THE BUCKEYE PARK COMMUNITY DEVELOPMENT DISTRICT (THE "DISTRICT") RELATING TO THE ANNUAL APPROPRIATIONS AND ADOPTING THE BUDGET FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2018 AND ENDING SEPTEMBER 30, 2019.

WHEREAS, the District Manager has, submitted to the Board of Supervisors (the "Board") a proposed budget for the next ensuing budget year along with an explanatory and complete financial plan for each fund of the 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; caused notice of such public hearing to be given by publication pursuant to Section 190.008(2)(a), Florida Statutes; and posted the proposed budget on the District's web site at least two days before the Public Hearing; and

WHEREAS, Section 190.008(2)(a), Florida Statutes, requires that, prior to October 1st of each year, the District Board by passage of the 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 period, 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 Proposed Budget, attached hereto as Exhibit "A," as amended by the Board pursuant to the adoption of this 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.

RESOLUTION 2018-4

THE ANNUAL APPROPRIATION RESOLUTION OF THE BUCKEYE PARK COMMUNITY DEVELOPMENT DISTRICT (THE "DISTRICT") RELATING TO THE ANNUAL APPROPRIATIONS AND ADOPTING THE BUDGET FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2018 AND ENDING SEPTEMBER 30, 2019.

- 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 Ending September 30, 2019", as adopted by the Board of Supervisors on September 06, 2018.

SECTION 2. Appropriations

There is hereby appropriated out of the revenues of the Buckeye Park Community Development District, for the fiscal year beginning October 1, 2018 and ending September 30, 2019, the sum of \$1,165,684.00 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	\$ 85,435.00
DEBT SERVICE FUND – SERIES 2013	<u>\$ 1,080,249.00</u>
TOTAL ALL FUNDS	\$ 1,165,684.00

SECTION 3. Supplemental Appropriations

Pursuant to Section 189.016, Florida Statutes, the District at any time within the fiscal year or within 60 days following the end of the fiscal year may amend its budget(s) for that fiscal year as follows:

- a. The Board may authorize an increase or decrease in line item appropriations within a fund by motion recorded in the minutes if the total appropriations of the fund do not increase.
- b. The District Manager or Treasurer may authorize an increase or decrease in line item appropriations within a fund if the total appropriations of the fund do not increase and if the aggregate change in the original appropriation item does not exceed \$10,000.00.
- c. By resolution, the Board may increase any appropriation item and/or fund to reflect receipt of any additional unbudgeted monies and make the corresponding change to appropriations or the unappropriated balance.
- d. Any other budget amendments shall be adopted by resolution and consistent with Florida law.

Any budget amendments shall be in compliance with this Section 3 and Section 189.016 of the Florida Statutes, among other applicable laws. Among other things, the District Manager

RESOLUTION 2018-4

THE ANNUAL APPROPRIATION RESOLUTION OF THE BUCKEYE PARK COMMUNITY DEVELOPMENT DISTRICT (THE "DISTRICT") RELATING TO THE ANNUAL APPROPRIATIONS AND ADOPTING THE BUDGET FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2018 AND ENDING SEPTEMBER 30, 2019.

or Treasurer must ensure that any amendments to budget(s) under subparagraphs c. and d. above are posted on the District's website within 5 days after adoption.

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. CONFLICT. That all Sections or parts of Sections of any Resolutions, Agreements or actions of the Board of Supervisor's in conflict are hereby repealed to the extent of such conflict.

SECTION 6. 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 this 6th day of September, 2018.

ATTEST:

**BUCKEYE PARK COMMUNITY
DEVELOPMENT DISTRICT**

James P. Ward, Secretary

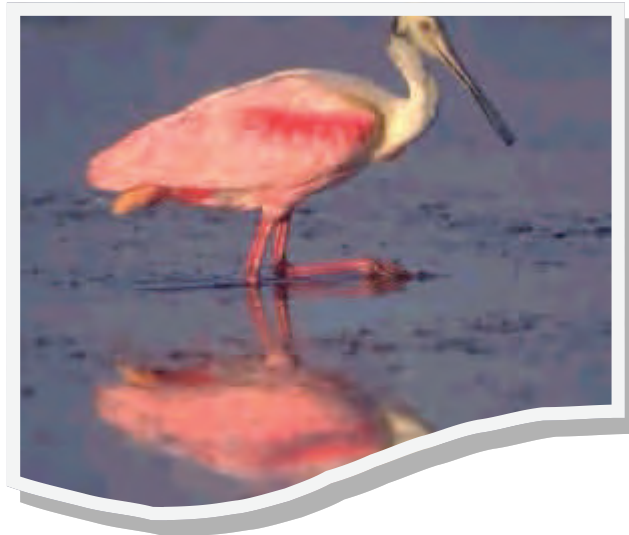
Dale S. Jones, Chairman

JPWard and Associates, LLC

**BUCKEYE PARK
COMMUNITY DEVELOPMENT DISTRICT**

**PROPOSED BUDGET
REVISED at June 7, 2018 Board Meeting**

FISCAL YEAR 2019



James P. Ward
District Manager
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Oakland Park, Florida 33334

Phone: 954-658-4900
E-mail:
JimWard@JPWardAssociates.com

Board of Su-

pervisor's

**Dale S. Jones Jr., Chairman
David Jae, Vice Chairman
Scott Campbell, Assistant Secretary
Adam Lerner, Assistant Secretary**



**Prepared by:
JPWard and Associates, LLC
TOTAL Commitment to Excellence**



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ASSESSMENT LEVY

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Buckeye Park Community Development District

General Fund - Budget

Fiscal Year 2019

Description	Anticipated			Fiscal Year 2019 Budget	Notes
	Fiscal Year 2018 Budget	Actual at 04/30/2018	Year End 09/30/2017		
Revenues and Other Sources					
Carryforward	\$ -	\$ -	\$ -	\$ -	
Interest Income - General Account	\$ -	\$ 3	\$ -	\$ -	
Assessment Revenue					
Assessments - On-Roll	\$ 51,362	\$ 48,882	\$ 48,882	\$ 51,362	Manatee County and Realty Income
Assessments - Off-Roll	\$ 34,073	\$ -	\$ -	\$ 34,073	SPE and Rosemont
Contributions - Private Sources					
Taylor Morrison		\$ -	\$ -		
Total Revenue & Other Sources	\$ 85,435	\$ 48,884	\$ 48,882	\$ 85,435	
Appropriations					
Legislative					
Board of Supervisor's Fees	\$ 2,400	\$ 800	\$ 2,400	\$ 2,400	
Board of Supervisor's - FICA	\$ -	\$ -	\$ -	\$ -	
Executive					
Professional - Management	\$ 24,000	\$ 14,000	\$ 24,000	\$ 24,000	
Financial and Administrative					
Audit Services	\$ 5,200	\$ -	\$ 5,200	\$ 5,200	
Accounting Services	\$ -	\$ -	\$ -	\$ -	
Assessment Roll Preparation	\$ -	\$ -	\$ -	\$ -	
Arbitrage Rebate Fees	\$ 500	\$ -	\$ 500	\$ 500	
Other Contractual Services					
Recording and Transcription	\$ -	\$ -	\$ -	\$ -	
Legal Advertising	\$ 1,500	\$ 288	\$ 1,500	\$ 1,500	
Trustee Services	\$ 7,500	\$ -	\$ -	\$ 7,500	
Dissemination Agent Services	\$ 1,500	\$ 1,500	\$ 1,500	\$ 1,500	
Property Appraiser Fees	\$ -	\$ -	\$ -	\$ -	
Bank Service Fees	\$ 250	\$ 65	\$ 150	\$ 250	
Travel and Per Diem	\$ -			\$ -	
Communications and Freight Services					
Telephone	\$ -	\$ -	\$ -	\$ -	
Postage, Freight & Messenger	\$ 300	\$ 32	\$ 75	\$ 300	
Rentals and Leases					
Miscellaneous Equipment	\$ -	\$ -	\$ -	\$ -	
Computer Services (Web Site)	\$ -	\$ -	\$ -	\$ -	
Insurance	\$ 5,000	\$ 5,150	\$ 5,150	\$ 5,000	
Subscriptions and Memberships	\$ 175	\$ 175	\$ 175	\$ 175	
Printing and Binding	\$ 250	\$ -	\$ 100	\$ 250	
Office Supplies	\$ -	\$ -	\$ -	\$ -	
Legal Services					
General Counsel	\$ 4,000	\$ 1,875	\$ 4,000	\$ 4,000	
Other General Government Services					
Engineering Services	\$ 2,000	\$ -	\$ -	\$ 2,000	
Contingencies	\$ 500	\$ -	\$ -	\$ -	
Capital Outlay	\$ -	\$ -	\$ -	\$ -	
Stormwater Management Services					
Repairs and Maintenance					
Aquatic Weed Control	\$ 2,500	\$ -	\$ -	\$ 1,500	

Buckeye Park Community Development District

General Fund - Budget

Fiscal Year 2019

Description	Fiscal Year		Anticipated		Fiscal Year 2019 Budget	Notes
	2018 Budget	Actual at 04/30/2018	Year End 09/30/2017			
Landscaping Services						
Utility Services						
Electric	\$ -	\$ -	\$ -	\$ -		- No Electric Service
Repairs and Maintenance						
Public Area Landscaping	\$ 20,500	\$ 8,125	\$ 20,500	\$ 20,500		Budget FY 16 Incorrect
Irrigation System	\$ 500	\$ -	\$ 250	\$ 500		
Plant Replacement	\$ 500	\$ -	\$ 250	\$ 500		
Contingencies	\$ -	\$ -	\$ -	\$ -		
Road and Street Services						
Repairs and Maintenance						
Street Lights	\$ -	\$ -	\$ -	\$ -		
Pavement & Signage	\$ 1,500	\$ -	\$ -	\$ 1,500		
Repairs and Maintenance	\$ -	\$ -	\$ -	\$ -		
Parks and Recreation						
Security Patrol	\$ 2,000	\$ -	\$ 2,000	\$ 3,000		Misc Patrols
Other Fees and Charges						
Discounts, Tax Collector Fee and Property Appraiser Fee	\$ 3,000	\$ -	\$ 3,000	\$ 3,360		
Total Appropriations	\$ 85,575	\$ 32,009	\$ 70,750	\$ 85,435		
Fund Balances:						
Change from Current Year Operations	\$ -	\$ 16,875	\$ (21,868)	\$ -		
Fund Balance - Beginning						
Restricted for Future Operations	\$ -	\$ -	\$ -	\$ -		
Unassigned - (Cash Beg. Of Year)	\$ 55,965	\$ 55,965	\$ 55,965	\$ 34,097		
Total Fund Balance	\$ 59,057	\$ 72,841	\$ 34,097	\$ 34,097		

Buckeye Park Community Development District

General Fund - Budget

Fiscal Year 2019

Revenues and Other Sources

Carryforward	\$	-
Interest Income - General Account	\$	-

Appropriations

Legislative

Board of Supervisor's Fees	\$	2,400
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The Board's fees are statutorily set at \$200 for each meeting of the Board of Supervisor's not to exceed \$4,800 for each Fiscal Year. The Budgeted amount reflects that the anticipated meetings for the District.

Executive

Professional - Management	\$	24,000
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The District retains the services of a professional management company - **JPWard and Associates, LLC** - which specializes in Community Development Districts. The firm brings a wealth of knowledge and expertise to Flow Way CDD.

Financial and Administrative

Audit Services	\$	5,200
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Statutorily required for the District to undertake an independent examination of its books, records and accounting procedures, if it's Revenues or Expenditures reach a certain threshold.

Accounting Services	\$	-
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For the Maintenance of the District's books and records on a daily basis.

Assessment Roll Preparation	\$	-
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For the preparation by the Financial Advisor of the Methodology for the General Fund and the Assessment Rolls including transmittal to the Collier County Property Appraiser.

Arbitrage Rebate Fees	\$	500
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For required Federal Compliance - this fee is paid for an in-depth analysis of the District's earnings on all of the funds in trust for the benefit of the Bondholder's to insure that the earnings rate does not exceed the interest rate on the Bond's.

Other Contractual Services \$ -

Recording and Transcription	\$	-
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Legal Advertising	\$	1,500
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Trustee Services	\$	7,500
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With the issuance of the District's Bonds, the District is required to maintain the accounts established for the Bond Issue with a bank that holds trust powers in the State of Florida. The primary purpose of the trustee is to safeguard the assets of the Bondholder's, to insure the timely payment of the principal and interest due on the Bonds, and to insure the investment of the funds in the trust are made pursuant to the requirements of the trust.

Dissemination Agent Services	\$	1,500
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With the issuance of the District's Bonds, the District is required to report on a periodic basis the same information that is contained in the Official Statement that was issued for the Bonds. These requirements are pursuant to requirements of the Securities and Exchange Commission and sent to national repositories.

Property Appraiser Fees	\$	-
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Bank Service Fees	\$	250
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Buckeye Park Community Development District

**General Fund - Budget
Fiscal Year 2019**

Travel and Per Diem	\$	-
Communications and Freight Services		
Telephone	\$	-
Postage, Freight & Messenger	\$	300
Rentals and Leases		
Miscellaneous Equipment	\$	-
Computer Services (Web Site Maintenance)	\$	-
Insurance	\$	5,000
Subscriptions and Memberships	\$	175
Printing and Binding	\$	250
Office Supplies	\$	-
Legal Services		
General Counsel	\$	4,000
The District's general council provides on-going legal representation relating to issues such as public finance, public bidding, rulemaking, open meetings, public records, real property dedications, conveyances and contracts. In this capacity, they provide services as "local government lawyers".		
Other General Government Services		
Engineering Services	\$	2,000
The District's engineering firm provides a broad array of engineering, consulting and construction services, which assists the District in crafting solutions with sustainability for the long term interests of the Community while recognizing the needs of government, the environment and maintenance of the District's facilities.		
Contingencies	\$	-
Capital Outlay		
Stormwater Management Services	\$	-
Repairs and Maintenance		
Aquatic Weed Control	\$	1,500
Landscaping Services		
Utility Services		
Electric		
Repairs and Maintenance		
Public Area Landscaping	\$	20,500
Irrigation System	\$	500
Plant Replacement	\$	500
Contingencies	\$	-
Road and Street Services		
Repairs and Maintenance		
Street Lights	\$	-
Pavement & Signage	\$	1,500
Repairs and Maintenance	\$	-
Parks and Recreation		
Security Patrol	\$	3,000
Other Fees and Charges		
Discounts and Tax Collector Fees	\$	3,360
4% Discount permitted by Law for early payment and 3% Tax Collector Fee and Property Appraiser Fee		
Total Appropriations:	\$	<u>85,435</u>

Buckeye Park Community Development District

Debt Service Fund - Series 2007 Bonds - Budget

Fiscal Year 2019

Description	Fiscal Year 2018 Budget	Actual at 04/30/2018	Anticipated Year End 09/30/2017	Fiscal Year 2019 Budget
Revenues and Other Sources				
Carryforward	\$ -	\$ -	\$ -	\$ -
Interest Income				
Revenue Account	\$ -	\$ 215	\$ 400	\$ -
Reserve Account	\$ -	\$ 392	\$ 500	\$ -
Interest Account	\$ -	\$ -	\$ -	\$ -
Prepayment Account	\$ -	\$ -	\$ -	\$ -
Special Assessment Revenue				
Special Assessment - On-Roll				
Series 2008	\$ 178,827	\$ 166,521	\$ 166,521	\$ 181,598
Special Assessment - Off-Roll				
Series 2008	\$ 401,387	\$ -	\$ -	\$ 407,614
Special Assessment - Prepayment				
Series 2008		\$ -	\$ -	\$ -
Total Revenue & Other Sources	\$ 580,214	\$ 167,128	\$ 167,421	\$ 589,213
Expenditures and Other Uses				
Debt Service				
Principal Debt Service - Mandatory				
Series 2008	\$ 190,000	\$ -	\$ -	\$ 205,000
Principal Debt Service - Early Redemptions				
Series 2008	\$ -	\$ -	\$ -	\$ -
Interest Expense				
Series 2008	\$ 776,869	\$ -	\$ -	\$ 776,869
Financial and Administrative				
Professional Management		\$ 40,275	\$ 75,275	\$ 60,000
Dissemination Agent Services	\$ -		\$ -	\$ -
Other Contractual Services				
Trustee Services		\$ 11,953	\$ 11,953	\$ 12,000
Legal Services				
Litigation Counsel	\$ -	\$ 2,177	\$ 4,500	\$ 4,500
Landscaping Services				
Repairs and Maintenance	\$ -	\$ 5,100	\$ 10,000	\$ 10,000
Discounts for Early Payment	\$ 11,699	\$ -	\$ -	\$ 11,880
Total Expenditures and Other Uses	\$ 978,568	\$ 59,505	\$ 101,728	\$ 1,080,249
Net Increase/(Decrease) in Fund	\$ -	\$ 107,623	\$ 65,693	\$ (491,036)
Fund Balance - Beginning (Cash Position ONLY) Includes Revenue/Reserve Account Balances		\$ 561,143	\$ 561,143	\$ 561,143
Fund Balance - Ending	N/A	\$ 668,766	\$ 626,836	\$ 70,106

Buckeye Park Community Development District

Debt Service Fund - Series 2008

Description	Principal	Coupon Rate	Interest	Annual Debt Service
Par Amount Issued:	\$ 11,050,000	7.875%		
11/1/2008			\$ 423,007.81	
5/1/2009	\$ 95,000	7.875%	\$ 435,093.75	\$ 953,102
11/1/2009			\$ 431,353.13	
5/1/2010	\$ 100,000	7.875%	\$ 431,353.13	\$ 957,706
11/1/2010			\$ 427,415.63	
5/1/2011	\$ 110,000	7.875%	\$ 427,415.63	\$ 954,831
11/1/2011			\$ 423,084.38	
5/1/2012	\$ 120,000	7.875%	\$ 423,084.38	\$ 956,169
11/1/2012			\$ 418,359.38	
5/1/2013	\$ 130,000	7.875%	\$ 418,359.38	\$ 956,719
11/1/2013			\$ 413,240.63	
5/1/2014	\$ 140,000	7.875%	\$ 413,240.63	\$ 956,481
11/1/2014			\$ 407,728.13	
5/1/2015	\$ 150,000	7.875%	\$ 407,728.13	\$ 955,456
11/1/2015			\$ 401,821.88	
5/1/2016	\$ 165,000	7.875%	\$ 401,821.88	\$ 953,644
11/1/2016			\$ 395,325.00	
5/1/2017	\$ 175,000	7.875%	\$ 395,325.00	\$ 955,650
11/1/2017			\$ 388,434.38	
5/1/2018	\$ 190,000	7.875%	\$ 388,434.38	\$ 951,869
11/1/2018			\$ 380,953.13	
5/1/2019	\$ 205,000	7.875%	\$ 380,953.13	\$ 951,906
11/1/2019			\$ 372,881.25	
5/1/2020	\$ 225,000	7.875%	\$ 372,881.25	\$ 950,763
11/1/2020			\$ 364,021.88	
5/1/2021	\$ 245,000	7.875%	\$ 364,021.88	\$ 953,044
11/1/2021			\$ 354,375.00	
5/1/2022	\$ 260,000	7.875%	\$ 354,375.00	\$ 953,750
11/1/2022			\$ 344,137.50	
5/1/2023	\$ 285,000	7.875%	\$ 344,137.50	\$ 948,275
11/1/2023			\$ 332,915.63	
5/1/2024	\$ 305,000	7.875%	\$ 332,915.63	\$ 950,831
11/1/2024			\$ 320,906.25	
5/1/2025	\$ 330,000	7.875%	\$ 320,906.25	\$ 946,813
11/1/2025			\$ 307,912.50	
5/1/2026	\$ 360,000	7.875%	\$ 307,912.50	\$ 945,825
11/1/2026			\$ 293,737.50	
5/1/2027	\$ 390,000	7.875%	\$ 293,737.50	\$ 947,475
11/1/2027			\$ 278,381.25	
5/1/2028	\$ 420,000	7.875%	\$ 278,381.25	\$ 946,763
11/1/2028			\$ 261,843.75	
5/1/2029	\$ 455,000	7.000%	\$ 261,843.75	\$ 943,688
11/1/2029			\$ 243,928.13	
5/1/2030	\$ 490,000	7.000%	\$ 243,928.13	\$ 942,856
11/1/2030			\$ 224,634.38	

Buckeye Park Community Development District

Debt Service Fund - Series 2008

Description	Principal	Coupon Rate	Interest	Annual Debt Service
5/1/2031	\$ 530,000	7.000%	\$ 224,634.38	\$ 939,269
11/1/2031			\$ 203,765.63	
5/1/2032	\$ 575,000	7.000%	\$ 203,765.63	\$ 937,531
11/1/2032			\$ 181,125.00	
5/1/2033	\$ 625,000	7.000%	\$ 181,125.00	\$ 937,250
11/1/2033			\$ 156,515.63	
5/1/2034	\$ 675,000	7.000%	\$ 156,515.63	\$ 938,031
11/1/2034			\$ 129,937.50	
5/1/2035	\$ 730,000	7.000%	\$ 129,937.50	\$ 934,875
11/1/2035			\$ 101,193.75	
5/1/2036	\$ 790,000	7.000%	\$ 101,193.75	\$ 932,388
11/1/2036			\$ 70,087.50	
5/1/2037	\$ 855,000	7.000%	\$ 70,087.50	\$ 930,175
11/1/2037			\$ 36,421.88	
5/1/2038	\$ 925,000		\$ 36,421.88	\$ 927,844

Buckeye Park Community Development District

**Assessment Comparison - Budget
Fiscal Year 2019**

Landowner	Equivalent Benefit Unit - 1 EBU = 1,000		General Fund Assessment			Debt Service Fund Assessment			Total Assessment - All Funds
	Sq Ft Net Developable Land	Percentage Ownership	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	1709.93	41.20%	\$ 33,815.43	\$ 2,367.08	\$ 36,182.51				\$ 36,182.51
Realty Income Properties (Fed Ex)	717.38	17.29%	\$ 14,186.85	\$ 993.08	\$ 15,179.93	\$ 169,718.21	\$ 11,880.27	\$ 181,598.49	\$ 196,778.41
Rosemont Holdings, LLC	77.29	1.86%	\$ 1,528.48		\$ 1,528.48	\$ 18,285.32		\$ 18,285.32	\$ 19,813.80
Buckeye Park Holdings Inc.	1645.65	39.65%	\$ 32,544.24		\$ 32,544.24	\$ 389,328.91		\$ 389,328.91	\$ 421,873.15
Total:	4150.25	100.00%	\$ 82,075.00	\$ 3,360.16	\$ 85,435.16	\$ 577,332.44	\$ 11,880.27	\$ 589,212.72	\$ 674,647.88

(1) General Fund Assessment Billing Process

Manatee County will only be billed for the General Fund, and NOT the Debt Service, since the County assumed ownership of this property by Escheatment.

Realty Income Properties the District will utilize the Uniform Method of Collection (billed and collected by the Tax Collector

Rosemont Holdings, LLC will be billed directly by the District for both the General Fund and the Debt Service Fund

Buckeye Park Holdings, Inc. is the property owned by the SPE set up by the bondholders'/trustee for the properties that were taken by foreclosure and the bondholders will be billed any deficit requirement of the District for the General Fund and the bondholder has requested the District to not bill nor pay debt service on these properties.

RESOLUTION 2018-5

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

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 2018 (“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 2018; 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, the District has previously levied an assessment for debt service, which the District desires to collect on the tax roll for certain properties pursuant to the Uniform Method and which is also indicated on Exhibit “A” and “B” the Budget and Methodology respectively; and the District desires to bill and collect directly for certain properties also indicated on Exhibit “A” and “B” the Budget and Methodology respectively; 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”);

WHEREAS, the District has previously evidenced its intention to utilize this Uniform Method; 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

RESOLUTION 2018-5

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

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, it is in the best interests of the District to adopt the General Fund Special Assessment Methodology of the Buckeye Park Community Development District (the "Methodology") attached to this Resolution as Exhibit "B" and incorporated as a material part of this Resolution by this reference: and

WHEREAS, it is in the best interests of the District to adopt the Assessment Roll of the Buckeye Park Community Development District (the "Assessment Roll") attached to this Resolution as Table 1 contained in Exhibit "B" and incorporated as a material part of this Resolution by this reference, and to certify the portion of the Assessment Roll on those properties noted on Table 1 contained in Exhibit "B" to the County Tax Collector pursuant to the Uniform Method; and

WHEREAS, it is in the best interests of the District to permit the District Manager to amend the Assessment Roll adopted herein, including that portion certified to the County Tax Collector by this Resolution, as the Property Appraiser updates the property roll for the County, for such time 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" and "B" the Budget and Methodology respectively confer 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 Exhibit "B", and 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 "B" the Methodology. 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 on lands noted as on-roll in Table 1 of Exhibit "B" shall be at the same time and in the same manner as County taxes in accordance with the Uniform Method. The previously levied debt service assessments and operations and maintenance assessments lands noted as off-roll will be collected directly by the District in accordance with Florida law.

RESOLUTION 2018-5

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

Assessments directly collected by the District are due in full on December 1, 2018.

In the event that an assessment payment is not made in accordance with the due date noted above, the whole assessment – including any remaining partial assessments, as well as any future installments of special assessments securing debt service – 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 applicable rate of any bonds or other debt instruments secured by the special assessments, or, in the case of operations and maintenance assessments, at the applicable statutory prejudgment interest rate. 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 of the Florida Statutes or other applicable law to collect and enforce the whole assessment, as set forth herein.

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, attached to this Resolution as Table 1 to Exhibit “B,” 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 Supervisor’s 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.

RESOLUTION 2018-5

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

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 this 6th day of September, 2018.

ATTEST:

**BUCKEYE PARK COMMUNITY DEVELOPMENT
DISTRICT**

James P. Ward, Secretary

Dale Jones, Chairman

EXHIBIT B

BUCKEYE PARK COMMUNITY DEVELOPMENT DISTRICT

Special Assessment Methodology
Fiscal Year 2019 – General Fund

Prepared by:

7/21/2018

JPWard & Associates LLC

JAMES P. WARD

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SPECIAL ASSESSMENT METHODOLOGY

1.0 PURPOSE

This report is intended to introduce to the Buckeye Park Community Development District an operations methodology to fund the annual operations and maintenance requirements for the District. The methodology will outline the properties within the District that are subject to the Assessment and the benefit conferred on each property by the services and projects provided by the Districts' operational and maintenance activities. This report covers the District Fiscal Year 2019, which begins on October 1, 2018 and ends on September 30, 2019.

The Methodology will have two (2) primary objectives: (1) to determine the special and peculiar benefits that flow to the assessable properties in the District; and (2) apportioning the proportionate benefits on a basis that is fair and reasonable. The Methodology herein is intended to set forth a framework to apportion the costs associated with the operations and maintenance expenditures benefiting properties on a fair and equitable apportionment. The report is designed to conform to the requirements of Chapter's 189, 190 and 197, Florida Statutes and is consistent with the District's understanding of the case law on this subject.

2.0 BACKGROUND

Buckeye Park (the "Development") is a 137.5 gross acre master planned Business/ Light Industrial Park located in northern Manatee County approximately ¼ mile east of U.S. 41 and 3 miles from Interstate 75. The Development is located immediately south of Buckeye Road and west of Bud Rhoden Road. At built out, the Development is expected to contain approximately 1,445,000 square feet of space across 14 "pads" ranging in size from over one acre to as much as forty acres. The land surrounding the Development is currently agricultural land, remnants of wetlands, the idle Piney Point Phosphate Facility to the north, single family residences, and a large wetland.

The Development is well positioned geographically, given its close proximity (less ¾ mile) from Port Manatee deep water seaport, and strategically, given the lack of available entitled land in the vicinity of Port Manatee. While there is an abundance of land nearby, virtually all of it is orange grove land.

3.0 REQUIREMENTS FOR A VALID ASSESSMENT METHODOLOGY

Valid assessments under Florida Law have two (2) requirements. First, the properties assessed must receive a special and peculiar benefit as a logical connection from the systems and services constituting improvements. The courts recognize the special benefits that flow as a logical connection peculiar to the property which in turn may result in decreased insurance premiums, increased value and marketability. Second, the assessments must be fairly and reasonably apportioned in relation to the benefit received by the various properties being assessed.

If these two tests for lienability are determined in a manner that is informed and non-arbitrary by the Board of Supervisors of the District, as a legislative determination, then the special assessments may be levied, imposed and collected as a first lien on the property. Florida courts have found that it is not necessary to calculate benefit with mathematical precision at the time of imposition and levy so long as the levying and imposition process is not arbitrary, capricious or unfair.

4.0 ASSESSMENT ALLOCATION STRUCTURE

Special and peculiar benefits flow as a logical connection to the property from the operation and maintenance related services provided as a logical consequence to the property within the boundary of the District. These special benefits are peculiar to the acreage and later down to the actual platted units or parcels. The special benefits that justify imposing the assessment on the acreage include enhanced enjoyment and increased use, which may result in such positive consequences as increased value and marketability and decreased insurance premiums when levied on the various platted units or parcels of property.

5.0 ASSIGNMENT OF ASSESSMENTS

The apportionment of benefit in such a methodology report is based on accepted practices for the fair and equitable apportionment of special benefits in accordance with applicable laws and the procedure for the imposition, levy and collection of non ad valorem special assessments as set forth in the District Act and in conformity with State Laws applicable to such assessments.

The standard assessment analysis utilizes an allocation based upon the benefit that a property receives from each separate component of the District's O&M activities. The Fiscal Year 2016 General Fund Budget is financial and administrative in nature so the assessments should be based equally and ratably on an equivalent number of residential units assigned to the property. Each Equivalent Residential Unit (ERU) is one (1) Single Family Home and there are no other uses in the District.

6.0 ASSESSMENT ROLL

As described above, the allocation associated with the District’s General Fund Activities are distributed across all assessable units within the boundaries of the District. Table 1 provides the assessment roll based on updated parcel account information provided by the Manatee County Property Appraiser’s office assigning the appropriate parcel identification numbers for the lands currently platted within the boundaries of the District. All of the developable single family lots are platted and the appropriate parcel identification numbers assigned by the Property Appraiser are known, the following table will only be updated to reflect any changes in ownership within the boundaries of the Development.



Buckeye Park Community Development District
Assessment Roll - Fiscal Year 2019
Table 1

Parcel ID	Owner	Legal Description	GF	Method of Collection
603200159	REALTY INCOME PROPERTIES 5 LLC	LOT 1 BUCKEYE INDUSTRIAL PARK PI#6032.0015/9	\$ 15,179.93	Uniform Method
603200209	ROSEMONT HOLDINGS LLC	LOT 2 BUCKEYE INDUSTRIAL PARK PI#6032.0020/9	\$ 1,635.47	Direct Collection
603200259	BUCKEYE PARK CDD HOLDINGS INC	LOT 3 BUCKEYE INDUSTRIAL PARK PI#6032.0025/9	\$ 34,822.33	Direct Collection
603200309	BUCKEYE PARK CDD HOLDINGS INC	LOT 4 BUCKEYE INDUSTRIAL PARK PI#6032.0030/9		
603200359	BUCKEYE PARK CDD HOLDINGS INC	LOT 5 BUCKEYE INDUSTRIAL PARK PI#6032.0035/9		
603200409	BUCKEYE PARK CDD HOLDINGS INC	LOT 6 BUCKEYE INDUSTRIAL PARK PI#6032.0040/9		
603200459	BUCKEYE PARK CDD HOLDINGS INC	LOT 7 BUCKEYE INDUSTRIAL PARK PI#6032.0045/9		
603200509	BUCKEYE PARK CDD HOLDINGS INC	LOT 8 BUCKEYE INDUSTRIAL PARK PI#6032.0050/9		
603200559	BUCKEYE PARK CDD HOLDINGS INC	LOT 9 BUCKEYE INDUSTRIAL PARK PI#6032.0055/9		
603200609	BUCKEYE PARK CDD HOLDINGS INC	LOT 10 BUCKEYE INDUSTRIAL PARK PI#6032.0060/9		
603200659	BUCKEYE PARK CDD HOLDINGS INC	LOT 11 BUCKEYE INDUSTRIAL PARK PI#6032.0065/9		
603200709	BUCKEYE PARK CDD HOLDINGS INC	LOT 12 BUCKEYE INDUSTRIAL PARK PI#6032.0070/9		
603200759	BUCKEYE PARK CDD HOLDINGS INC	LOT 13 BUCKEYE INDUSTRIAL PARK PI#6032.0075/9		
603200809	BUCKEYE PARK COMMUNITY DEVELOPMENT DISTRICT	TRACT 400 BUCKEYE INDUSTRIAL PARK PI#6032.0080/9		
603200859	BUCKEYE PARK COMMUNITY DEVELOPMENT DISTRICT	TRACT 401(OPEN SPACE) BUCKEYE INDUSTRIAL PARK PI#6032.0085/9		
603200909	BUCKEYE PARK COMMUNITY DEVELOPMENT DISTRICT	TRACT 500 (LAKE/ DRAINAGE/ UTILITY/ LANDSCAPE) BUCKEYE INDUSTRIAL PARK PI#6032.0090/9		
603200959	BUCKEYE PARK COMMUNITY DEVELOPMENT DISTRICT	TRACT 501 (LAKE/DRAINAGE/ UTILTIY/LANDSCAPE) BUCKEYE INDUSTRIAL PARK PI#6032.0095/9		
603201009	BUCKEYE PARK COMMUNITY DEVELOPMENT DISTRICT	TRACT 600(CONSERVATION EASMT) BUCKEYE INDUSTRIAL PARK PI#6032.0100/9		
603201059	BUCKEYE PARK COMMUNITY DEVELOPMENT DISTRICT	TRACT 601(CONSERVATION EASMT) BUCKEYE INDUSTRIAL PARK PI#6032.0105/9		
603201109	BUCKEYE PARK COMMUNITY DEVELOPMENT DISTRICT	TRACT 700(FLOOD PLAIN COMPENSATION) BUCKEYE INDUSTRIAL PARK PI#6032.0110/9		
603202109	MANATEE COUNTY	COM AT THE SOUTH SEC COR COMMON TO SEC 7 AND 8, TWN 33, RNG 18; TH N 00 DEG 08 MIN 30 SEC W, ALG THE SEC LN COMMON TO SD SECS 7 AND 8, A DIST OF 30.00 FT TO THE INT WITH THE NLY	\$ 36,182.51	Uniform Method
			TOTAL \$ 87,820.25	

**Buckeye Park Community
Development District**

ANNUAL FINANCIAL REPORT

September 30, 2017

Buckeye Park Community Development District

ANNUAL FINANCIAL REPORT

Fiscal Year Ended September 30, 2017

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REPORT OF INDEPENDENT AUDITORS

To the Board of Supervisors
Buckeye Park Community Development District
Manatee County, Florida

Report on the Financial Statements

We have audited the accompanying financial statements of Buckeye Park Community Development District as of and for the year ended September 30, 2017, and the related notes to financial statements, which collectively comprise the District's basic financial statements as listed in the table of contents.

Management's Responsibility for the Financial Statements

Management is responsible for the preparation and fair presentation of these financial statements in accordance with accounting principles generally accepted in the United States of America; this includes the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

Auditor's Responsibility

Our responsibility is to express an opinion on these financial statements based on our audits. We conducted our audits in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Accounting Standards*, issued by the Comptroller General of the United States. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free from material misstatement.

An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the entity's preparation and fair presentation of the financial statements in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control. Accordingly, we express no such opinion. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.

Fort Pierce / Stuart

To the Board of Supervisors
Buckeye Park Community Development District

Basis for Adverse Opinion on the Discretely Presented Component Unit

The financial statements do not include financial data for the District's legally separate component unit. Accounting principles generally accepted in the United States of America require the financial data for the component unit to be reported with the financial data of the District's primary government unless the District also issues financial statements for the financial reporting entity that include the financial data for its component unit. The District has not issued such reporting entity financial statements. Because of this departure from accounting principles generally accepted in the United States of America, the assets, liabilities, net position, revenues, and expenses of the aggregate discretely presented component unit should have been presented.

Adverse Opinion

In our opinion, because of the significance of the matter discussed in the "Basis for Adverse Opinion on the Discretely Presented Component Unit", the financial statements referred to above do not present fairly, the financial position of the discretely presented component unit of the District as of September 30, 2017, or the changes in financial position thereof for the year then ended in accordance with accounting principles generally accepted in the United States of America.

Qualified Opinion

In our opinion, except for the effects of the matter described in the "Basis for Adverse Opinion on the Discretely Presented Component Unit" paragraph, the financial statements referred to above present fairly, in all material respects, the financial position of the aggregate remaining fund information of the District as of September 30, 2017, and the respective changes in financial position thereof for the year then ended in accordance with accounting principles generally accepted in the United States of America.

Unmodified Opinions

In our opinion, the financial statements referred to previously present fairly, in all material respects, the respective financial position of the governmental activities and each major fund of the District, as of September 30, 2017, and the respective changes in financial position for the year then ended in accordance with accounting principles generally accepted in the United States of America.



To the Board of Supervisors
Buckeye Park Community Development District

Other Matters

Required Supplementary Information

Accounting principles generally accepted in the United States of America require that the Management Discussion and Analysis be presented to supplement the basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

Other Reporting Required by Government Auditing Standards

In accordance with *Government Auditing Standards*, we have also issued a report dated June 27, 2018 on our consideration of the District's internal control over financial reporting and on our tests of its compliance with certain provisions of laws, regulations and contracts. The purpose of that report is to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering Buckeye Park Community Development District's internal control over financial reporting and compliance.

*Berger Toombs Elam
Gaines & Frank*

Berger, Toombs, Elam, Gaines & Frank
Certified Public Accountants PL
Fort Pierce, Florida

June 27, 2018

**Buckeye Park Community Development District
MANAGEMENT'S DISCUSSION AND ANALYSIS
For the Year Ended September 30, 2017**

Management's discussion and analysis of Buckeye Park Community Development District (the 'District') financial performance provides an objective and easily readable analysis of the District's financial activities. The analysis provides summary financial information for the District and should be read in conjunction with the District's financial statements.

OVERVIEW OF THE FINANCIAL STATEMENTS

The District's basic financial statements comprise three components; 1) *Government-wide financial statements*, 2) *Fund financial statements*, and 3) *Notes to financial statements*. The *Government-wide financial statements* present an overall picture of the District's financial position and results of operations. The *Fund financial statements* present financial information for the District's major funds. The *Notes to financial statements* provide additional information concerning the District's finances.

The *Government-wide financial statements* are the **statement of net position** and the **statement of activities**. These statements use accounting methods similar to those used by private-sector companies. Emphasis is placed on the net position of governmental activities and the change in net position. Governmental activities are primarily supported by special assessments.

The **statement of net position** presents information on all assets and liabilities of the District, with the difference between assets and liabilities reported as net position. Net position is reported in three categories; 1) net investment in capital assets, 2) restricted, and 3) unrestricted. Assets, liabilities, and net position are reported for all Governmental activities.

The **statement of activities** presents information on all revenues and expenses of the District and the change in net position. Expenses are reported by major function and program revenues relating to those functions are reported, providing the net cost of all functions provided by the District. To assist in understanding the District's operations, expenses have been reported as governmental activities. Governmental activities financed by the District include general government, public safety, physical environment and debt service.

Fund financial statements present financial information for governmental funds. These statements provide financial information for the major funds of the District. Governmental fund financial statements provide information on the current assets and liabilities of the funds, changes in current financial resources (revenues and expenditures), and current available resources.

**Buckeye Park Community Development District
MANAGEMENT'S DISCUSSION AND ANALYSIS
For the Year Ended September 30, 2017**

OVERVIEW OF THE FINANCIAL STATEMENTS (CONTINUED)

Fund financial statements include a **balance sheet** and a **statement of revenues, expenditures and changes in fund balances** for all governmental funds. A **statement of revenues, expenditures, and changes in fund balances – budget and actual** is provided for the District's General Fund. *Fund financial statements* provide more detailed information about the District's activities. Individual funds are established by the District to track revenues that are restricted to certain uses or to comply with legal requirements.

The *government-wide financial statements* and the *fund financial statements* provide different pictures of the District. The *government-wide financial statements* provide an overall picture of the District's financial standing. These statements are comparable to private-sector companies and give a good understanding of the District's overall financial health and how the District paid for the various activities, or functions, provided by the District. All assets of the District, including land, infrastructure and improvements are reported in the **statement of net position**. All liabilities, including principal outstanding on bonds are included. The **statement of activities** includes depreciation on all long lived assets of the District, but transactions between the different functions of the District have been eliminated in order to avoid "doubling up" the revenues and expenses. The *fund financial statements* provide a picture of the major funds of the District. In the case of governmental activities, outlays for long lived assets are reported as expenditures and long-term liabilities, such as general obligation bonds, are not included in the fund financial statements. To provide a link from the *fund financial statements* to the *government-wide financial statements*, a reconciliation is provided from the *fund financial statements* to the *government-wide financial statements*.

Notes to financial statements provide additional detail concerning the financial activities and financial balances of the District. Additional information about the accounting practices of the District, investments of the District, capital assets and long-term debt are some of the items included in the *notes to financial statements*.

Financial Highlights

The following are the highlights of financial activity for the year ended September 30, 2017.

- ◆ The District's total liabilities exceeded total assets by \$5,819,774 (net position).
- ◆ Governmental activities revenues totaled \$173,409 while governmental activities expenses totaled \$1,107,619.

**Buckeye Park Community Development District
MANAGEMENT'S DISCUSSION AND ANALYSIS
For the Year Ended September 30, 2017**

OVERVIEW OF THE FINANCIAL STATEMENTS (CONTINUED)

Financial Analysis of the District

The following schedule provides a summary of the assets, liabilities and net position of the District and is presented by category for comparison purposes.

Net Position

	Governmental Activities	
	2017	2016
Current assets	\$ 54,582	\$ 109,960 *
Restricted assets	561,146	501,417 *
Capital assets	9,656,409	9,832,207
Total Assets	10,272,137	10,443,584
Current liabilities	6,416,911	5,464,148
Non-current liabilities	9,675,000	9,865,000
Total Liabilities	16,091,911	15,329,148
Net investment in capital assets	(23,834)	(728,320)
Net position - unrestricted	(5,795,940)	(4,157,244) *
Total Net Position	\$ (5,819,774)	\$ (4,885,564)

**Restated*

The decrease in non-current liabilities was primarily related to current year principal payments which were not paid and reclassified as matured principal payable, a current liability.

The decrease in current assets was related to expenditures in excess of revenues at the fund level in the current year.

The increase in restricted assets was related to special assessment revenues in excess of the amount transferred to the trustee for SPE expenses.

The increase in current liabilities is related to the nonpayment of the current year debt service requirements.

**Buckeye Park Community Development District
MANAGEMENT'S DISCUSSION AND ANALYSIS
For the Year Ended September 30, 2017**

OVERVIEW OF THE FINANCIAL STATEMENTS (CONTINUED)

Financial Analysis of the District (Continued)

The following schedule provides a summary of the changes in net position of the District and is presented by category for comparison purposes.

Financial Activity

	Governmental Activities	
	2017	2016
Program Revenues		
Charges for services	\$ 172,572	\$ 207,072
General Revenues		
Investment earnings	837	340
Total Revenues	<u>173,409</u>	<u>207,412</u>
Expenses		
General government	133,921	66,340
Public safety	825	205,964
Physical environment	211,098	153,063
Interest on long-term debt	761,775	846,168
Total Expenses	<u>1,107,619</u>	<u>1,271,535</u>
Change in Net Position	(934,210)	(1,064,123)
Net Position - Beginning of Year	<u>(4,885,564)</u>	<u>(3,821,441) *</u>
Net Position - End of Year	<u>\$ (5,819,774)</u>	<u>\$ (4,885,564) *</u>

**Restated*

The increase in general government expenses is related to the amount of SPE expenses during current year.

The decrease in public safety expenses and the increase in physical environment is primarily related to the reclassification of certain expenses.

The decrease in interest is related to the decrease in outstanding unmatured debt.

**Buckeye Park Community Development District
MANAGEMENT'S DISCUSSION AND ANALYSIS
For the Year Ended September 30, 2017**

OVERVIEW OF THE FINANCIAL STATEMENTS (CONTINUED)

Capital Assets Activity

The following schedule provides a summary of the District's capital assets activity as of September 30, 2017:

Description	Governmental Activities	
	2017	2016
Land	\$ 6,317,127	\$ 6,317,127
Infrastructure	4,862,861	4,862,861
Accumulated depreciation	(1,523,579)	(1,347,781)
Total Capital Assets	\$ 9,656,409	\$ 9,832,207

Depreciation of \$175,798 was the only capital asset activity during the year.

General Fund Budgetary Highlights

The budget exceeded actual expenditures because accounting and trustee expenses were less than expected.

There were no amendments to the September 30, 2017 budget.

Debt Management

Governmental Activities debt includes the following:

In April 2008, the District issued \$11,050,000 Series 2008A Capital Improvement Revenue Bonds. These bonds were issued to finance a portion of the cost of acquisition, construction, installation, and equipping assessable improvements of the Series 2008 Project. The District has not made payments on the Series 2008A Bonds since 2011. The Series 2008A Bonds matured bonds payable was \$880,000 at September 30, 2017. The unmatured balance was \$9,865,000 at September 30, 2017.

**Buckeye Park Community Development District
MANAGEMENT'S DISCUSSION AND ANALYSIS
For the Year Ended September 30, 2017**

OVERVIEW OF THE FINANCIAL STATEMENTS (CONTINUED)

Economic Factors and Next Year's Budget

Buckeye Park Community Development District is an independent special district that is established pursuant to and governed by the provisions of Chapter 190, Florida Statutes. The District is governed by an elected Board of Supervisors which establishes policy and sets assessment rates. Assessment rates for fiscal year 2018 were established to provide for the operations of the District. The majority of the assessments levied by the District each year remain uncollected with no other revenue sources available to the District.

From 2011 onward, the District has not received a majority of assessments attached to the land formerly owned by the Developer. As a result, the District has been unable to make any debt service payments.

Request for Information

The financial report is designed to provide a general overview of the District's finances. If you have questions about this report or need addition financial information, contact the Tern Bay Community Development District's management company, J P Ward and Associates, LLC, at 2900 NE 12th Terrace, Suite 1, Oakland Park, FL 33334, (954-658-4900), Jim Ward jimward@jowardassociates.com.

Buckeye Park Community Development District
STATEMENT OF NET POSITION
September 30, 2017

	Governmental Activities
ASSETS	
Current Assets:	
Cash	\$ 53,965
Assessments receivable	617
Total Current Assets	54,582
Non-current Assets:	
Restricted assets:	
Investments	561,146
Capital assets not being depreciated:	
Land	6,317,127
Capital assets, being depreciated	
Infrastructure	4,862,861
Less: Accumulated depreciation	(1,523,579)
Total Non-Current Assets	10,217,555
Total Assets	10,272,137
LIABILITIES	
Current Liabilities:	
Accounts payable and accrued expenses	1,723
Accrued interest payable	323,695
Matured bonds payable	880,000
Matured interest payable	5,021,493
Bonds payable	190,000
Total Current Liabilities	6,416,911
Non-current liabilities:	
Bonds payable	9,675,000
Total Liabilities	16,091,911
NET POSITION	
Net investment in capital assets	(23,834)
Unrestricted net position	(5,795,940)
Total Net Position	\$ (5,819,774)

See accompanying notes to financial statements.

Buckeye Park Community Development District
STATEMENT OF ACTIVITIES
For the Year Ended September 30, 2017

Functions/Programs	<u>Expenses</u>	<u>Program Revenues</u> <u>Charges for Services</u>	<u>Net (Expense) Revenues and Changes in Net Position</u> <u>Governmental Activities</u>
Governmental Activities			
General government	\$ (133,921)	\$ 8,903	\$ (125,018)
Public safety	(825)	819	(6)
Physical environment	(211,098)	4,461	(206,637)
Interest on long-term debt	(761,775)	158,389	(603,386)
Total Governmental Activities	<u>\$ (1,107,619)</u>	<u>\$ 172,572</u>	<u>(935,047)</u>
	General revenues:		
	Investment earnings		<u>837</u>
	Change in Net Position		(934,210)
	Net Position - October 1, 2016		(4,885,564)
	Net Position - September 30, 2017		<u>\$ (5,819,774)</u>

See accompanying notes to financial statements.

Buckeye Park Community Development District
BALANCE SHEET
GOVERNMENTAL FUNDS
September 30, 2017

ASSETS	General Fund	Debt Service	Total Governmental Funds
	<u> </u>	<u> </u>	<u> </u>
Cash	\$ 53,965	\$ -	\$ 53,965
Assessments receivable	617	-	617
Due from other funds	4,423	480	4,903
Restricted Assets			
Investments, at fair value	-	561,146	561,146
Total Assets	<u><u>\$ 59,005</u></u>	<u><u>\$ 561,626</u></u>	<u><u>\$ 620,631</u></u>
LIABILITIES AND FUND BALANCES			
LIABILITIES			
Accounts payable and accrued expenses	\$ 1,723	\$ -	\$ 1,723
Due to other funds	480	4,423	4,903
Matured interest payable	-	5,021,493	5,021,493
Matured bonds payable	-	880,000	880,000
Total Liabilities	<u>2,203</u>	<u>5,905,916</u>	<u>5,908,119</u>
FUND BALANCES			
Unassigned	<u>56,802</u>	<u>(5,344,290)</u>	<u>(5,287,488)</u>
Total Liabilities and Fund Balances	<u><u>\$ 59,005</u></u>	<u><u>\$ 561,626</u></u>	<u><u>\$ 620,631</u></u>

See accompanying notes to financial statements.

Buckeye Park Community Development District
RECONCILIATION OF TOTAL GOVERNMENTAL FUND BALANCES
TO NET POSITION OF GOVERNMENTAL ACTIVITIES
September 30, 2017

Total Governmental Fund Balances	\$	(5,287,488)
Amounts reported for governmental activities in the Statement of Net Position are different because:		
Capital assets not being depreciated, land, used in governmental activities are not current financial resources and therefore, are not reported at the fund level.		6,317,127
Capital assets, being depreciated, infrastructure (\$4,862,861) net of accumulated depreciation (\$1,523,579) are not current financial resources and therefore, are not reported at the fund level.		3,339,282
Long-term liabilities, including bonds payable (\$9,865,000) are not due and payable in the current period and therefore, are not reported at the fund statement level.		(9,865,000)
Accrued interest expense for long-term debt is not a current financial use and; therefore, is not reported at the fund statement level.		<u>(323,695)</u>
Net Position of Governmental Activities	\$	<u><u>(5,819,774)</u></u>

See accompanying notes to financial statements.

Buckeye Park Community Development District
STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES -
GOVERNMENTAL FUNDS
For the Year Ended September 30, 2017

	<u>General</u>	<u>Debt Service</u>	<u>Total Governmental Funds</u>
Revenues			
Special assessments	\$ 14,183	\$ 158,389	\$ 172,572
Investment earnings	-	837	837
Total Revenues	<u>14,183</u>	<u>159,226</u>	<u>173,409</u>
Expenditures			
Current			
General government	49,178	84,743	133,921
Public safety	825	-	825
Physical environment	20,000	15,300	35,300
Debt service			
Principal	-	175,000	175,000
Interest	-	790,650	790,650
Total Expenditures	<u>70,003</u>	<u>1,065,693</u>	<u>1,135,696</u>
Net change in fund balances	(55,820)	(906,467)	(962,287)
Fund Balances - October 1, 2016	<u>112,622</u>	<u>(4,437,823)</u>	<u>(4,325,201)</u>
Fund Balances - September 30, 2017	<u>\$ 56,802</u>	<u>\$ (5,344,290)</u>	<u>\$ (5,287,488)</u>

See accompanying notes to financial statements.

Buckeye Park Community Development District
RECONCILIATION OF THE STATEMENT OF REVENUES, EXPENDITURES AND
CHANGES IN FUND BALANCES OF GOVERNMENTAL FUNDS TO THE
STATEMENT OF ACTIVITIES
For The Year Ended September 30, 2017

Net Change in Fund Balances - Total Governmental Funds	\$	(962,287)
Amounts reported for governmental activities in the Statement of Activities are different because:		
Governmental funds report capital outlay as expenditures, however in the Statement of Activities, the cost of those assets is allocated over their estimated useful lives as depreciation. This is the depreciation in the current period.		(175,798)
Repayment of long-term liabilities are reported as expenditures in the governmental fund statement but such repayments reduce liabilities in the Statement of Net Position.		175,000
In the Statement of Activities, interest is accrued on outstanding bonds; whereas in governmental funds, interest expenditures are reported when due. This is the change in accrued interest from the prior year.		<u>28,875</u>
Change in Net Position of Governmental Activities	\$	<u><u>(934,210)</u></u>

See accompanying notes to financial statements.

Buckeye Park Community Development District
STATEMENT OF REVENUES, EXPENDITURES AND
CHANGES IN FUND BALANCES - BUDGET AND ACTUAL -
GENERAL FUND
For The Year Ended September 30, 2017

	<u>Original Budget</u>	<u>Final Budget</u>	<u>Actual</u>	<u>Variance with Final Budget Positive (Negative)</u>
Revenues				
Special assessments	\$ 86,635	\$ 86,635	\$ 14,183	\$ (72,452)
Expenditures				
Current				
General government	54,385	54,385	49,178	5,207
Public safety	5,000	5,000	825	4,175
Physical environment	27,250	27,250	20,000	7,250
Total Expenditures	<u>86,635</u>	<u>86,635</u>	<u>70,003</u>	<u>16,632</u>
Net change in fund balances	-	-	(55,820)	(55,820)
Fund Balances - October 1, 2016	<u>-</u>	<u>-</u>	<u>112,622</u>	<u>112,622</u>
Fund Balances - September 30, 2017	<u>\$ -</u>	<u>\$ -</u>	<u>\$ 56,802</u>	<u>\$ 56,802</u>

See accompanying notes to financial statements.

Buckeye Park Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2017

NOTE A – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

The financial statements of the District have been prepared in conformity with Generally Accepted Accounting Principles (GAAP) as applied to governmental units. The Governmental Accounting Standards Board (GASB) is the accepted standard-setting body for establishing governmental accounting and financial reporting principles. The District's more significant accounting policies are described below.

1. Reporting Entity

The Buckeye Park Community Development District (the "District") was established on June 19, 2007 pursuant to Chapter 190, Florida Statutes (the "Act"), and by Manatee County Ordinance 07-52. The Act provides among other things, the power to manage basic services for community development, the power to borrow money and issue bonds, and to levy and assess non-ad valorem assessments for the financing and delivery of capital infrastructure.

The District was established for the purposes of financing and managing the acquisition, construction, maintenance and operation of a portion of the infrastructure necessary for community development within the District.

The District is governed by a Board of Supervisors ("Board"), which is comprised of five members. The Supervisors are elected on an at large basis by the owners of the property within the District. The Board of Supervisors of the District exercises all powers granted to the District pursuant to Chapter 190, Florida Statutes.

The District does have a component unit that is not presented.

As required by GAAP, these financial statements present the Buckeye Park Community Development District (the primary government) as a stand-alone government. The reporting entity for the District includes all functions of government in which the District's Board exercises oversight responsibility including, but not limited to, financial interdependency, selection of governing authority, designation of management, significant ability to influence operations and accountability for fiscal matters.

Based upon the application of the above-mentioned criteria as set forth by the Governmental Accounting Standards Board, the District has indentified Buckeye Partners CDD Holdings, Inc. as a component unit that is not presented.

2. Measurement Focus and Basis of Accounting

The basic financial statements of the District are composed of the following:

- Government-wide financial statements
- Fund financial statements
- Notes to financial statements

Buckeye Park Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2017

NOTE A – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

2. Measurement Focus and Basis of Accounting (Continued)

a. Government-wide Financial Statements

Government-wide financial statements report all non-fiduciary information about the reporting government as a whole. These statements include all the governmental activities of the primary government. The effect of interfund activity has been removed from these statements.

Governmental activities are supported by special assessments. Program revenues include charges for services and payments made by parties outside of the reporting government's citizenry if that money is restricted to a particular program. Program revenues are netted with program expenses in the Statement of Activities to present the net cost of each program.

Amounts paid to acquire capital assets are capitalized as assets, rather than reported as an expenditure. Proceeds of long-term debt are recorded as liabilities in the government-wide financial statements, rather than as an other financing source.

Amounts paid to reduce long-term indebtedness of the reporting government are reported as a reduction of the related liability, rather than as an expenditure.

b. Fund Financial Statements

The underlying accounting system of the District is organized and operated on the basis of separate funds, each of which is considered to be a separate accounting entity. The operations of each fund are accounted for with a separate set of self-balancing accounts that comprise its assets, liabilities, fund equity, revenues and expenditures or expenses, as appropriate. Governmental resources are allocated to and accounted for in individual funds based upon the purposes for which they are to be spent and the means by which spending activities are controlled.

Fund financial statements for the primary government's governmental funds are presented after the government-wide financial statements. These statements display information about major funds individually.

Governmental Funds

The District classifies fund balance according to Governmental Accounting Standards Board Statement 54 – Fund Balance Reporting and Governmental Fund Type Definitions. The Statement requires the fund balance for governmental funds to be reported in classifications that comprise a hierarchy based primarily on the extent to which the government is bound to honor constraints on the specific purposes for which amounts in those funds can be spent.

Buckeye Park Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2017

NOTE A – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

2. Measurement Focus and Basis of Accounting (Continued)

b. Fund Financial Statements (Continued)

Governmental Funds (Continued)

The District has various policies governing the fund balance classifications.

Nonspendable Fund Balance – This classification consists of amounts that cannot be spent because they are either not in spendable form or are legally or contractually required to be maintained intact.

Assigned Fund Balance – This classification consists of the Board of Supervisors' intent to be used for specific purposes, but are neither restricted nor committed. The assigned fund balances can also be assigned by the District's management company.

Fund Balance Spending Hierarchy – For all governmental funds except special revenue funds, when restricted, committed, assigned, and unassigned fund balances are combined in a fund, qualified expenditures are paid first from restricted or committed fund balance, as appropriate, then assigned and finally unassigned fund balances.

Governmental fund financial statements are reported using the current financial resources measurement focus and the modified accrual basis of accounting. Revenues are considered to be available when they are collected within the current period or soon thereafter to pay liabilities of the current period. For this purpose, the District considers revenues to be available if they are collected within 60 days of the end of the current fiscal period.

Expenditures generally are recorded when a liability is incurred, as under accrual accounting. Interest associated with the current fiscal period is considered to be an accrual item and so has been recognized as revenue of the current fiscal period.

Under the current financial resources measurement focus, only current assets and current liabilities are generally included on the balance sheet. The reported fund balance is considered to be a measure of "available spendable resources". Governmental fund operating statements present increases (revenues and other financing sources) and decreases (expenditures and other financing uses) in net current assets. Accordingly, they are said to present a summary of sources and uses of "available spendable resources" during a period.

Because of their spending measurement focus, expenditure recognition for governmental fund types excludes amounts represented by non-current liabilities. Since they do not affect net current assets, such long-term amounts are not recognized as governmental fund type expenditures or fund liabilities.

Buckeye Park Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2017

NOTE A – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

2. Measurement Focus and Basis of Accounting (Continued)

b. Fund Financial Statements (Continued)

Governmental Funds (Continued)

Amounts expended to acquire capital assets are recorded as expenditures in the year that resources are expended, rather than as fund assets. The proceeds of long-term debt are recorded as an other financing source rather than as a fund liability.

Debt service expenditures are recorded only when payment is due.

3. Basis of Presentation

a. Governmental Major Funds

General Fund – The General Fund is the primary operating fund of the District. It is used to account for all financial resources except those required to be accounted for in other funds.

Debt Service Fund – The Debt Service Fund is used to account for the accumulation of resources for the annual payment of principal and interest on long-term debt for the Series 2008A Bonds.

b. Non-current Governmental Assets/Liabilities

GASB Statement 34 requires that non-current governmental assets, such as land and buildings, and non-current governmental liabilities, such as general obligation bonds, be reported in the governmental activities column in the government-wide Statement of Net Position.

4. Assets, Deferred Outflow of Resources, Liabilities, and Net Position or Equity

a. Cash and Investments

Florida Statutes require state and local governmental units to deposit monies with financial institutions classified as "Qualified Public Depositories," a multiple financial institution pool whereby groups of securities pledged by the various financial institutions provide common collateral from their deposits of public funds. This pool is provided as additional insurance to the federal depository insurance and allows for additional assessments against the member institutions, providing full insurance for public deposits.

Buckeye Park Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2017

NOTE A – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

4. Assets, Deferred Outflow of Resources, Liabilities, and Net Position or Equity (Continued)

a. Cash and Investments (Continued)

The District maintains deposits with “Qualified Public Depositories” as defined in Chapter 280, Florida Statutes. All Qualified Public Depositories must place with the Treasurer of the State of Florida securities in accordance with collateral requirements determined by the State’s Chief Financial Officer. In the event of default by a Qualified Public Depository, the State Treasurer will pay public depositors all losses. Losses in excess of insurance and collateral will be paid through assessments between all Qualified Public Depositories.

The District is authorized to invest in those financial instruments as established by Section 218.415, Florida Statutes. The authorized investments consist of:

1. Direct obligations of the United States Treasury;
2. The Local Government Surplus Funds Trust or any intergovernmental investment pool authorized pursuant to the Florida Interlocal Cooperative Act of 1969;
3. Interest-bearing time deposits or savings accounts in authorized qualified public depositories;
4. Securities and Exchange Commission, registered money market funds with the highest credit quality rating from a nationally recognized rating agency.

b. Restricted Assets

Certain net positions of the District will be classified as restricted on the statement of net position because their use is limited either by law through constitutional provisions or enabling legislation; or by restrictions imposed externally by creditors. In a fund with both restricted and unrestricted net position, qualified expenses are considered to be paid first from restricted net position and then from unrestricted net position.

c. Capital Assets

Capital assets, which include land and infrastructure, are reported in governmental activities.

The District defines capital assets as assets with an initial, individual cost of \$5,000 or more and an estimated useful life in excess of one year. The valuation basis for all assets is historical cost.

The costs of normal maintenance and repairs that do not add to the value of the asset or materially extend its useful life are not capitalized.

Buckeye Park Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2017

NOTE A – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

**4. Assets, Deferred Outflow of Resources, Liabilities, and Net Position or Equity
(Continued)**

c. Capital Assets (Continued)

Major outlays for capital assets and improvements are capitalized as projects are constructed.

Depreciation of capital assets is computed and recorded by utilizing the straight-line method. Estimated useful lives of the various classes of depreciable capital assets are as follows:

Infrastructure	20-40 years
----------------	-------------

d. Long-Term Obligations

In the government-wide financial statements, long-term debt and other long-term obligations are reported as liabilities in the Statement of Net Position. Bond premiums and discounts are deferred and amortized over the life of the bonds using the straight-line or effective interest method. Bonds payable are reported net of these premiums or discounts. Issuance costs, whether or not withheld from the actual debt proceeds received, are reported as current period expenses.

In the fund financial statements, governmental fund types recognize bond premiums and discounts during the current period. The face amount of the debt issued is reported as other financing sources. Premiums received on debt issuances are reported as other financing sources while discounts on debt issuances are reported as other financing uses.

e. Budgets

Budgets are prepared and adopted after public hearings for the governmental funds, pursuant to Chapter 190.065, Florida Statutes. The District utilizes the same basis of accounting for budgets as it does for revenues and expenditures in its various funds. Formal budgets are adopted for the general fund. The legal level of budgetary control is at the fund level. As a result, deficits in the budget columns of the accompanying financial statements may occur. All budgeted appropriations lapse at year end.

**Buckeye Park Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2017**

NOTE B – RECONCILIATION OF GOVERNMENT-WIDE AND FUND FINANCIAL STATEMENTS

1. Explanation of Differences Between the Governmental Fund Balance Sheet and the Government-wide Statement of Net Position

“Total fund balances” of the District’s governmental funds, \$(5,287,488), differs from “net position” of governmental activities, \$(5,819,774), reported in the Statement of Net Position. This difference primarily results from the long-term economic focus of the Statement of Net Position versus the current financial resources focus of the Governmental Fund Balance Sheet. The effect of the differences is illustrated below.

Capital related items

When capital assets (improvements and infrastructure that are to be used in governmental activities) are purchased or constructed, the cost of those assets is reported as expenditures in governmental funds. However, the Statement of Net Position included those capital assets among the assets of the District as a whole.

Land	\$ 6,317,127
Infrastructure	4,862,861
Accumulated depreciation	<u>(1,523,579)</u>
Total	<u>\$ 9,656,409</u>

Long-term debt transactions

Long-term liabilities applicable to the District’s governmental activities are not due and payable in the current period and accordingly are not reported as fund liabilities. All liabilities (both current and long-term) are reported in the Statement of Net Position. Balances at September 30, 2017 were:

Bonds payable	<u>\$ (9,865,000)</u>
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Accrued interest

Accrued liabilities in the Statement of Net Position differ from the amount reported in governmental funds due to the accrued interest on bonds and matured interest.

Accrued interest	<u>\$ (323,695)</u>
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Buckeye Park Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2017

NOTE B – RECONCILIATION OF GOVERNMENT-WIDE AND FUND FINANCIAL STATEMENTS (CONTINUED)

2. Explanation of Differences Between the Governmental Fund Operating Statements and the Statement of Activities

The “net change in fund balances” for government funds, \$(962,287), differs from the “change in net position” for governmental activities, \$(934,210), reported in the Statement of Activities. The differences arise primarily from the long-term economic focus of the Statement of Activities versus the current financial resources focus of the governmental funds. The effect of the differences is illustrated below.

Capital related transactions

Governmental funds report capital outlays as expenditures, however in the Statement of Activities, the cost of these assets is allocated over their estimated useful lives and reported as depreciation. As a result net position decreases by the amount of depreciation charged for the current year.

Depreciation	<u>\$ (175,798)</u>
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Long-term debt transactions

Repayment of long-term liabilities are reported as expenditures in the governmental fund statement but such repayments reduce liabilities in the Statement of Net Position and are eliminated in the Statement of Activities.

Debt principal maturities	<u>\$ 175,000</u>
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Other debt transactions

Some expenses reported in the Statement of Activities do not require the use of current financial resources, therefore, are not reported as expenditures in governmental funds.

Net decrease in accrued interest payable	<u>\$ 28,875</u>
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Buckeye Park Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2017

NOTE C – CASH AND INVESTMENTS

All deposits are held in qualified public depositories and are included on the accompanying balance sheet as cash and investments.

Custodial Credit Risk – Deposits

Custodial credit risk is the risk that in the event of a bank failure, the District's deposits may not be returned to it. The District does not have a formal deposit policy for custodial credit risk; however, they follow the provisions of Chapter 280, Florida Statutes regarding deposits and investments. As of September 30, 2017, the District's bank balance was \$55,465 and the carrying value was \$53,965. Exposure to custodial credit risk was as follows. The District maintains all deposits in a qualified public depository in accordance with the provisions of Chapter 280, Florida Statutes, which means that all deposits are fully insured by Federal Depositors Insurance or collateralized under Chapter 280, Florida Statutes.

As of September 30, 2017, the District had the following investments and maturities:

Investment	Maturities	Fair Value
Managed Money Market account	N/A	<u>\$ 561,146</u>

The District categorizes its fair value measurements within the fair value hierarchy recently established by generally accepted accounting principles. The fair value is the price that would be received to sell an asset, or paid to transfer a liability, in an orderly transaction between market participants at the measurement date. The hierarchy is based on the valuation inputs used to measure the fair value of the asset. The District uses a market approach in measuring fair value that uses prices and other relevant information generated by market transactions involving identical or similar assets, liabilities, or groups of assets and liabilities.

Assets or liabilities are classified into one of three levels. Level 1 is the most reliable and is based on quoted price for identical assets, or liabilities, in an active market. Level 2 uses significant other observable inputs when obtaining quoted prices for identical or similar assets, or liabilities, in markets that are not active. Level 3 is the least reliable and uses significant unobservable inputs that uses the best information available under the circumstances, which includes the District's own data in measuring unobservable inputs.

The managed money market fund is considered a mutual fund asset type for applying the criteria noted in the paragraph above and is considered a level 1 asset.

Investments

The District's investment policy allows management to invest funds in investments permitted under Section 218.415, Florida Statutes.

Buckeye Park Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2017

NOTE C – CASH AND INVESTMENTS (CONTINUED)

Interest Rate Risk

The District monitors investment maturities as a means of managing its exposure to fair value losses arising from increasing interest rates.

Credit Risk

The District's investments are limited by State statutory requirements. As of September 30, 2017, the District did not own any investments which were rated.

Concentration of Credit Risk

The District places no limit on the amount it may invest in any one issuer. 100% of the District's investments are invested in Managed Money Market accounts.

The types of deposits and investments and their level of risk exposure as of September 30, 2017 were typical of these items during the fiscal year then ended. The District considers any decline in fair value for certain investments to be temporary. In addition, the District has the ability to hold investments until its maturity date if the fair value is less than cost. The District's investments are recorded at fair value.

NOTE D – CAPITAL ASSETS

The following is a summary of changes in the capital assets for the year ended September 30, 2017:

	October 1, 2016	Additions	Deletions	September 30, 2017
<u>Governmental Activities:</u>				
Capital assets not being depreciated				
Land	\$ 6,317,127	\$ -	\$ -	\$ 6,317,127
Capital assets being depreciated				
Infrastructure	4,862,861	-	-	4,862,861
Accumulated depreciation	(1,347,781)	(175,798)	-	(1,523,579)
Total Capital assets being depreciated	<u>3,515,080</u>	<u>(175,798)</u>	<u>-</u>	<u>3,339,282</u>
Total Governmental Activities Capital Assets	<u>\$ 9,832,207</u>	<u>\$ (175,798)</u>	<u>\$ -</u>	<u>\$ 9,656,409</u>

Buckeye Park Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2017

NOTE E – LONG-TERM DEBT

Governmental Activities

The following is a summary of activity for long-term debt of the Governmental Activities for the year ended September 30, 2017:

Long-term debt at October 1, 2016	\$ 10,040,000
Principal payments	<u>(175,000)</u>
Long-term debt at September 30, 2017	<u>\$ 9,865,000</u>

Long-term debt for Governmental Activities is comprised of the following:

Capital Improvement Revenue Bonds

\$11,050,000 Series 2008A Capital Improvement Revenue Bonds due in annual principal installments maturing May 2038. Interest is due semi-annually on May 1 and November 1, at a fixed interest rate of 7.875%. Current portion is \$190,000. \$ 9,865,000

As a result of not making all of the scheduled debt service payments since 2011, the following amounts are recognized in the accompanying financial statements.

Matured bonds payable	\$ 880,000
Matured interest payable	\$ 5,021,493

The annual requirements to amortize the principal and interest of bonded debt outstanding as of September 30, 2017 are as follows:

Year Ending September 30,	Principal	Interest	Total
2018	\$ 190,000	\$ 776,869	\$ 966,869
2019	205,000	761,906	966,906
2020	225,000	745,763	970,763
2021	245,000	728,044	973,044
2022	260,000	708,750	968,750
2023-2027	1,670,000	3,199,219	4,869,219
2028-2032	2,470,000	2,425,106	4,895,106
2033-2037	3,675,000	1,277,718	4,952,718
2038	925,000	72,844	997,844
Totals	<u>\$ 9,865,000</u>	<u>\$ 10,696,219</u>	<u>\$ 20,561,219</u>

**Buckeye Park Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2017**

NOTE E – LONG-TERM DEBT (CONTINUED)

Capital Improvement Revenue Bonds Series 2008A

Significant Bond Provisions

The Series 2008A Bonds are subject to redemption at the option of the District prior to their maturity, in whole or in part, at any time after May 1, 2018 at a redemption price equal to the principal amount of the Series 2008A Bonds to be redeemed, together with accrued interest to the date of redemption. The Series 2008A Bonds are subject to extraordinary mandatory redemption prior to maturity in the manner determined by the Bond Registrar if certain events occurred as outlined in the Trust Indenture.

The Trust Indenture established certain amounts be maintained in a reserve account. In addition, the Trust Indenture has certain restrictions and requirements relating principally to the use of proceeds to pay for the infrastructure improvements and the procedures to be followed by the District on assessments to property owners. The District agrees to levy special assessments in annual amounts adequate to provide payment of debt service and to meet the reserve requirements.

Depository Funds

The bond resolution establishes certain funds and determines the order in which revenues are to be deposited into these funds. A description of the significant funds, including their purposes, is as follows:

Reserve Fund – The 2008A Reserve Account was funded from the proceeds of the Series 2008A Bonds in amounts equal to 8.71 percent of the outstanding Series 2008A Bonds. Monies held in the reserve accounts will be used only for the purposes established in the Trust Indenture.

The following is a schedule of required reserve deposits as of September 30, 2017:

	Reserve Balance	Reserve Requirement
Series 2008 Capital Improvement Revenue Bonds	\$ 184,757	\$ 859,242

Buckeye Park Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2017

NOTE F – SPECIAL ASSESSMENT REVENUES

Special assessment revenues recognized for the 2016-2017 fiscal year were levied in July 2016. All assessments are collected by the Tax Collector and are due and payable on November 1. Per Section 197.162, Florida Statutes discounts are allowed for early payment at the rate of 4% in November, 3% in December, 2% in January and 1% in February. Assessments paid in March are without discount.

All unpaid assessments become delinquent as of April 1. Virtually all unpaid assessments are collected via the sale of tax certificates on, or prior to, June 1; therefore, there were no material assessments receivable at fiscal year end.

NOTE G – RISK MANAGEMENT

The government is exposed to various risks of loss related to torts; theft of, damage to and destruction of assets; errors and omissions; and natural disasters for which the government carries commercial insurance.

NOTE H – PRIOR PERIOD ADJUSTMENT

Beginning net position was restated to properly reflect an allowance for doubtful accounts for the total amount of special assessments receivable recognized:

Net Position October 1, 2016, as originally stated	\$ (4,045,078)
Allowance for doubtful accounts	<u>(840,486)</u>
Net Position October 1, 2016, restated	<u>\$ (4,885,564)</u>



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**INDEPENDENT AUDITOR'S REPORT ON INTERNAL CONTROL OVER FINANCIAL
REPORTING AND ON COMPLIANCE AND OTHER MATTERS BASED ON AN AUDIT
OF FINANCIAL STATEMENTS PERFORMED IN ACCORDANCE WITH
GOVERNMENT AUDITING STANDARDS**

To the Board of Supervisors
Buckeye Park Community Development District
Manatee County, Florida

We have audited, in accordance with the auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States, the financial statements of Buckeye Park Community Development District, as of and for the year ended September 30, 2017, and the related notes to the financial statements, and have issued our report thereon dated June 27, 2018.

Internal Control Over Financial Reporting

In planning and performing our audit, we considered Buckeye Park Community Development District's internal control over financial reporting to determine the audit procedures that are appropriate in the circumstances for the purpose of expressing our opinions on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of Buckeye Park Community Development District's internal control. Accordingly, we do not express an opinion on the effectiveness of Buckeye Park Community Development District's internal control over financial reporting.

A deficiency in internal control exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct misstatements on a timely basis. A *material weakness* is a deficiency, or combination of deficiencies, in internal control, such that there is a reasonable possibility that a material misstatement of the entity's financial statements will not be prevented, or detected and corrected on a timely basis. A *significant deficiency* is a deficiency, or a combination of deficiencies, in internal control that is less severe than a material weakness, yet important enough to merit attention by those charged with governance.

Our consideration of internal control over financial reporting was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control that might be material weaknesses or significant deficiencies. Given these limitations, during our audit we did identify a deficiency in internal control note in a prior audit that we consider to still be a material weakness. However, material weaknesses may exist that have not been identified.



To the Board of Supervisors
Buckeye Park Community Development District
Manatee County, Florida

Finding IC2016-01/IC2015-01

Finding: Expenditures are made from an account that the District has no direct control or authority over and the funds to cover these expenditures are taken from an account maintained in the debt service fund by the Trustee. No supporting documentation is provided to the District for the transactions.

Effect: Management is unable to determine the SPE activity.

Recommendation: We recommend that the District work with the trustees to obtain sufficient documentation to support SPE activity.

Response: The District entered into an agreement with the Trustee and the bondholders to create the SPE and allow it to administer activity relative to the assets owned by the SPE. The Trustee of the SPE does not believe that the District has any control over the SPE and will not provide any documentation.

Compliance and Other Matters

As part of obtaining reasonable assurance about whether Buckeye Park Community Development District's financial statements are free of material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements, noncompliance with which could have a direct and material effect on the determination of financial statement amounts. However, providing an opinion on compliance with those provisions was not an objective of our audit, and accordingly, we do not express such an opinion. The results of our tests disclosed an instance of noncompliance that is required to be reported under *Government Auditing Standards*.

Prior Year Finding IC2015-03

Finding: The District is not in compliance with certain provisions of its Bond Indenture including those relating to 1) collecting assessments to provide payment of debt service, 2) maintaining adequate funds in debt service reserve accounts, and 3) making its semi-annual debt service principal and interest payments.

Response: The District continues to take all actions to comply with the requirements of the bond indenture. An SPE has been established and if the land owned by the SPE is successfully sold, the district should be able to replenish the Debt Service Reserve Accounts

Current Status: The District has not corrected this finding in the current year.



To the Board of Supervisors
Buckeye Park Community Development District
Manatee County, Florida

Purpose of this Report

The purpose of this report is solely to describe the scope of our testing of internal control and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the entity's internal control or on compliance. This report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the entity's internal control and compliance. Accordingly, this communication is not suitable for any other purpose.

*Berger Toombs Elam
Gaines + Frank*

Berger, Toombs, Elam, Gaines & Frank
Certified Public Accountants
Fort Pierce, Florida

June 27, 2018



Berger, Toombs, Elam, Gaines & Frank

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MANAGEMENT LETTER

To the Board of Supervisors
Buckeye Park Community Development District
Manatee County, Florida

Report on the Financial Statements

We have audited the financial statements of the Buckeye Park Community Development District as of and for the year ended September 30, 2017, and have issued our report thereon dated June 27, 2018.

Auditor's Responsibility

We conducted our audit in accordance with auditing standards generally accepted in the United States; the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States and Chapter 10.550, Rules of the Florida Auditor General.

Other Reports and Schedule

We have issued our Independent Auditor's Report on Internal Control over Financial Reporting and on Compliance and Other Matters Based on an Audit of Financial Statements Performed in Accordance with *Government Auditing Standards* and our Independent Auditor's Report on an examination conducted in accordance with AICPA Professionals Standards, AT-C Section 315 regarding compliance requirements in accordance with Chapter 10.550, Rules of the Auditor General. Disclosures in that report, which is dated June 27, 2018, should be considered in conjunction with this Management Letter.

Prior Audit Findings

Section 10.554(1)(i)1., Rules of the Auditor General, requires that we determine whether or not corrective actions have been made to address findings and recommendations made in the preceding financial audit report. The following findings or recommendations were made in the preceding financial audit report:

IC2015-01 and IC 2015-03

See page 30 - 32 of this report

Financial Condition

Section 10.554(1)(i)5.a. and 10.556(7), Rules of the Auditor General, requires us to apply appropriate procedures and communicate the results of our determination as to whether or not Buckeye Park Community Development District has met one or more of the conditions described in Section 218.503(1), Florida Statutes, and to identify the specific conditions met.



To the Board of Supervisors
Buckeye Park Community Development District

In connection with our audit, we determined that the Buckeye Park Community Development District did meet one of the conditions described in Section 218.503(1), Florida Statutes in that it failed to make a required debt service payment. The financial emergency is the result of a deteriorating financial condition because of the continued lack of funding from debt service special assessments sufficient to make the scheduled debt service payments.

Pursuant to Sections 10.554(1)(i)5.c. and 10.556(8), Rules of the Auditor General, we applied financial conditions assessment procedures as of September 30, 2017 for the Buckeye Park Community Development District. It is management's responsibility to monitor the Buckeye Park Community Development District's financial condition; our financial condition assessment was based in part on the representations made by management and the review of the financial information provided by the same.

Section 10.554(1)(i)2., Rules of the Auditor General, requires that we communicate any recommendations to improve financial management. In connection with our audit, we did not have any such recommendations.

Annual Financial Report

Section 10.554(1)(i)5.b. and 10.556(7), Rules of the Auditor General, requires that we apply appropriate procedures and communicate the results of our determination as to whether the annual financial report for the Buckeye Park Community Development District for the fiscal year ended September 30, 2017, filed with the Florida Department of Financial Services pursuant to Section 218.32(1)(a), Florida Statutes, is in agreement with the annual financial audit report for the fiscal year ended September 30, 2017. In connection with our audit, we determined that these two reports were in agreement.

Additional Matters

Section 10.554(1)(i)3., Rules of the Auditor General, requires us to communicate noncompliance with provisions of contracts or grant agreements, or abuse, that have occurred, or are likely to have occurred, that have an effect on the financial statements that is less than material but which warrants the attention of those charged with governance. In connection with our audit, we did not note any such findings.



Berger, Toombs, Elam,
Gaines & Frank

Certified Public Accountants PL

To the Board of Supervisors
Buckeye Park Community Development District

Purpose of this Letter

Our Management Letter is intended solely for the information and use of the Legislative Auditing Committee, members of the Florida Senate and the Florida House of Representatives, the Florida Auditor General, Federal and other granting agencies, the Board of Supervisors, and applicable management, and is not intended to be and should not be used by anyone other than these specified parties.

*Berger Toombs Elam
Gaines & Frank*

Berger, Toombs, Elam, Gaines & Frank
Certified Public Accountants PL
Fort Pierce, Florida

June 27, 2018



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**INDEPENDENT ACCOUNTANT'S REPORT/COMPLIANCE
WITH SECTION 218.415, FLORIDA STATUTES**

To the Board of Supervisors
Buckeye Park Community Development District
Manatee County, Florida

We have examined Buckeye Park Community Development District's compliance with Section 218.415, Florida Statutes during the year ended September 30, 2017. Management is responsible for Buckeye Park Community Development District's compliance with those requirements. Our responsibility is to express an opinion on Buckeye Park Community Development District's compliance based on our examination.

Our examination was conducted in accordance with attestation standards established by the American Institute of Certified Public Accountants and, accordingly, included examining, on a test basis, evidence about Buckeye Park Community Development District's compliance with those requirements and performing such other procedures as we considered necessary in the circumstances. We believe that our examination provides a reasonable basis for our opinion. Our examination does not provide a legal determination on Buckeye Park Community Development District's compliance with the specified requirements.

In our opinion, Buckeye Park Community Development District complied, in all material respects, with the aforementioned requirements during the year ended September 30, 2017.

*Berger Toombs Elam
Gaines & Frank*

Berger, Toombs, Elam, Gaines & Frank
Certified Public Accountants PL

June 27, 2018

RESOLUTION 2018-6

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.

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

a. **Date:**

DAY	DATE	DESCRIPTION
Tuesday	November 13, 2018	Regular Meeting and LO Meeting
Tuesday	April 09, 2019	Regular Meeting
Tuesday	August 13, 2019	Regular Meeting

b. **Time:** 1:00 P.M. (Eastern Standard Time)

c. **Location:** Palmetto Library, 923 6th Street West, Palmetto, Florida 34221.

SECTION 2. Sunshine Law and Meeting Cancellations 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 2. Conflict. That all Sections or parts of Sections of any Resolutions, Agreements or actions of the Board of Supervisor's in conflict are hereby repealed to the extent of such conflict.

SECTION 2. 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 3. 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.

RESOLUTION 2018-6

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.

PASSED AND ADOPTED this 6th day of September, 2018.

ATTEST:

**BUCKEYER PARK COMMUNITY DEVELOPMENT
DISTRICT**

James P. Ward, Secretary

Dale Jones, Chairman

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

DATE: *NOVEMBER 13, 2018*

TIME: *1:00 P.M.*

LOCATION: *Palmetto Library,
923 6th Street West,
Palmetto, Florida 34221*

Pursuant to Chapter 190, Florida Statutes, 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 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 is intended to comply with Section 190.006(2)(b), Florida Statutes, as amended by Chapter 2004-353, Laws of Florida.

A landowner may vote in person at the Landowner's 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 person that the landowner desires to elect to a position on the Board of Supervisors that is open for election for the upcoming term (three (3) seats on the Board will be up for election). A fraction of an acre shall be treated as one (1) acre, entitling the landowner to one vote with respect thereto. **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 of Supervisors that is open for election for the upcoming term. The two candidates receiving the highest number of votes shall be elected for a term of four (4) years. The remaining candidates receiving 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.

OFFICIAL BALLOT

**BUCKEYE PARK COMMUNITY DEVELOPMENT DISTRICT
MANATEE COUNTY, FLORIDA
LANDOWNERS MEETING – NOVEMBER 13, 2018**

For Election (3 Supervisors): The two (2) candidates receiving the highest number of votes will each receive a four (4) year term, and the remaining candidate shall receive a two (2) year term, with the term of office for each successful candidate commencing upon election.

The undersigned certifies that the undersigned is executing this Official Ballot in his or her individual capacity as landowner, or in his or her capacity as an authorized representative of the entity named below as landowner, (hereinafter, "Landowner") and that Landowner 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>Property 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.]

The number of authorized votes for this ballot is: _____

I, _____, in my individual capacity as Landowner; or in my capacity as an authorized representative of Landowner, an entity; or as the proxy holder pursuant to the Landowners Proxy attached hereto, do cast my votes as follows:

	NAME OF CANDIDATE	NUMBER OF VOTES
1.	_____	_____
2.	_____	_____
3.	_____	_____

Date: _____

Signed: _____

Printed Name: _____

NOTE: 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.).

LANDOWNER PROXY

**BUCKEYE PARK COMMUNITY DEVELOPMENT DISTRICT
LANDOWNERS MEETING – NOVEMBER 13, 2018**

KNOW ALL MEN BY THESE PRESENTS, that the undersigned 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 Development District to be held at the **Palmetto Library, 923 6th Street West, Palmetto, Florida 34221** said meeting published in a newspaper in Manatee County; and at any adjournments thereof, according to the number of acres of unplatted land and/or platted lots owned by the undersigned landowner which the undersigned would be entitled to vote if then personally present, upon any question, proposition, or resolution or any other matter or thing which may come before said meeting including, but not limited to, the election of members of the Board of Supervisors and may vote in accordance with their discretion on all matters not known or determined at the time of solicitation of this proxy, which may legally come before the meeting. Any proxy heretofore given by the undersigned for said meeting is hereby revoked. This proxy is to continue in force 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 notice thereof, in writing, filed with the Secretary of the Buckeye Park Community Development District.

Signature

Print Name

Date

Property Description _____ **Acreage**

[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.]

The number of authorized votes for this proxy is: _____

NOTE: 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.).

Buckeye Park Community Development District

Financial Statements

July 31, 2018

Prepared by:

JPWARD AND ASSOCIATES LLC

2900 NORTHEAST 12TH TERRACE

SUITE 1

OAKLAND PARK, FLORIDA 33334

E-MAIL: jimward@jpwardassociates.com

PHONE: (954) 658-4900

Buckeye Park Community Development District

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JPWard & Associates LLC

2900 Northeast 12th Terrace

Suite 1

Oakland Park, Florida 33334

Phone: (954) 658-4900

Buckeye Park Community Development District
Balance Sheet
for the Period Ending July 31, 2018

	Governmental Funds		Account Groups		Totals (Memorandum Only)
	General Fund	Series 2008	General Long Term Debt	General Fixed Assets	
Assets					
Cash and Investments					
General Fund - Invested Cash	\$ 49,960	\$ -		\$ -	\$ 49,960
Debt Service Fund					
Interest Account		0			0
Sinking Account					-
Reserve Account		185,086			185,086
Revenue Account		440,966			440,966
Prepayment Account	-	-		-	-
Construction	-	-		-	-
Due from Other Funds					-
General Fund	-	-		-	-
Debt Service Fund(s)	-	-		-	-
Prepaid Expenses	-				-
Market Valuation Adjustments					
Assessments Receivable				-	-
On-Roll	163,821	1,828,466			1,992,287
Off-Roll	77,051	2,588,190			2,665,241
Allowance for Uncollectable Assessments	(236,449)	(4,248,070)			(4,484,519)
Land				6,317,127	6,317,127
Improvements Other Than Buildings				4,862,861	4,862,861
Amount Available in Debt Service Funds	-	-	794,638		794,638
Amount to be Provided by Debt Service Funds	-	-	9,950,362		9,950,362
Total Assets	\$ 54,383	\$ 794,638	\$ 10,745,000	\$ 11,179,988	\$ 22,774,009

Buckeye Park Community Development District
Balance Sheet
for the Period Ending July 31, 2018

	Governmental Funds		Account Groups		Totals (Memorandum Only)
	General Fund	Series 2008	General Long Term Debt	General Fixed Assets	
Liabilities					
Accounts Payable & Payroll Liabilities	\$ -	\$ -		\$ -	\$ -
Due to Other Funds	-				-
General Fund	-			-	-
Debt Service Fund	-			-	-
Matured Interest Payable		5,021,493			5,021,493
Matured Bonds Payable		880,000			880,000
Deferred Revenue	\$ -	\$ -			-
Bonds Payable					-
Current Portion	-	-	190,000		190,000
Long Term	-	-	10,555,000		10,555,000
Total Liabilities	<u>\$ -</u>	<u>\$ 5,901,493</u>	<u>\$ 10,745,000</u>	<u>\$ -</u>	<u>\$ 16,646,493</u>
Fund Equity and Other Credits					
Investment in General Fixed Assets	-	-		11,179,988	11,179,988
Fund Balance					
Restricted					
Beginning: October 1, 2017 (Audited)	-	(5,344,290)		-	(5,344,290)
Results from Current Operations	-	237,436		-	237,436
Unassigned					
Beginning: October 1, 2017 (Audited)	56,802	-		-	56,802
Results from Current Operations	(2,419)	-		-	(2,419)
Total Fund Equity and Other Credits	<u>\$ 54,383</u>	<u>\$ (5,106,855)</u>	<u>\$ -</u>	<u>\$ 11,179,988</u>	<u>\$ 6,127,516</u>
Total Liabilities, Fund Equity and Other Credits	<u>\$ 54,383</u>	<u>\$ 794,638</u>	<u>\$ 10,745,000</u>	<u>\$ 11,179,988</u>	<u>\$ 22,774,009</u>

Buckeye Park Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through July 31, 2018

Description	October	November	December	January	February	March	April	May	June	July	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources													
Carryforward												\$ -	N/A
Interest													
Interest - General Checking	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Special Assessment Revenue													
Special Assessments - On-Roll	-	-	14,136	-	-	34,723	-	-	-	546	49,405	48,002	103%
Special Assessments - Off-Roll	-	-	-	-	-	-	-	-	-	-	-	34,073	0%
Developer Contribution	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Intragovernmental Transfer In	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Total Revenue and Other Sources:	\$ -	\$ -	\$ 14,136	\$ -	\$ -	\$ 34,723	\$ -	\$ -	\$ -	\$ 546	49,405	\$ 82,075	60%
Expenditures and Other Uses													
Legislative													
Board of Supervisor's Fees	-	-	-	-	-	800	-	-	600	-	1,400	2,400	58%
Executive													
Professional Management	2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000	20,000	24,000	83%
Financial and Administrative													
Audit Services	-	-	-	-	-	-	-	-	-	4,750	4,750	5,200	91%
Accounting Services	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Assessment Roll Services	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Arbitrage Rebate Services	-	-	-	-	-	-	-	-	-	-	-	500	0%
Other Contractual Services													
Legal Advertising	-	-	209	-	78	-	-	-	78	-	366	1,500	24%
Trustee Services	-	-	-	-	-	-	-	-	-	-	-	7,500	0%
Dissemination Agent Services	1,500	-	-	-	-	-	-	-	-	-	1,500	1,500	100%
Property Appraiser Fees	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Bank Service Fees	19	21	21	3	-	1	-	-	1	19	84	250	34%
Communication and Freight Services													

Buckeye Park Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through July 31, 2018

Description	October	November	December	January	February	March	April	May	June	July	Year to Date	Total Annual Budget	% of Budget
Postage, Freight and Messenger	-	-	-	10	6	15	-	-	13	8	53	300	18%
Computer Services - Website Development	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Insurance	5,150	-	-	-	-	-	-	-	-	-	5,150	5,000	103%
Subscription & Memberships	175	-	-	-	-	-	-	-	-	-	175	175	100%
Printing & Binding	-	-	-	-	-	-	-	-	-	47	47	250	19%
Financial-Other Current Charges	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Legal Services													
Legal - General Counsel	-	-	460	293	1,026	-	97	163	306	325	2,669	4,000	67%
Other General Government Services													
Engineering Services	-	-	-	-	-	-	-	-	-	-	-	2,000	0%
Contingencies	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Capital Outlay	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Stormwater Management Services													
Repairs & Maintenance													
Aquatic Weed Control	-	-	-	-	-	-	-	-	-	-	-	2,500	N/A
Landscaping Services													
Utility Services													
Electric	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Repairs & Maintenance													
Public Area Landscaping	1,625	-	1,625	-	3,250	-	1,625	3,450	-	1,625	13,200.00	20,500	64%
Irrigation System	-	-	-	-	-	-	-	-	-	-	-	500	0%
Plant Replacement	-	-	-	-	-	-	-	-	-	-	-	500	0%
Contingencies	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Road and Street Services													
Repairs & Maintenance													
Street Lights	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Pavement & Signage	-	-	-	-	-	-	-	-	-	-	-	1,500	0%
Repairs and Maintenance	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Parks & Recreation													
Security Patrol	-	-	-	-	-	-	-	-	1,620	810	2,430	2,000	122%
Other Fees and Charges													
Discounts/Collection Fees	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Sub-Total:	10,469	2,021	4,315	2,306	6,361	2,816	3,722	5,613	4,619	9,584	51,824	82,075	63%
Total Expenditures and Other Uses:	\$ 10,469	\$ 2,021	\$ 4,315	\$ 2,306	\$ 6,361	\$ 2,816	\$ 3,722	\$ 5,613	\$ 4,619	\$ 9,584	\$ 51,824	\$ 82,075	63%

Buckeye Park Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through July 31, 2018

Description	October	November	December	January	February	March	April	May	June	July	Year to Date	Total Annual Budget	% of Budget
Net Increase/ (Decrease) in Fund Balance	(10,469)	(2,021)	9,821	(2,306)	(6,361)	31,907	(3,722)	(5,613)	(4,619)	(9,038)	(2,419)	-	
Fund Balance - Beginning	56,802	46,334	44,313	54,134	51,828	45,467	77,374	73,652	68,039	63,421	56,802	56,802	
Fund Balance - Ending	\$ 46,334	\$ 44,313	\$ 54,134	\$ 51,828	\$ 45,467	\$ 77,374	\$ 73,652	\$ 68,039	\$ 63,421	\$ 54,383	54,383	\$ 56,802	

Buckeye Park Community Development District
Debt Service Fund - Series 2008
Statement of Revenues, Expenditures and Changes in Fund Balance
Through July 31, 2018

Description	October	November	December	January	February	March	April	May	June	July	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources													
Carryforward	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-	\$ -	N/A
Interest Income													
Revenue Account	62	62	58	55	54	49	53	66	69	94	621	-	N/A
Reserve Account	30	31	30	31	31	28	31	38	39	38	330	-	N/A
Interest Account	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Prepayment Account	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Special Assessment Revenue													
Special Assessments - On-Roll	-	-	166,521	-	-	-	-	-	-	-	166,521	167,125	100%
Special Assessments - Off-Roll	-	173,009	-	-	-	-	-	-	-	-	173,009	401,387	43%
Special Assessments - Prepayments	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Intragovernmental Transfer In													
	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Total Revenue and Other Sources:	\$ 92	\$ 173,102	\$ 166,610	\$ 86	\$ 85	\$ 77	\$ 85	\$ 104	\$ 109	\$ 132	340,481	\$ 568,512	N/A
Expenditures and Other Uses													
Executive													
Professional Management	20,275	5,000	-	-	-	15,000	-	-	20,000	-	60,275	-	N/A
Financial and Administrative													
Accounting Services	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Trustee Services	-	-	11,953	-	-	-	-	-	-	-	11,953	-	N/A
Dissemination Services	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Insurance	-	-	-	-	-	-	-	-	673	-	673	-	N/A
Financial - Other Current Charges	-	22,103	-	-	-	-	-	-	-	-	22,103	-	N/A
Legal Services - Bond Counsel													
General Counsel	-	-	-	-	-	-	2,177	-	-	765	2,942	-	N/A
Bond Counsel	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Landscaping Services													
Repairs & Maintenance	-	1,700	-	-	-	3,400	-	-	-	-	5,100	-	N/A
Debt Service													
Principal Debt Service - Mandatory													
Series 2008 Bonds	-	-	-	-	-	-	-	-	-	-	-	\$ 190,000	0%
Principal Debt Service - Early Redemptions													
Series 2008 Bonds	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Interest Expense													
Series 2008 Bonds	-	-	-	-	-	-	-	-	-	-	-	776,869	0%
Operating Transfers Out (To Other Funds)													
	-	-	-	-	-	-	-	-	-	-	-	-	N/A
Total Expenditures and Other Uses:	\$ 20,275	\$ 28,803	\$ 11,953	\$ -	\$ -	\$ 18,400	\$ 2,177	\$ -	\$ 20,673	\$ 765	\$ 103,046	\$ 966,869	N/A
Net Increase/ (Decrease) in Fund Balance	(20,183)	144,300	154,657	86	85	(18,323)	(2,093)	104	(20,564)	(633)	237,436	(398,357)	
Fund Balance - Beginning	(5,344,290)	(5,364,473)	(5,220,173)	(5,065,517)	(5,065,431)	(5,065,346)	(5,083,669)	(5,085,761)	(5,085,657)	(5,106,221)	(5,344,290)	(5,344,290)	
Fund Balance - Ending	\$ (5,364,473)	\$ (5,220,173)	\$ (5,065,517)	\$ (5,065,431)	\$ (5,065,346)	\$ (5,083,669)	\$ (5,085,761)	\$ (5,085,657)	\$ (5,106,221)	\$ (5,106,855)	\$ (5,106,855)	\$ (5,742,647)	