

RIVER LANDING COMMUNITY DEVELOPMENT DISTRICT



PUBLIC HEARING AGENDA

MAY 19, 2021

PREPARED BY:

JPWARD & ASSOCIATES, LLC, 2301 NORTHEAST 37TH STREET, FORT LAUDERDALE, FL 33308

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RIVER LANDING COMMUNITY DEVELOPMENT DISTRICT

May 12, 2021

Board of Supervisors

River Landing Community Development District

Dear Board Members:

This Meeting of the Board of Supervisors of the River Landing Community Development District will be held on **Wednesday, May 19, 2021 at 11:00 A.M.** at the **Esplanade Amenity Center, 4495 Myrica Drive, Odessa, Florida 33556.**

The venue for this meeting is the Esplanade Amenity Center and was specifically chosen such that the District will be able to meet the social distance guidelines for this meeting for Board Members/Staff, while accommodating an additional five (5) audience members.

Please ensure that all in attendance bring and wear masks during the meeting.

With the limitation for people in the meeting room, the District is requesting that audience members please use the WebEx link and telephone number below to join the Board Meeting.

The venue is requiring the District to enforce the limitation on attendance for audience members.

The following WebEx link and telephone number are provided to join/watch the meeting.

Weblink:

<https://districts.webex.com/districts/onstage/g.php?MTID=e0d7635155006bd36e7cc91f2f5e143cf>

Access Code: **129 796 4685**

Event password: **Jpward**

Call in information if you choose not to use the web link:

Phone: **408-418-9388** and enter the access code **129 796 4685** to join the meeting.

The link to the meeting will also be posted on the District's web site: www.Riverlandingcdd.org.

The Agenda is as Follows:

1. Call to Order & Roll Call.
2. Consideration of acceptance of the resignation of Ms. Jennifer Gardner from Seat 5 effective April 1, 2021, whose term is set to expire November 2022.
 - a) Appointment of individual to fill Seat 5.
 - b) Oath of Office.
 - c) Guide to the Sunshine Law and Code of Ethics for Public Employees.
 - d) Form 1 – Statement of Financial Interests.
3. Consideration of **Resolution 2021-8** re-designation the officers of the River Landing Community Development District.
4. Consideration of Minutes:
 - I. March 29, 2021 Regular Meeting
5. **PUBLIC HEARINGS**
 - a. **FISCAL YEAR 2022 BUDGET**
 - I. Public Comment and Testimony
 - II. Board Comment
 - III. Consideration of Resolution 2021-9 adopting the annual appropriation and Budget for Fiscal Year 2022.
 - b. **FISCAL YEAR 2022 IMPOSING SPECIAL ASSESSMENTS; ADOPTING AN ASSESSMENT ROLL, APPROVING THE GENERAL FUND SPECIAL ASSESSMENT METHODOLOGY.**
 - I. Public Comment and Testimony
 - II. Board Comment
 - III. Consideration of Resolution 2021-10 Imposing Special Assessments, adopting an Assessment Roll, and approving the General Fund Special Assessment Methodology.
 - IV. Consideration or Resolution 2021-11, Establishing an Operation and Maintenance Assessment Cap for notice purposes.
6. Consideration of Resolution 2021-12 designating Dates, Time, and Location for Regular Meeting of the Board of Supervisor’s for Fiscal Year, 2022.
7. Staff Reports
 - I. District Attorney
 - II. District Engineer
 - III. District Manager
 - a) Reported Number of Registered Voters as of April 15, 2021
 - b) Financial Statement for period ending March 31, 2021 (unaudited)
 - c) Financial Statement for period ending April 30, 2021 (unaudited)
8. Supervisor’s Requests and Audience Comments
9. Adjournment

The Second Order of Business is administrative in nature and is to accept the resignation of Ms. Tracy Briones from Seat 5, whose term expires November 2022. Ms. Gardner's resignation is effective as of the date of the resignation, which is April 1, 2021.

The next item deals with the replacement of the Ms. Gardner. The District's Charter, Chapter 190 F.S. provides the mechanism for which to replace a member who has resigned. Essentially, the remaining members, by majority vote of the Board of Supervisors have the sole responsibility for filling the unexpired term of office of the resigning member.

Once the Board appoints an individual to fill the seat, I will take the opportunity to swear those individuals into office.

The newly appointed Board Member must file a Form 1 – Statement of Financial Interests, which must be filed with the Supervisor of Elections in the County in which he/she resides within thirty (30) days of being seated on this Board.

Additionally, if any of the newly appointed Board member currently sits as a member of any other Community Development District Board, they must amend their current Form 1 – Statement of Financial Interests to now include the River Landing Community Development District. The amended form must be filed with the Supervisor of Elections in the County in which you reside within thirty (30) days of being seated on this Board of Supervisors.

The Third Order of Business is Consideration of **Resolution 2021-8** which re-designates the Officers of the District.

The Fourth Order of Business is the consideration of the March 29, 2021 Regular Meeting Minutes.

The Third Order of Business deals with two (2) required Public Hearings to consider the adoption of the District's Fiscal Year 2022 Budget, Assessments, and General Fund Special Assessment Methodology. The first Public Hearing deals with the adoption of the Fiscal Year 2022 Budget which includes both the General Fund operations and the Debt Service Fund for the Series 2020 Refunding Bonds. At the conclusion of the hearing, will be consideration of Resolution 2021-9 which adopts the Fiscal Year 2022 Budget.

This second Public Hearing is a consequence of the Budget Adoption process and sets in place the required documents that are all contained in the Fiscal Year 2022 Budget. Resolution 2021-10 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 Pasco 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 2021-11 and finally it approves the General Fund Special Assessment Methodology. The final Resolution is to establish a CAP rate for the District's general fund operations. If the District's operations assessments exceed the CAP rate in future years, the District will be required to mail notice to all property owners.

The Fourth item is consideration of Resolution 2021-12 setting the proposed meeting schedule for Fiscal Year 2022. 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.

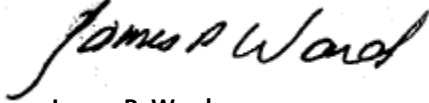
The proposed meeting schedule is the **Third Tuesday** of the month at **11:00 A.M.**, and which have been held at the **Esplanade Amenity Center, 4495 Myrica Drive, Odessa, Florida 33556.**

The proposed Fiscal Year 2022 schedule is as follows:

| | |
|-------------------|--------------------|
| October 19, 2021 | November 16, 2021 |
| December 21, 2021 | January 18, 2022 |
| February 15, 2022 | March 15, 2022 |
| April 19, 2022 | May 17, 2022 |
| June 21, 2022 | July 19, 2022 |
| August 16, 2022 | September 20, 2022 |

The Balance of the agenda is standard in nature and I look forward to seeing you at the meeting. In the meantime, if you have any questions and/or comments before the meeting, please do not hesitate to contact me directly at (954) 658-4900.

River Landing Community Development District



James P. Ward
District Manager

Meetings for Fiscal Year 2021 are as follows:

| | |
|---------------------------|-------------------------|
| April 21, 2021 | May 19, 2021 |
| June 16, 2021 | July 21, 2021 |
| August 18, 2021 | September 15, 2021 |

From: [Jennifer Gardner](mailto:jenngardnerfla@gmail.com)
To: jimward@jpwardassociates.com
Subject: Re: CDD Resignation
Date: Thursday, April 1, 2021 6:47:07 PM

Yes, confirmed. The Artisan Lakes East CDD.

On Thu, Apr 1, 2021 at 6:43 PM <jimward@jpwardassociates.com> wrote:

Hi Jennifer –

THANK YOU for the email – since you do not sit on the Artisan Lakes CDD – can you please confirm that your resignation is for the “Artisan Lakes **EAST** Community Development District”

Jim.

TOTAL Commitment to Excellence

| | |
|---|---|
|  | <p>James P. Ward JPWard and Associates, LLC Chief Operating Officer</p> <p>(954) 658-4900 Mobile JimWard@JPWardAssociates...</p> <p>2301 Northeast 37 Street Fort Lauderdale, FL 33308</p> |
|---|---|

Electronic Mail: Under Florida Law, electronic mail addresses are Public Records. If you do not want your e-mail address released in response to any request, please do not e-mail the District, and contact the District at the address or phone number as noted above.

Elected Public Officials should NOT use the “reply all” feature to e-mail transmissions where Public Officials that serve on the Board Of Supervisors are in the e-mail transmissions.

From: Jennifer Gardner <jenngardnerfla@gmail.com>
Sent: Thursday, April 1, 2021 2:53 PM
To: jimward@jpwardassociates.com

Cc: Drew Miller <AMiller@taylormorrison.com>

Subject: CDD Resignation

Jim,

Please accept this email as my official notice that I am resigning the River Landing and Artisan Lakes CDD Boards effective immediately.

Please let me know if you have any questions.

Kind regards,

Jennifer Gardner

(727) 900-9680

OATH OR AFFIRMATION OF OFFICE

I, _____, a citizen of the State of Florida and of the United States of America, and being an officer of the **River Landing Community Development District** and a recipient of public funds as such officer, do hereby solemnly swear or affirm that I will support the Constitution of the United States and of the State of Florida, and will faithfully, honestly and impartially discharge the duties devolving upon me as a member of the Board of Supervisors of the **River Landing Community Development District**, Pasco County, Florida.

Signature

Printed Name: _____

STATE OF FLORIDA

COUNTY OF _____

Sworn to (or affirmed) before me by means of () physical presence or () online notarization this _____ day of _____, 2021, by _____, whose signature appears hereinabove, who is personally known to me or who produced _____ as identification.

NOTARY PUBLIC
STATE OF FLORIDA

Print Name: _____

My Commission Expires: _____

FORM 1

STATEMENT OF FINANCIAL INTERESTS

2020

Please print or type your name, mailing address, agency name, and position below:

FOR OFFICE USE ONLY:

LAST NAME -- FIRST NAME -- MIDDLE NAME :

MAILING ADDRESS :

CITY : ZIP : COUNTY :

NAME OF AGENCY :

NAME OF OFFICE OR POSITION HELD OR SOUGHT :

CHECK ONLY IF CANDIDATE OR NEW EMPLOYEE OR APPOINTEE

****** THIS SECTION MUST BE COMPLETED ******

DISCLOSURE PERIOD:

THIS STATEMENT REFLECTS YOUR FINANCIAL INTERESTS FOR CALENDAR YEAR ENDING DECEMBER 31, 2020.

MANNER OF CALCULATING REPORTABLE INTERESTS:

FILERS HAVE THE OPTION OF USING REPORTING THRESHOLDS THAT ARE ABSOLUTE DOLLAR VALUES, WHICH REQUIRES FEWER CALCULATIONS, OR USING COMPARATIVE THRESHOLDS, WHICH ARE USUALLY BASED ON PERCENTAGE VALUES (see instructions for further details). CHECK THE ONE YOU ARE USING (**must check one**):

COMPARATIVE (PERCENTAGE) THRESHOLDS OR **DOLLAR VALUE THRESHOLDS**

PART A -- PRIMARY SOURCES OF INCOME [Major sources of income to the reporting person - See instructions]
(If you have nothing to report, write "none" or "n/a")

| NAME OF SOURCE OF INCOME | SOURCE'S ADDRESS | DESCRIPTION OF THE SOURCE'S PRINCIPAL BUSINESS ACTIVITY |
|--------------------------|------------------|---|
| | | |
| | | |
| | | |
| | | |

PART B -- SECONDARY SOURCES OF INCOME
[Major customers, clients, and other sources of income to businesses owned by the reporting person - See instructions]
(If you have nothing to report, write "none" or "n/a")

| NAME OF BUSINESS ENTITY | NAME OF MAJOR SOURCES OF BUSINESS' INCOME | ADDRESS OF SOURCE | PRINCIPAL BUSINESS ACTIVITY OF SOURCE |
|-------------------------|---|-------------------|---------------------------------------|
| | | | |
| | | | |
| | | | |

PART C -- REAL PROPERTY [Land, buildings owned by the reporting person - See instructions]
(If you have nothing to report, write "none" or "n/a")

| |
|--|
| |
| |
| |

You are not limited to the space on the lines on this form. Attach additional sheets, if necessary.

FILING INSTRUCTIONS for when and where to file this form are located at the bottom of page 2.

INSTRUCTIONS on who must file this form and how to fill it out begin on page 3.

PART D — INTANGIBLE PERSONAL PROPERTY [Stocks, bonds, certificates of deposit, etc. - See instructions]
 (If you have nothing to report, write "none" or "n/a")

| TYPE OF INTANGIBLE | BUSINESS ENTITY TO WHICH THE PROPERTY RELATES |
|--------------------|---|
| | |
| | |

PART E — LIABILITIES [Major debts - See instructions]
 (If you have nothing to report, write "none" or "n/a")

| NAME OF CREDITOR | ADDRESS OF CREDITOR |
|------------------|---------------------|
| | |
| | |

PART F — INTERESTS IN SPECIFIED BUSINESSES [Ownership or positions in certain types of businesses - See instructions]
 (If you have nothing to report, write "none" or "n/a")

| | BUSINESS ENTITY # 1 | BUSINESS ENTITY # 2 |
|---|---------------------|---------------------|
| NAME OF BUSINESS ENTITY | | |
| ADDRESS OF BUSINESS ENTITY | | |
| PRINCIPAL BUSINESS ACTIVITY | | |
| POSITION HELD WITH ENTITY | | |
| I OWN MORE THAN A 5% INTEREST IN THE BUSINESS | | |
| NATURE OF MY OWNERSHIP INTEREST | | |

PART G — TRAINING For elected municipal officers, appointed school superintendents, and commissioners of a community redevelopment agency created under Part III, Chapter 163 required to complete annual ethics training pursuant to section 112.3142, F.S.

I CERTIFY THAT I HAVE COMPLETED THE REQUIRED TRAINING.

IF ANY OF PARTS A THROUGH G ARE CONTINUED ON A SEPARATE SHEET, PLEASE CHECK HERE

SIGNATURE OF FILER:

Signature:

Date Signed:

CPA or ATTORNEY SIGNATURE ONLY

If a certified public accountant licensed under Chapter 473, or attorney in good standing with the Florida Bar prepared this form for you, he or she must complete the following statement:

I, _____, prepared the CE Form 1 in accordance with Section 112.3145, Florida Statutes, and the instructions to the form. Upon my reasonable knowledge and belief, the disclosure herein is true and correct.

CPA/Attorney Signature: _____

Date Signed: _____

FILING INSTRUCTIONS:

If you were mailed the form by the Commission on Ethics or a County Supervisor of Elections for your annual disclosure filing, return the form to that location. To determine what category your position falls under, see page 3 of instructions.

Local officers/employees file with the Supervisor of Elections of the county in which they permanently reside. (If you do not permanently reside in Florida, file with the Supervisor of the county where your agency has its headquarters.) Form 1 filers who file with the Supervisor of Elections may file by mail or email. Contact your Supervisor of Elections for the mailing address or email address to use. Do not email your form to the Commission on Ethics, it will be returned.

State officers or specified state employees who file with the Commission on Ethics may file by mail or email. To file by mail, send the completed form to P.O. Drawer 15709, Tallahassee, FL 32317-5709; physical address: 325 John Knox Rd, Bldg E, Ste 200, Tallahassee, FL 32303. To file with the Commission by email, scan your completed form and any attachments as a pdf (do not use any other format), send it to CEForm1@leg.state.fl.us and retain a copy for your records. Do not file by both mail and email. Choose only one filing method. Form 6s will not be accepted via email.

Candidates file this form together with their filing papers.

MULTIPLE FILING UNNECESSARY: A candidate who files a Form 1 with a qualifying officer is not required to file with the Commission or Supervisor of Elections.

WHEN TO FILE: Initially, each local officer/employee, state officer, and specified state employee must file **within 30 days** of the date of his or her appointment or of the beginning of employment. Appointees who must be confirmed by the Senate must file prior to confirmation, even if that is less than 30 days from the date of their appointment.

Candidates must file at the same time they file their qualifying papers.

Thereafter, file by July 1 following each calendar year in which they hold their positions.

Finally, file a final disclosure form (Form 1F) within 60 days of leaving office or employment. Filing a CE Form 1F (Final Statement of Financial Interests) does not relieve the filer of filing a CE Form 1 if the filer was in his or her position on December 31, 2020.

NOTICE

Annual Statements of Financial Interests are due July 1. If the annual form is not filed or postmarked by September 1, an automatic fine of \$25 for each day late will be imposed, up to a maximum penalty of \$1,500. Failure to file also can result in removal from public office or employment. [s. 112.3145, F.S.]

In addition, failure to make any required disclosure constitutes grounds for and may be punished by one or more of the following: disqualification from being on the ballot, impeachment, removal or suspension from office or employment, demotion, reduction in salary, reprimand, or a civil penalty not exceeding \$10,000. [s. 112.317, F.S.]

WHO MUST FILE FORM 1:

1) Elected public officials not serving in a political subdivision of the state and any person appointed to fill a vacancy in such office, unless required to file full disclosure on Form 6.

2) Appointed members of each board, commission, authority, or council having statewide jurisdiction, excluding members of solely advisory bodies, but including judicial nominating commission members; Directors of Enterprise Florida, Scripps Florida Funding Corporation, and Career Source Florida; and members of the Council on the Social Status of Black Men and Boys; the Executive Director, Governors, and senior managers of Citizens Property Insurance Corporation; Governors and senior managers of Florida Workers' Compensation Joint Underwriting Association; board members of the Northeast Fla. Regional Transportation Commission; board members of Triumph Gulf Coast, Inc; board members of Florida Is For Veterans, Inc.; and members of the Technology Advisory Council within the Agency for State Technology.

3) The Commissioner of Education, members of the State Board of Education, the Board of Governors, the local Boards of Trustees and Presidents of state universities, and the Florida Prepaid College Board.

4) Persons elected to office in any political subdivision (such as municipalities, counties, and special districts) and any person appointed to fill a vacancy in such office, unless required to file Form 6.

5) Appointed members of the following boards, councils, commissions, authorities, or other bodies of county, municipality, school district, independent special district, or other political subdivision: the governing body of the subdivision; community college or junior college district boards of trustees; boards having the power to enforce local code provisions; boards of adjustment; community redevelopment agencies; planning or zoning boards having the power to recommend, create, or modify land planning or zoning within a political subdivision, except for citizen advisory committees, technical coordinating committees, and similar groups who only have the power to make recommendations to planning or zoning boards, and except for representatives of a military installation acting on behalf of all military installations within that jurisdiction; pension or retirement boards empowered to invest pension or retirement funds or determine entitlement to or amount of pensions or other retirement benefits, and the Pinellas County Construction Licensing Board.

6) Any appointed member of a local government board who is required to file a statement of financial interests by the appointing authority or the enabling legislation, ordinance, or resolution creating the board.

7) Persons holding any of these positions in local government: mayor; county or city manager; chief administrative employee or finance

director of a county, municipality, or other political subdivision; county or municipal attorney; chief county or municipal building inspector; county or municipal water resources coordinator; county or municipal pollution control director; county or municipal environmental control director; county or municipal administrator with power to grant or deny a land development permit; chief of police; fire chief; municipal clerk; appointed district school superintendent; community college president; district medical examiner; purchasing agent (regardless of title) having the authority to make any purchase exceeding \$35,000 for the local governmental unit.

8) Officers and employees of entities serving as chief administrative officer of a political subdivision.

9) Members of governing boards of charter schools operated by a city or other public entity.

10) Employees in the office of the Governor or of a Cabinet member who are exempt from the Career Service System, excluding secretarial, clerical, and similar positions.

11) The following positions in each state department, commission, board, or council: Secretary, Assistant or Deputy Secretary, Executive Director, Assistant or Deputy Executive Director, and anyone having the power normally conferred upon such persons, regardless of title.

12) The following positions in each state department or division: Director, Assistant or Deputy Director, Bureau Chief, and any person having the power normally conferred upon such persons, regardless of title.

13) Assistant State Attorneys, Assistant Public Defenders, criminal conflict and civil regional counsel, and assistant criminal conflict and civil regional counsel, Public Counsel, full-time state employees serving as counsel or assistant counsel to a state agency, administrative law judges, and hearing officers.

14) The Superintendent or Director of a state mental health institute established for training and research in the mental health field, or any major state institution or facility established for corrections, training, treatment, or rehabilitation.

15) State agency Business Managers, Finance and Accounting Directors, Personnel Officers, Grant Coordinators, and purchasing agents (regardless of title) with power to make a purchase exceeding \$35,000.

16) The following positions in legislative branch agencies: each employee (other than those employed in maintenance, clerical, secretarial, or similar positions and legislative assistants exempted by the presiding officer of their house); and each employee of the Commission on Ethics.

INSTRUCTIONS FOR COMPLETING FORM 1:

INTRODUCTORY INFORMATION (Top of Form): If your name, mailing address, public agency, and position are already printed on the form, you do not need to provide this information unless it should be changed. To change any of this information, write the correct information on the form, and contact your agency's financial disclosure coordinator. You can find your coordinator on the Commission on Ethics website: www.ethics.state.fl.us.

NAME OF AGENCY: The name of the governmental unit which you serve or served, by which you are or were employed, or for which you are a candidate.

DISCLOSURE PERIOD: The "disclosure period" for your report is the calendar year ending December 31, 2020.

OFFICE OR POSITION HELD OR SOUGHT: The title of the office or position you hold, are seeking, or held during the disclosure period even if you have since left that position. If you are a candidate for office or are a new employee or appointee, check the appropriate box.

PUBLIC RECORD: The disclosure form and everything attached to it is a public record. Your Social Security Number is not required and you should redact it from any documents you file. If you are an active or former officer or employee listed in Section 119.071, F.S., whose home address is exempt from disclosure, the Commission will maintain that confidentiality if you submit a written request.

MANNER OF CALCULATING REPORTABLE INTEREST

Filers have the option of reporting based on either thresholds that are comparative (usually, based on percentage values) or thresholds that are based on absolute dollar values. The instructions on the following pages specifically describe the different thresholds. Check the box that reflects the choice you have made. You must use the type of threshold you have chosen for each part of the form. In other words, if you choose to report based on absolute dollar value thresholds, you cannot use a percentage threshold on any part of the form.

IF YOU HAVE CHOSEN DOLLAR VALUE THRESHOLDS THE FOLLOWING INSTRUCTIONS APPLY

PART A — PRIMARY SOURCES OF INCOME

[Required by s. 112.3145(3)(b)1, F.S.]

Part A is intended to require the disclosure of your principal sources of income during the disclosure period. You do not have to disclose any public salary or public position(s). The income of your spouse need not be disclosed; however, if there is joint income to you and your spouse from property you own jointly (such as interest or dividends from a bank account or stocks), you should disclose the source of that income if it exceeded the threshold.

Please list in this part of the form the name, address, and principal business activity of each source of your income which exceeded \$2,500 of gross income received by you in your own name or by any other person for your use or benefit.

"Gross income" means the same as it does for income tax purposes, even if the income is not actually taxable, such as interest on tax-free bonds. Examples include: compensation for services, income from business, gains from property dealings, interest, rents, dividends, pensions, IRA distributions, social security, distributive share of partnership gross income, and alimony, but not child support.

Examples:

— If you were employed by a company that manufactures computers and received more than \$2,500, list the name of the company, its address, and its principal business activity (computer manufacturing).

— If you were a partner in a law firm and your distributive share of partnership gross income exceeded \$2,500, list the name of the firm, its address, and its principal business activity (practice of law).

— If you were the sole proprietor of a retail gift business and your gross income from the business exceeded \$2,500, list the name of the business, its address, and its principal business activity (retail gift sales).

— If you received income from investments in stocks and bonds, list each individual company from which you derived more than \$2,500. Do not aggregate all of your investment income.

— If more than \$2,500 of your gross income was gain from the sale of property (not just the selling price), list as a source of income the purchaser's name, address and principal business activity. If the purchaser's identity is unknown, such as where securities listed on an exchange are sold through a brokerage firm, the source of income should be listed as "sale of (name of company) stock," for example.

— If more than \$2,500 of your gross income was in the form of interest from one particular financial institution (aggregating interest from all CD's, accounts, etc., at that institution), list the name of the institution, its address, and its principal business activity.

PART B — SECONDARY SOURCES OF INCOME

[Required by s. 112.3145(3)(b)2, F.S.]

This part is intended to require the disclosure of major customers, clients, and other sources of income to businesses in which you own an interest. It is not for reporting income from second jobs. That kind of income should be reported in Part A "Primary Sources of Income," if it meets the reporting threshold. You will not have anything to report unless, during the disclosure period:

(1) You owned (either directly or indirectly in the form of an equitable or beneficial interest) more than 5% of the total assets or capital

stock of a business entity (a corporation, partnership, LLC, limited partnership, proprietorship, joint venture, trust, firm, etc., doing business in Florida); **and,**

(2) You received more than \$5,000 of your gross income during the disclosure period from that business entity.

If your interests and gross income exceeded these thresholds, then for that business entity you must list every source of income to the business entity which exceeded 10% of the business entity's gross income (computed on the basis of the business entity's most recently completed fiscal year), the source's address, and the source's principal business activity.

Examples:

— You are the sole proprietor of a dry cleaning business, from which you received more than \$5,000. If only one customer, a uniform rental company, provided more than 10% of your dry cleaning business, you must list the name of the uniform rental company, its address, and its principal business activity (uniform rentals).

— You are a 20% partner in a partnership that owns a shopping mall and your partnership income exceeded the above thresholds. List each tenant of the mall that provided more than 10% of the partnership's gross income and the tenant's address and principal business activity.

PART C — REAL PROPERTY

[Required by s. 112.3145(3)(b)3, F.S.]

In this part, list the location or description of all real property in Florida in which you owned directly or indirectly at any time during the disclosure period in excess of 5% of the property's value. You are not required to list your residences. You should list any vacation homes if you derive income from them.

Indirect ownership includes situations where you are a beneficiary of a trust that owns the property, as well as situations where you own more than 5% of a partnership or corporation that owns the property. The value of the property may be determined by the most recently assessed value for tax purposes, in the absence of a more accurate fair market value.

The location or description of the property should be sufficient to enable anyone who looks at the form to identify the property. A street address should be used, if one exists.

PART D — INTANGIBLE PERSONAL PROPERTY

[Required by s. 112.3145(3)(b)3, F.S.]

Describe any intangible personal property that, at any time during the disclosure period, was worth more than \$10,000 and state the business entity to which the property related. Intangible personal property includes things such as cash on hand, stocks, bonds, certificates of deposit, vehicle leases, interests in businesses, beneficial interests in trusts, money owed you (including, but not limited to, loans made as a candidate to your own campaign), Deferred Retirement Option Program (DROP) accounts, the Florida Prepaid College Plan, and bank accounts in which you have an ownership interest. Intangible personal property also includes investment products held in IRAs, brokerage accounts, and the Florida College Investment Plan. Note that the product contained in a brokerage account, IRA, or the Florida College Investment Plan is your asset—not the account or plan itself. Things like automobiles and houses you own, jewelry, and paintings are not intangible property. Intangibles relating to the same business entity may be aggregated; for example, CDs and savings accounts with the same bank. Property owned as tenants by the entirety or as joint tenants with right of survivorship, including bank accounts owned in such a manner, should be valued at 100%. The value of a leased vehicle is the vehicle's present value minus the lease residual (a number found on the lease document).

PART E — LIABILITIES

[Required by s. 112.3145(3)(b)4, F.S.]

List the name and address of each creditor to whom you owed more than \$10,000 at any time during the disclosure period. The amount of the liability of a vehicle lease is the sum of any past-due payments and all unpaid prospective lease payments. You are not required to list the amount of any debt. You do not have to disclose credit card and retail installment accounts, taxes owed (unless reduced to a judgment), indebtedness on a life insurance policy owed to the company of issuance, or contingent liabilities. A "contingent liability" is one that will become an actual liability only when one or more future events occur or fail to occur, such as where you are liable only as a guarantor, surety, or endorser on a promissory note. If you are a "co-maker" and are jointly liable or jointly and severally liable, then it is not a contingent liability.

PART F — INTERESTS IN SPECIFIED BUSINESSES

[Required by s. 112.3145(6), F.S.]

The types of businesses covered in this disclosure include: state and federally chartered banks; state and federal savings and loan associations; cemetery companies; insurance companies; mortgage companies; credit unions; small loan companies; alcoholic beverage licensees; pari-mutuel wagering companies, utility companies, entities controlled by the Public Service Commission; and entities granted a franchise to operate by either a city or a county government.

Disclose in this part the fact that you owned during the disclosure

period an interest in, or held any of certain positions with the types of businesses listed above. You must make this disclosure if you own or owned (either directly or indirectly in the form of an equitable or beneficial interest) at any time during the disclosure period more than 5% of the total assets or capital stock of one of the types of business entities listed above. You also must complete this part of the form for each of these types of businesses for which you are, or were at any time during the disclosure period, an officer, director, partner, proprietor, or agent (other than a resident agent solely for service of process).

If you have or held such a position or ownership interest in one of these types of businesses, list the name of the business, its address and principal business activity, and the position held with the business (if any). If you own(ed) more than a 5% interest in the business, indicate that fact and describe the nature of your interest.

PART G — TRAINING CERTIFICATION

[Required by s. 112.3142, F.S.]

If you are a Constitutional or elected municipal officer, appointed school superintendent, or a commissioner of a community redevelopment agency created under Part III, Chapter 163 whose service began before March 31 of the year for which you are filing, you are required to complete four hours of ethics training which addresses Article II, Section 8 of the Florida Constitution, the Code of Ethics for Public Officers and Employees, and the public records and open meetings laws of the state. You are required to certify on this form that you have taken such training.

IF YOU HAVE CHOSEN COMPARATIVE (PERCENTAGE) THRESHOLDS THE FOLLOWING INSTRUCTIONS APPLY

PART A — PRIMARY SOURCES OF INCOME

[Required by s. 112.3145(3)(a)1, F.S.]

Part A is intended to require the disclosure of your principal sources of income during the disclosure period. You do not have to disclose any public salary or public position(s), but income from these public sources should be included when calculating your gross income for the disclosure period. The income of your spouse need not be disclosed; however, if there is joint income to you and your spouse from property you own jointly (such as interest or dividends from a bank account or stocks), you should include all of that income when calculating your gross income and disclose the source of that income if it exceeded the threshold.

Please list in this part of the form the name, address, and principal business activity of each source of your income which exceeded 5% of the gross income received by you in your own name or by any other person for your benefit or use during the disclosure period.

"Gross income" means the same as it does for income tax purposes, even if the income is not actually taxable, such as interest on tax-free bonds. Examples include: compensation for services, income from business, gains from property dealings, interest, rents, dividends, pensions, IRA distributions, social security, distributive share of partnership gross income, and alimony, but not child support.

Examples:

— If you were employed by a company that manufactures computers and received more than 5% of your gross income from the company, list the name of the company, its address, and its principal business activity (computer manufacturing).

— If you were a partner in a law firm and your distributive share of partnership gross income exceeded 5% of your gross income, then list the name of the firm, its address, and its principal business activity (practice of law).

— If you were the sole proprietor of a retail gift business and your gross income from the business exceeded 5% of your total gross income, list the name of the business, its address, and its principal business activity (retail gift sales).

— If you received income from investments in stocks and bonds, list each individual company from which you derived

more than 5% of your gross income. Do not aggregate all of your investment income.

— If more than 5% of your gross income was gain from the sale of property (not just the selling price), list as a source of income the purchaser's name, address, and principal business activity. If the purchaser's identity is unknown, such as where securities listed on an exchange are sold through a brokerage firm, the source of income should be listed as "sale of (name of company) stock," for example.

— If more than 5% of your gross income was in the form of interest from one particular financial institution (aggregating interest from all CD's, accounts, etc., at that institution), list the name of the institution, its address, and its principal business activity.

PART B — SECONDARY SOURCES OF INCOME

[Required by s. 112.3145(3)(a)2, F.S.]

This part is intended to require the disclosure of major customers, clients, and other sources of income to businesses in which you own an interest. It is not for reporting income from second jobs. That kind of income should be reported in Part A, "Primary Sources of Income," if it meets the reporting threshold. You will **not** have anything to report **unless** during the disclosure period:

(1) You owned (either directly or indirectly in the form of an equitable or beneficial interest) more than 5% of the total assets or capital stock of a business entity (a corporation, partnership, LLC, limited partnership, proprietorship, joint venture, trust, firm, etc., doing business in Florida); **and**,

(2) You received more than 10% of your gross income from that business entity; **and**,

(3) You received more than \$1,500 in gross income from that business entity.

If your interests and gross income exceeded these thresholds, then for that business entity you must list every source of income to the business entity which exceeded 10% of the business entity's gross income (computed on the basis of the business entity's most recently completed fiscal year), the source's address, and the source's principal business activity.

Examples:

— You are the sole proprietor of a dry cleaning business, from which you received more than 10% of your gross income—an amount that was more than \$1,500. If only one customer, a uniform rental company, provided more than 10% of your dry cleaning business, you must list the name of the uniform rental company, its address, and its principal business activity (uniform rentals).

— You are a 20% partner in a partnership that owns a shopping mall and your partnership income exceeded the thresholds listed above. You should list each tenant of the mall that provided more than 10% of the partnership's gross income, and the tenant's address and principal business activity.

PART C — REAL PROPERTY

[Required by s. 112.3145(3)(a)3, F.S.]

In this part, list the location or description of all real property in Florida in which you owned directly or indirectly at any time during the disclosure period in excess of 5% of the property's value. You are not required to list your residences. You should list any vacation homes, if you derive income from them.

Indirect ownership includes situations where you are a beneficiary of a trust that owns the property, as well as situations where you own more than 5% of a partnership or corporation that owns the property. The value of the property may be determined by the most recently assessed value for tax purposes, in the absence of a more accurate fair market value.

The location or description of the property should be sufficient to enable anyone who looks at the form to identify the property. A street address should be used, if one exists.

PART D — INTANGIBLE PERSONAL PROPERTY

[Required by s. 112.3145(3)(a)3, F.S.]

Describe any intangible personal property that, at any time during the disclosure period, was worth more than 10% of your total assets, and state the business entity to which the property related. Intangible personal property includes things such as cash on hand, stocks, bonds, certificates of deposit, vehicle leases, interests in businesses, beneficial interests in trusts, money owed you (including, but not limited to, loans made as a candidate to your own campaign), Deferred Retirement Option Program (DROP) accounts, the Florida Prepaid College Plan, and bank accounts in which you have an ownership interest. Intangible personal property also includes investment products held in IRAs, brokerage accounts, and the Florida College Investment Plan. Note that the product contained in a brokerage account, IRA, or the Florida College Investment Plan is your asset—not the account or plan itself. Things like automobiles and houses you own, jewelry, and paintings are not intangible property. Intangibles relating to the same business entity may be aggregated; for example, CD's and savings accounts with the same bank.

Calculations: To determine whether the intangible property exceeds 10% of your total assets, total the fair market value of all of your assets (including real property, intangible property, and tangible personal property such as jewelry, furniture, etc.). When making this calculation, do not subtract any liabilities (debts) that may relate to the property. Multiply the total figure by 10% to arrive at the disclosure threshold. List only the intangibles that exceed this threshold amount. The value of a leased vehicle is the vehicle's present value minus the lease residual (a number which can be found on the lease document). Property that is only jointly owned property should be valued according to the percentage of your joint ownership. Property owned as tenants by the entirety or as joint tenants with right of survivorship, including bank accounts owned in such a manner, should be valued at 100%. None of your calculations or the value of the property have to be disclosed on the form.

Example: You own 50% of the stock of a small corporation that is worth \$100,000, the estimated fair market value of your home and other property (bank accounts, automobile, furniture, etc.) is \$200,000. As your total assets are worth \$250,000, you must disclose intangibles worth over \$25,000. Since the value of the stock exceeds this threshold, you should list "stock" and the name of the corporation. If your accounts with a particular bank exceed \$25,000, you should list "bank accounts" and bank's name.

PART E — LIABILITIES

[Required by s. 112.3145(3)(b)4, F.S.]

List the name and address of each creditor to whom you owed any amount that, at any time during the disclosure period, exceeded your net worth. You are not required to list the amount of any debt or your net worth. You do not have to disclose: credit card and retail installment accounts, taxes owed (unless reduced to a judgment), indebtedness on a life insurance policy owed to the company of issuance, or contingent liabilities. A "contingent liability" is one that will become an actual liability only when one or more future events occur or fail to occur, such as where you are liable only as a guarantor, surety, or endorser on a promissory note. If you are a "co-maker" and are jointly liable or jointly and severally liable, it is not a contingent liability.

Calculations: To determine whether the debt exceeds your net worth, total all of your liabilities (including promissory notes, mortgages, credit card debts, judgments against you, etc.). The amount of the liability of a vehicle lease is the sum of any past-due payments and all unpaid prospective lease payments. Subtract the sum total of your liabilities from the value of all your assets as calculated above for Part D. This is your "net worth." List each creditor to whom your debt exceeded this amount unless it is one of the types of indebtedness listed in the paragraph above (credit card and retail installment accounts, etc.). Joint liabilities with others for which you are "jointly and severally liable," meaning that you may be liable for either your part or the whole of the obligation, should be included in your calculations at 100% of the amount owed.

Example: You owe \$15,000 to a bank for student loans, \$5,000 for credit card debts, and \$60,000 (with spouse) to a savings and loan for a home mortgage. Your home (owned by you and your spouse) is worth \$80,000 and your other property is worth \$20,000. Since your net worth is \$20,000 (\$100,000 minus \$80,000), you must report only the name and address of the savings and loan.

PART F — INTERESTS IN SPECIFIED BUSINESSES

[Required by s. 112.3145, F.S.]

The types of businesses covered in this disclosure include: state and federally chartered banks; state and federal savings and loan associations; cemetery companies; insurance companies; mortgage companies; credit unions; small loan companies; alcoholic beverage licensees; pari-mutuel wagering companies, utility companies, entities controlled by the Public Service Commission; and entities granted a franchise to operate by either a city or a county government.

Disclose in this part the fact that you owned during the disclosure period an interest in, or held any of certain positions with, the types of businesses listed above. You are required to make this disclosure if you own or owned (either directly or indirectly in the form of an equitable or beneficial interest) at any time during the disclosure period more than 5% of the total assets or capital stock of one of the types of business entities listed above. You also must complete this part of the form for each of these types of businesses for which you are, or were at any time during the disclosure period, an officer, director, partner, proprietor, or agent (other than a resident agent solely for service of process).

If you have or held such a position or ownership interest in one of these types of businesses, list the name of the business, its address and principal business activity, and the position held with the business (if any). If you own(ed) more than a 5% interest in the business, indicate that fact and describe the nature of your interest.

PART G — TRAINING CERTIFICATION

[Required by s. 112.3142, F.S.]

If you are a Constitutional or elected municipal officer, appointed school superintendent, or a commissioner of a community redevelopment agency created under Part III, Chapter 163 whose service began before March 31 of the year for which you are filing, you are required to complete four hours of ethics training which addresses Article II, Section 8 of the Florida Constitution, the Code of Ethics for Public Officers and Employees, and the public records and open meetings laws of the state. You are required to certify on this form that you have taken such training.

RESOLUTION 2021-8

A RESOLUTION RE-DESIGNATING CERTAIN OFFICERS OF THE RIVER LANDING COMMUNITY DEVELOPMENT DISTRICT; PROVIDING FOR SEVERABILITY AND INVALID PROVISIONS; PROVIDING FOR CONFLICT AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the River Landing Community Development District (“District”) is a local unit of special-purpose government created and existing pursuant to Chapter 190, Florida Statutes, being situated entirely within Pasco County, Florida, and:

WHEREAS, pursuant to Chapter 190, Florida Statutes, the Board of Supervisors (“Board”) shall organize by election of its members as Chairperson and by directing a Secretary, and such other officers as the Board may deem necessary.

WHEREAS, the Board of Supervisors of the River Landing Community Development District desire to appoint the below recited person(s) to the offices specified.

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

SECTION 1. DESIGNATION OF OFFICERS OF THE DISTRICT. The following persons are appointed to the offices shown.

| OFFICE | NAME OF OFFICE HOLDER |
|-----------------------|-----------------------|
| CHAIRPERSON | ROBERT LEE |
| VICE-CHAIRPERSON | TRAVIS STAGNITTA |
| ASSISTANT SECRETARY | GABRIELA PELLEOVA |
| ASSISTANT SECRETARY | DAVID WILSON |
| ASSISTANT SECRETARY | |
| SECRETARY & TREASURER | JAMES P. WARD |

SECTION 2. 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.

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

SECTION 4. PROVIDING FOR AN EFFECTIVE DATE. This Resolution shall become effective immediately upon passage.

RESOLUTION 2021-8

A RESOLUTION RE-DESIGNATING CERTAIN OFFICERS OF THE RIVER LANDING COMMUNITY DEVELOPMENT DISTRICT; PROVIDING FOR SEVERABILITY AND INVALID PROVISIONS; PROVIDING FOR CONFLICT AND PROVIDING FOR AN EFFECTIVE DATE.

PASSED AND ADOPTED this 19th day of May 2021

ATTEST:

**River Landing Community Development
District**

James P. Ward, Secretary

Robert Lee, Chairperson

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8

**MINUTES OF MEETING
RIVER LANDING
COMMUNITY DEVELOPMENT DISTRICT**

9 The Regular Meeting of the Board of Supervisors of the River Landing Community Development District
10 was held on Wednesday, March 29, 2021 at 11:00 A.M. at the Esplanade at Starkey Ranch Amenity
11 Center, 4495 Myrica Drive, Odessa, Florida 33556.
12

13
14
15
16

Present and constituting a quorum:

| | |
|---------------------|---------------------|
| 17 Robert Lee | Chairperson |
| 18 Travis Stagnitta | Vice Chairperson |
| 19 Barbara Wasinger | Assistant Secretary |
| 20 David Wilson | Assistant Secretary |

21
22
23

Absent:

| | |
|---------------------|---------------------|
| 24 Jennifer Gardner | Assistant Secretary |
|---------------------|---------------------|

25
26
27

Also present were:

| | |
|-------------------|-------------------|
| 28 James P. Ward | District Manager |
| 29 Wes Haber | District Counsel |
| 30 Victor Barbosa | District Engineer |

31
32

Audience:

| | |
|-----------------------|-----------------|
| 33 Drew Miller | Taylor Morrison |
| 34 Gabriella Pelleova | Taylor Morrison |

35 All resident's names were not included with the minutes. If a resident did not identify
36 themselves or the audio file did not pick up the name, the name was not recorded in these
37 minutes.
38

39
40
41
42

**PORTIONS OF THIS MEETING WERE TRANSCRIBED VERBATIM. ALL VERBATIM PORTIONS WERE
TRANSCRIBED IN *ITALICS*.**

43
44

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

45 District Manager James P. Ward called the meeting to order at approximately 11:20 a.m. He conducted
46 roll call; all Members of the Board were present, with the exception of Supervisor Gardner, constituting
47 a quorum.

48
49

SECOND ORDER OF BUSINESS

Consideration of Resignation

50
51
52
53

**Consideration of acceptance of the resignation of Ms. Tracy Briones from Seat 4 effective November
20, 2020, whose term is set to expire November 2022**

48 *Mr. Ward: Her resignation is effective as of the date of her letter which is November 16, 2020. I will ask*
49 *that you simply, by motion and second, accept it for purposes of inclusion in the record only.*
50

51 **On MOTION made by Mr. Robert Lee, seconded by Mr. Travis**
52 **Stagnitta, and with all in favor, the Letter of Resignation was accepted**
53 **for purposes of inclusion in the record.**

- 54
55 **a) Appointment of individual to fill Seat 4**
56 **b) Oath of Office**
57 **c) Guide to the Sunshine Law and Code of Ethics for Public Employees**
58 **d) Form 1 – Statement of Financial Interests**
59

60 Mr. Ward explained the Board could now appoint an individual to fill the unexpired term of Ms.
61 Briones by a simple motion and second. He explained the appointed individual was required to be a
62 citizen of the United States, resident of the State of Florida and not a convicted felon. He asked if
63 there were any appointments.
64

65 **On MOTION made by Mr. Travis Stagnitta, seconded by Mr. Robert**
66 **Lee, and with all in favor, David Wilson was appointed to fill Seat 4.**

67
68 Mr. Ward, as a notary public, administered the Oath of Office to Mr. David Wilson. He asked Mr.
69 Wilson to sign the Oath of Office and return the signed Oath to himself for notarization and to be
70 made part of the public record. He discussed the Form 1 – Statement of Financial Interests and
71 noted Mr. Wilson should call himself (Mr. Ward) with any questions regarding Form 1. He
72 encouraged Mr. Wilson not to forget to file Form 1 or risk incurring fees for late filing. He asked Mr.
73 Wes Haber to review the Sunshine Law and Code of Ethics.
74

75 Mr. Wes Haber reviewed the Sunshine Law explaining Board Members were prohibited from
76 communicating about CDD business outside of a publicly noticed meeting. He explained
77 “communicating” included email, text, social media, phone calls, etc., and Board Members needed
78 to be particularly careful about commenting on social media posts regarding CDD business. He
79 indicated if there were any questions about communications, he and Mr. Ward would be happy to
80 answer any questions. He reviewed public record law explaining CDD records were public records,
81 Mr. Ward’s office kept all records, and what happened when a public record request was made. He
82 recommended Mr. Wilson set up a separate email account for CDD business as email
83 communications with the CDD would be public record. He reviewed Chapter 112, Code of Ethics,
84 explaining what constituted a conflict of interest, including personal financial gain. He
85 recommended asking himself or Mr. Ward if there were any questions regarding conflict of interest
86 prior to a vote.
87
88

89 **THIRD ORDER OF BUSINESS**

Consideration of Resolution 2021-5

90
91 **Consideration of Resolution 2021-5 re-designation the officers of the River Landing Community**
92 **Development District**
93

94 Mr. Ward explained, currently Mr. Lee served as Chairperson, Mr. Stagnitta served as Vice Chair, Ms.
95 Wasinger and Ms. Gardner served as Assistant Secretaries and he served as Secretary and Treasurer. He
96 noted Mr. Wilson could simply be added as an Assistant Secretary or the officer's positions could be
97 reorganized as the Board deemed appropriate. He stated if the Board wished to simply add Mr. Wilson
98 as an Assistant Secretary and leave the remaining positions as they were, approval of Resolution 2021-5
99 would be in order.

100
101 **On MOTION made by Mr. Travis Stagnitta, seconded by Mr. Robert**
102 **Lee, and with all in favor, Resolution 2021-5 was adopted as amended,**
103 **and the Chair was authorized to sign.**

104
105
106 **FOURTH ORDER OF BUSINESS**

Consideration of Minutes

107
108 **November 18, 2020 Regular Meeting Minutes**

109
110 Mr. Ward asked if there were any corrections, additions, or deletions from the Minutes; hearing none,
111 he called for a motion.

112
113 **On MOTION made by Mr David Wilson, seconded by Mr. Robert Lee,**
114 **and with all in favor, the November 18, 2020 Regular Meeting Minutes**
115 **were approved.**

116
117
118 **FIFTH ORDER OF BUSINESS**

Consideration of Resolution 2021-6

119
120 **Consideration of Resolution 2021-6, a Resolution of the River Landing Community Development**
121 **District amending the Fiscal Year 2021 Budget which began on October 1, 2020 and ends on**
122 **September 30, 2021**

123
124 *Mr. Ward: The sole purpose of the amendment was to include the improvements for the street lighting*
125 *program that the District is now undertaking within the District itself because of the amount it requires in*
126 *amendment to your actual adopted budget for the general fund. It is all funded by contributions from*
127 *private sources, essentially Taylor Morrison funds the full operating budget for 2021. He asked if there*
128 *were any questions; hearing none, he called for a motion.*

129
130 **On MOTION made by Mr. Robert Lee, seconded by Mr. David Wilson,**
131 **and with all in favor, Resolution 2021-6 was adopted as amended, and**
132 **the Chair was authorized to sign.**

133
134
135 **SIXTH ORDER OF BUSINESS**

Consideration of Resolution 2021-7

136
137 **Consideration of Resolution 2021-7 Approving the Proposed Fiscal Year 2022 Budget and setting the**
138 **Public Hearing on Wednesday, May 19, 2021 at 11:00 A.M. at the Esplanade Amenity Center, 4495**
139 **Myrica Drive, Odessa, Florida 33556**

141 *Mr. Ward: You are required to approve a budget solely for the purpose of setting your public hearing.*
142 *The public hearing is scheduled for May 19, 2021, Wednesday, at 11:00 a.m. at the Esplanade Amenity*
143 *Center, 4495 Myrica Drive, Odessa, Florida 33556. The approval of the budget does not bind you to*
144 *anything in the Budget, it merely allows you to move forward through the process. The budget is similar*
145 *to what you have seen in the prior years for your general fund. Obviously, the difference being*
146 *streetlights for operations for purposes of next year. The debt service fund is a new fund that you have*
147 *this year. It is related to your series 2020A and 2020B bonds. Your 2020A bonds are permanent*
148 *assessments that stay on all of the units and they will go on roll this coming year for all platted property*
149 *within the District. Any that we have off roll can be billed directly by the District itself, but that decision*
150 *will be made later in the year. The 2020B bonds are what can be paid off by property owners, and in this*
151 *instance, Taylor Morrison is choosing to do so. That is billed directly to Taylor Morrison during the year*
152 *and to the extent that they do pay off any lots during the year, then they will be reflected in those*
153 *payments on a going forward basis. He asked if there were any questions; hearing none, he called for a*
154 *motion. He asked the Board Members to put the public hearing date on the calendar to ensure*
155 *attendance.*

156
157 **On MOTION made by Mr. Robert Lee, seconded by Mr. David Wilson,**
158 **and with all in favor, Resolution 2021-7 was adopted as amended, and**
159 **the Chair was authorized to sign.**

160
161
162 **SEVENTH ORDER OF BUSINESS**

Consideration of Proposals

163
164 **Consideration of Proposals for providing Audit Services to the District for the Fiscal Years 2021 – 2025**

165
166 *Mr. Ward: With the issuance of your 2021 bonds the District is required to have audits prepared on a*
167 *going forward basis. I did go through the process of advertising pursuant to the requirements of the*
168 *Statute. The auditors submit proposals to you which are both price-based and qualification-based. You*
169 *are required to rank them to the extent that you have the proposals to do that. I provided a ranking*
170 *form for you to use. My staff chose to fill that out for you in case you would like to use the ranking form*
171 *in your bid package. There are two bidders: Grau and Associates, and Berger, Toombs, Elam, Gaines,*
172 *and Frank. The Grau firm came in with total technical and price points of 34. The Berger firm came in*
173 *with a total technical and price points of 32. When I look at the ranking form the fee structure for Grau*
174 *was \$20,000 over the five-year period and \$19,175 for the Berger firm. Obviously, we think that the*
175 *Grau firm is a little bit better qualified than the Berger firm. I don't particularly care which one you use.*
176 *It is your choice to choose what you want. If you want to accept this ranking you can do so, and we will*
177 *enter into the agreement with Grau. If you want to change it around, you are welcome to do that also.*

178
179 **On MOTION made by Mr. Robert Lee, seconded by Mr. Travis**
180 **Stagnitta, and with all in favor, the ranking as provided by staff was**
181 **approved.**

182
183
184 **EIGHTH ORDER OF BUSINESS**

Staff Reports

185
186 **I. District Attorney**
187

188 No report.

189

190 **II. District Engineer**

191

192 No report.

193

194 **III. District Manager**

195

196 a) **Financial Statement for period ending November 30, 2020 (unaudited)**

197 b) **Financial Statement for period ending December 31, 2020 (unaudited)**

198 c) **Financial Statement for period ending January 31, 2021 (unaudited)**

199 d) **Financial Statement for period ending February 28, 2021 (unaudited)**

200

201 No report.

202

203

204 **NINTH ORDER OF BUSINESS**

Supervisor's Requests and Audience Comments

205

206 Mr. Ward asked if there were any Supervisor's requests.

207

208 *Ms. Barbara Wasinger: I would like to put my resignation in effective immediately.*

209

210 *Mr. Ward: They don't need to accept it. So, you are just resigning from the Board effective as of you are*
211 *speaking on the record today. I will give you the appropriate Form 1 apps after the meeting and get you*
212 *to sign a little note to that effect. With her resignation, that does set up the procedure which we did*
213 *earlier which means that the remaining Board members may appoint someone to fill the unexpired term*
214 *of Barbara which is set to expire November of 2022. As I said before the person must be a US citizen, a*
215 *resident of the State of Florida and not a convicted felon. You may do that today or at your next*
216 *meeting. I will let you all discuss that.*

217

218 *Mr. Travis Stagnitta: Taylor Morrison would like to see Gabi if you would accept that.*

219

220 **On MOTION made by Mr. Travis Stagnitta, seconded by Mr. David**
221 **Wilson, and with all in favor, Gabriella Pelleova was appointed to fill**
222 **Seat 1.**

223

224 Mr. Ward indicated as Ms. Pelleova was present via phone, he would swear Ms. Pelleova in prior to the
225 next Board Meeting.

226

227 Mr. Ward asked if there were any audience questions or comments.

228

229 *Mr. Drew Miller: We are in the middle of permitting for SFWMD and adding onsite mitigation areas. I*
230 *believe the current engineer report does discuss the stormwater and some of these other features, but*
231 *we will be looking to potentially have the CDD co-permittee, but at the very least we will be turning over*
232 *the mitigation sites to the CDD for perpetual maintenance. Just wanted to give the Board that heads up.*

233

234

235 **TENTH ORDER OF BUSINESS** **Adjournment**

236

237 Mr. Ward adjourned the meeting at approximately 11:43 a.m.

238

239 **On MOTION made by Mr. David Wilson, seconded by Mr. Robert Lee,**
240 **and with all in favor, the meeting was adjourned.**

241

242

River Landing Community Development District

243

244

245

246

247 _____
James P. Ward, Secretary

Robert Lee, Chairperson

Draft

RESOLUTION 2021-9

THE ANNUAL APPROPRIATION RESOLUTION OF THE RIVER LANDING COMMUNITY DEVELOPMENT DISTRICT (THE "DISTRICT") RELATING TO ADOPTING THE BUDGET FOR THE FISCAL YEAR 2022 BEGINNING OCTOBER 1, 2021 AND ENDING SEPTEMBER 30, 2022.

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 River Landing Community Development District, pursuant to the provisions of Section 190.008(2)(a), Florida Statutes; and

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

WHEREAS, the Board set May 19, 2021, as the date for a public hearing thereon and caused notice of such public hearing to be given by publication pursuant to Section 190.008(2)(a), Florida Statutes; and

WHEREAS, Section 190.008(2)(a), Florida Statutes, requires that, prior to October 1st of each year, the District Board by passage of 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 RIVER LANDING 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, 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 2021-9

THE ANNUAL APPROPRIATION RESOLUTION OF THE RIVER LANDING COMMUNITY DEVELOPMENT DISTRICT (THE "DISTRICT") RELATING TO ADOPTING THE BUDGET FOR THE FISCAL YEAR 2022 BEGINNING OCTOBER 1, 2021 AND ENDING SEPTEMBER 30, 2022.

- 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 River Landing Community Development District for the Fiscal Year Ending September 30, 2022, as adopted by the Board of Supervisors on May 19, 2021.

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. 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 4. EFFECTIVE DATE. This Resolution shall take effect upon the passage and adoption of this Resolution by the Board of Supervisors of the River Landing Community Development District.

PASSED AND ADOPTED this 19th day of May, 2021.

ATTEST:

**RIVER LANDING COMMUNITY
DEVELOPMENT DISTRICT**

James P. Ward, Secretary

Robert Lee, Chairman

RIVER LANDING COMMUNITY DEVELOPMENT DISTRICT



PROPOSED BUDGET REVISED FOR PUBLIC HEARING

FISCAL YEAR 2022

PREPARED BY:

JPWARD & ASSOCIATES, LLC, 2301 NORTHEAST 37 STREET, FT. LAUDERDALE, FL 33308

T: 954-658-4900 E: JimWard@JPWardAssociates.com

River Landing Community Development District
General Fund - Budget
Fiscal Year 2022

| Description | Fiscal Year | | Anticipated | Fiscal Year |
|--|-------------------|-------------------|-------------------|-------------------|
| | 2021 | Actual at | Year End | 2022 |
| | Budget | 01/31/2021 | 09/30/2021 | Budget |
| Revenues and Other Sources | | | | |
| Carryforward | \$ - | \$ - | \$ - | \$ - |
| Interest Income - General Account | \$ - | \$ - | \$ - | \$ - |
| Assessment Revenue | | | | |
| Assessments - On-Roll | \$ - | \$ - | \$ - | \$ 174,378 |
| Assessments - Off-Roll | \$ - | \$ - | \$ - | \$ - |
| Contributions - Private Sources | | | | |
| Taylor Morrison | \$ 607,245 | \$ 574,940 | \$ 610,665 | \$ - |
| Total Revenue & Other Sources | \$ 607,245 | \$ 574,940 | \$ 610,665 | \$ 174,378 |
| Appropriations | | | | |
| Legislative | | | | |
| Board of Supervisor's Fees | \$ - | \$ - | \$ - | \$ - |
| Board of Supervisor's - FICA | \$ - | \$ - | \$ - | \$ - |
| Executive | | | | |
| Professional - Management | \$ 40,000 | \$ 13,333 | \$ 40,000 | \$ 40,000 |
| Financial and Administrative | | | | |
| Audit Services | \$ 5,000 | \$ - | \$ - | \$ 5,000 |
| Accounting Services | \$ 12,000 | \$ 4,000 | \$ 12,000 | \$ 16,000 |
| Assessment Roll Preparation | \$ - | \$ 2,667 | \$ 5,000 | \$ 16,000 |
| Arbitrage Rebate Fees | \$ 500 | \$ - | \$ - | \$ 500 |
| Other Contractual Services | | | | |
| Recording and Transcription | \$ - | \$ - | \$ - | \$ - |
| Legal Advertising | \$ 5,000 | \$ 663 | \$ 2,000 | \$ 2,000 |
| Trustee Services | \$ 10,000 | \$ - | \$ 10,000 | \$ 4,300 |
| Dissemination Agent Services | \$ 500 | \$ 5,000 | \$ 5,000 | \$ 5,000 |
| Property Appraiser Fees | \$ - | \$ 1,450 | \$ 1,450 | \$ - |
| Bank Service Fees | \$ 350 | \$ 72 | \$ 350 | \$ 360 |
| Travel and Per Diem | | | | |
| | \$ - | \$ - | \$ - | \$ - |
| Communications and Freight Services | | | | |
| Telephone | \$ - | \$ - | \$ - | \$ - |
| Postage, Freight & Messenger | \$ 750 | \$ 543 | \$ 750 | \$ 500 |
| Rentals and Leases | | | | |
| Miscellaneous Equipment | \$ - | \$ - | \$ - | \$ - |
| Computer Services (Web Site) | \$ 1,500 | \$ 100 | \$ 1,500 | \$ 2,000 |
| Insurance | | | | |
| | \$ 5,200 | \$ 5,000 | \$ 5,000 | \$ 5,500 |
| Subscriptions and Memberships | | | | |
| | \$ 175 | \$ 175 | \$ 175 | \$ 175 |
| Printing and Binding | | | | |
| | \$ 330 | \$ 294 | \$ 400 | \$ 400 |
| Office Supplies | | | | |
| | \$ - | \$ - | \$ - | \$ - |

River Landing Community Development District
General Fund - Budget
Fiscal Year 2022

| Description | Fiscal Year 2021 Budget | Actual at 01/31/2021 | Anticipated Year End 09/30/2021 | Fiscal Year 2022 Budget |
|---|-------------------------------|-------------------------|---------------------------------------|-------------------------------|
| Legal Services | | | | |
| General Counsel | \$ 15,000 | \$ 16,100 | \$ 22,100 | \$ 15,000 |
| Boundary Amendment | \$ - | \$ - | \$ - | \$ - |
| Other General Government Services | | | | |
| Engineering Services | \$ 6,000 | \$ - | \$ - | \$ 1,000 |
| Contingencies | \$ - | \$ - | \$ - | \$ - |
| Capital Outlay | \$ - | \$ - | \$ - | \$ - |
| Other Physical Environment | | | | |
| Repairs and Maintenance | | | | |
| Naturalized Area Maintenance | \$ - | | \$ - | \$ 50,000 |
| Road and Street Facilities | | | | |
| Capital Improvements | | | | \$ - |
| Street Lights Purchase | \$ 504,940 | \$ 504,940 | \$ 504,940 | \$ - |
| Street Lights Installation | \$ - | \$ - | \$ - | \$ - |
| Reserves | | | | |
| Operational Reserve (Future Years) | \$ - | \$ - | \$ - | \$ - |
| Other Fees and Charges | | | | |
| Discounts, Tax Collector Fee and Property Appraiser Fee | \$ - | \$ - | \$ - | \$ 10,643 |
| Total Appropriations | \$ 607,245 | \$ 554,337 | \$ 610,665 | \$ 174,378 |
| Fund Balances: | | | | |
| Change from Current Year Operations | \$ - | \$ 20,603 | \$ - | \$ - |
| Fund Balance - Beginning | | | | |
| Restricted for Future Operations | \$ - | \$ - | \$ - | \$ - |
| Unassigned. | \$ 3,194 | \$ 3,194 | \$ 3,194 | \$ 3,194 |
| Total Fund Balance | \$ 3,194 | \$ 23,797 | \$ 3,194 | \$ 3,194 |
| Assessment Rate | N/A | | | \$ 200.43 |
| Units Subject to Assessment | N/A | | | 870 |

**River Landing Community Development District
General Fund - Budget
Fiscal Year 2022**

| | | FY 2022 |
|---|--|-----------|
| Revenues and Other Sources | | |
| Carryforward | | \$ - |
| Interest Income - General Account | | \$ - |
| <hr/> | | |
| Appropriations | | |
| Legislative | | |
| Board of Supervisor's Fees | | \$ - |
| 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. The current Board has waived the statutory authorized fees. | | |
| Executive | | |
| Professional - Management | | \$ 40,000 |
| 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 the District. | | |
| Financial and Administrative | | |
| Audit Services | | \$ 5,000 |
| 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 | | \$ 16,000 |
| For the Maintenance of the District's books and records on a daily basis. | | |
| Assessment Roll Preparation | | \$ 16,000 |
| 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 |
| 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 | | \$ - |
| Legal Advertising | | \$ 2,000 |
| Trustee Services | | \$ 4,300 |
| 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 | | \$ 5,000 |
| 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 | | \$ - |
| Bank Service Fees | | \$ 360 |
| Travel and Per Diem | | \$ - |
| Communications and Freight Services | | |
| Telephone | | \$ - |
| Postage, Freight & Messenger | | \$ 500 |
| Rentals and Leases | | |
| Miscellaneous Equipment | | \$ - |
| Computer Services (Web Site Maintenance) | | \$ 2,000 |

**River Landing Community Development District
General Fund - Budget
Fiscal Year 2022**

| | FY 2022 |
|---|--------------------------|
| Insurance | \$ 5,500 |
| Subscriptions and Memberships | \$ 175 |
| Printing and Binding | \$ 400 |
| Office Supplies | \$ - |
| Legal Services | |
| General Counsel | \$ 15,000 |
| 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 | \$ 1,000 |
| 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 | \$ - |
| Other Physical Environment | |
| Repairs and Maintenance | |
| Naturalized Area Maintenance | \$ 50,000 |
| Road and Street Facilities | |
| Capital Improvements | \$ - |
| Street Lights Purchase | \$ - |
| Street Lights Installation | |
| Reserves | |
| Operational Reserve (Future Years) | \$ - |
| The District has established an operational reserve to cover expenses that occur before assessment monies are received, and/or other expenses that may arise that are not anticipated in the Budget. | |
| Other Fees and Charges | |
| Discounts and Tax Collector Fees | \$ 10,643 |
| 4% Discount permitted by Law for early payment and 3% Tax Collector Fee and Property Appraiser Fee | |
| Total Appropriations: | <u>\$ 174,378</u> |

River Landing Community Development District
Debt Service Fund - Series 2020A Bonds - Budget
Fiscal Year 2022

| Description | Fiscal Year 2021 Budget | Actual at 01/31/2021 | Anticipated Year End 09/30/2021 | Fiscal Year 2022 Budget |
|--|----------------------------|-------------------------|------------------------------------|----------------------------|
| Revenues and Other Sources | | | | |
| Carryforward | \$ - | \$ - | \$ - | \$ 160,747 |
| Interest Income | | | | |
| Revenue Account | \$ - | \$ - | \$ - | \$ - |
| Reserve Account | \$ - | \$ - | \$ - | \$ - |
| Interest Account | \$ - | \$ - | \$ - | \$ - |
| Prepayment Account | \$ - | \$ - | \$ - | \$ - |
| Capitalized Interest Account | \$ - | \$ - | \$ - | \$ - |
| Special Assessment Revenue | | | | |
| Special Assessment - On-Roll | \$ - | \$ - | \$ - | \$ 545,459 |
| Special Assessment - Off-Roll | \$ - | \$ - | \$ - | \$ - |
| Special Assessment - Prepayment | \$ - | \$ - | \$ - | \$ - |
| Bond Proceeds | | | | |
| Capitalized Interest Fund Deposit | | \$ 321,495 | \$ 321,495 | |
| Reserve Fund Deposit | \$ - | \$ 253,831 | \$ 253,831 | \$ - |
| Total Revenue & Other Sources | \$ - | \$ 575,326 | \$ 575,326 | \$ 706,206 |
| Expenditures and Other Uses | | | | |
| Debt Service | | | | |
| Principal Debt Service - Mandatory | \$ - | \$ - | \$ - | \$ 155,000 |
| Principal Debt Service - Early Redemptions | | | | |
| Interest Expense | | | | |
| | \$ - | \$ - | \$ 160,747 | \$ 351,788 |
| Other Fees and Charges | | | | |
| Discounts/Collection Costs | \$ - | \$ - | \$ - | \$ 35,475 |
| Operating Transfers Out | \$ - | \$ - | \$ - | \$ - |
| Total Expenditures and Other Uses | \$ - | \$ - | \$ 160,747 | \$ 542,263 |
| Net Increase/(Decrease) in Fund Balance | \$ - | \$ 575,326 | \$ 414,579 | \$ 163,943 |
| Fund Balance - Beginning | \$ - | \$ - | \$ - | \$ 414,579 |
| Fund Balance - Ending | \$ - | \$ 575,326 | \$ 414,579 | \$ 578,522 |

Restricted Fund Balance:

| | |
|--|-------------------|
| Reserve Account Requirement | \$ 253,831 |
| Restricted for November 1, 2022 Interest Payment | \$ 173,569 |
| Total - Restricted Fund Balance: | \$ 427,400 |

| Description of Product | Number of Units | FY 2021 Rate | FY 2022 Rate |
|-------------------------|-----------------|--------------|--------------|
| Townhouse (20') | 126 | N/A | \$ 495.08 |
| Single Family 50' - 55' | 89 | N/A | \$ 1,287.22 |
| Single Family 60' - 64' | 61 | N/A | \$ 1,534.76 |
| Single Family 65' - 69' | 52 | N/A | \$ 1,609.02 |
| Single Family 70' - 74' | 0 | N/A | \$ - |
| Single Family 75' - 79' | 103 | N/A | \$ 1,856.57 |
| Total: | 431 | | |

River Landing Community Development District

Debt Service Fund - Series 2020A

| Description | Principal Prepayments | Principal | Coupon Rate | Interest | Annual Debt Service | Par Outstanding |
|--------------------|-----------------------|--------------|-------------|-----------------|---------------------|-----------------|
| Par Amount Issued: | | \$ 8,585,000 | Varies | | | |
| 5/1/2021 | | \$ - | | \$ 145,600.94 | | |
| 11/1/2021 | | | | \$ 175,893.75 | \$ 321,494.69 | \$ 8,585,000 |
| 5/1/2022 | \$ 155,000 | | 3.000% | \$ 175,893.75 | | |
| 11/1/2022 | | | | \$ 173,568.75 | \$ 504,462.50 | \$ 8,430,000 |
| 5/1/2023 | \$ 160,000 | | 3.000% | \$ 173,568.75 | | |
| 11/1/2023 | | | | \$ 171,168.75 | \$ 504,737.50 | \$ 8,270,000 |
| 5/1/2024 | \$ 165,000 | | 3.000% | \$ 171,168.75 | | |
| 11/1/2024 | | | | \$ 168,693.75 | \$ 504,862.50 | \$ 8,105,000 |
| 5/1/2025 | \$ 170,000 | | 3.000% | \$ 168,693.75 | | |
| 11/1/2025 | | | | \$ 166,143.75 | \$ 504,837.50 | \$ 7,935,000 |
| 5/1/2026 | \$ 175,000 | | 3.600% | \$ 166,143.75 | | |
| 11/1/2026 | | | | \$ 162,993.75 | \$ 504,137.50 | \$ 7,760,000 |
| 5/1/2027 | \$ 185,000 | | 3.600% | \$ 162,993.75 | | |
| 11/1/2027 | | | | \$ 159,663.75 | \$ 507,657.50 | \$ 7,575,000 |
| 5/1/2028 | \$ 190,000 | | 3.600% | \$ 159,663.75 | | |
| 11/1/2028 | | | | \$ 156,243.75 | \$ 505,907.50 | \$ 7,385,000 |
| 5/1/2029 | \$ 195,000 | | 3.600% | \$ 156,243.75 | | |
| 11/1/2029 | | | | \$ 152,733.75 | \$ 503,977.50 | \$ 7,190,000 |
| 5/1/2030 | \$ 205,000 | | 3.600% | \$ 152,733.75 | | |
| 11/1/2030 | | | | \$ 149,043.75 | \$ 506,777.50 | \$ 6,985,000 |
| 5/1/2031 | \$ 210,000 | | 4.125% | \$ 149,043.75 | | |
| 11/1/2031 | | | | \$ 144,712.50 | \$ 503,756.25 | \$ 6,775,000 |
| 5/1/2032 | \$ 220,000 | | 4.125% | \$ 144,712.50 | | |
| 11/1/2032 | | | | \$ 140,175.00 | \$ 504,887.50 | \$ 6,555,000 |
| 5/1/2033 | \$ 230,000 | | 4.125% | \$ 140,175.00 | | |
| 11/1/2033 | | | | \$ 135,431.25 | \$ 505,606.25 | \$ 6,325,000 |
| 5/1/2034 | \$ 240,000 | | 4.125% | \$ 135,431.25 | | |
| 11/1/2034 | | | | \$ 130,481.25 | \$ 505,912.50 | \$ 6,085,000 |
| 5/1/2035 | \$ 250,000 | | 4.125% | \$ 130,481.25 | | |
| 11/1/2035 | | | | \$ 125,325.00 | \$ 505,806.25 | \$ 5,835,000 |
| 5/1/2036 | \$ 260,000 | | 4.125% | \$ 125,325.00 | | |
| 11/1/2036 | | | | \$ 119,962.50 | \$ 505,287.50 | \$ 5,575,000 |
| 5/1/2037 | \$ 270,000 | | 4.125% | \$ 119,962.50 | | |
| 11/1/2037 | | | | \$ 114,393.75 | \$ 504,356.25 | \$ 5,305,000 |
| 5/1/2038 | \$ 280,000 | | 4.125% | \$ 114,393.75 | | |
| 11/1/2038 | | | | \$ 108,618.75 | \$ 503,012.50 | \$ 5,025,000 |
| 5/1/2039 | \$ 295,000 | | 4.125% | \$ 108,618.75 | | |
| 11/1/2039 | | | | \$ 102,534.38 | \$ 506,153.13 | \$ 4,730,000 |
| 5/1/2040 | \$ 305,000 | | 4.125% | \$ 102,534.38 | | |
| 11/1/2040 | | | | \$ 96,243.75 | \$ 503,778.13 | \$ 4,425,000 |
| 5/1/2041 | \$ 320,000 | | 4.350% | \$ 96,243.75 | | |
| 11/1/2041 | | | | \$ 89,283.75 | \$ 505,527.50 | \$ 4,105,000 |
| 5/1/2042 | \$ 335,000 | | 4.350% | \$ 89,283.75 | | |
| 11/1/2042 | | | | \$ 81,997.50 | \$ 506,281.25 | \$ 3,770,000 |
| 5/1/2043 | \$ 350,000 | | 4.350% | \$ 81,997.50 | | |
| 11/1/2043 | | | | \$ 74,385.00 | \$ 506,382.50 | \$ 3,420,000 |
| 5/1/2044 | \$ 365,000 | | 4.350% | \$ 74,385.00 | | |
| 11/1/2044 | | | | \$ 66,446.25 | \$ 505,831.25 | \$ 3,055,000 |
| 5/1/2045 | \$ 380,000 | | 4.350% | \$ 66,446.25 | | |
| 11/1/2045 | | | | \$ 58,181.25 | \$ 504,627.50 | \$ 2,675,000 |
| 5/1/2046 | \$ 400,000 | | 4.350% | \$ 58,181.25 | | |
| 11/1/2046 | | | | \$ 49,481.25 | \$ 507,662.50 | \$ 2,275,000 |
| 5/1/2047 | \$ 415,000 | | 4.350% | \$ 49,481.25 | | |
| 11/1/2047 | | | | \$ 40,455.00 | \$ 504,936.25 | \$ 1,860,000 |
| 5/1/2048 | \$ 435,000 | | 4.350% | \$ 40,455.00 | | |
| 11/1/2048 | | | | \$ 30,993.75 | \$ 506,448.75 | \$ 1,425,000 |
| 5/1/2049 | \$ 455,000 | | 4.350% | \$ 30,993.75 | | |
| 11/1/2049 | | | | \$ 21,097.50 | \$ 507,091.25 | \$ 970,000 |
| 5/1/2050 | \$ 475,000 | | 4.350% | \$ 21,097.50 | | |
| 11/1/2050 | | | | \$ 10,766.25 | \$ 506,863.75 | \$ 495,000 |
| 5/1/2051 | \$ 495,000 | | 4.350% | \$ 10,766.25 | \$ 505,766.25 | \$ - |
| | | \$ 8,585,000 | | \$ 6,899,827.20 | \$ 15,484,827.20 | |

River Landing Community Development District
Debt Service Fund - Series 2020B Bonds - Budget
Fiscal Year 2022

| Description | Fiscal Year 2021 Budget | Actual at 01/31/2021 | Anticipated Year End 09/30/2021 | Fiscal Year 2022 Budget |
|---|----------------------------|-------------------------|------------------------------------|----------------------------|
| Revenues and Other Sources | | | | |
| Carryforward | \$ - | \$ - | \$ - | \$ 90,497 |
| Interest Income | | | | |
| Revenue Account | \$ - | \$ - | \$ - | \$ - |
| Reserve Account | \$ - | \$ - | \$ - | \$ - |
| Interest Account | \$ - | \$ - | \$ - | \$ - |
| Prepayment Account | \$ - | \$ - | \$ - | \$ - |
| Capitalized Interest Account | \$ - | \$ - | \$ - | \$ - |
| Special Assessment Revenue | | | | |
| Special Assessment - On-Roll | \$ - | \$ - | \$ - | \$ - |
| Special Assessment - Off-Roll | \$ - | \$ - | \$ - | \$ 99,025 |
| Special Assessment - Prepayment | \$ - | \$ - | \$ - | \$ - |
| Bond Proceeds | | | | |
| Capitalized Interest Fund Deposit | | \$ 180,996 | \$ 180,996 | |
| Reserve Fund Deposit | \$ - | \$ 99,025 | \$ 99,025 | \$ - |
| Total Revenue & Other Sources | \$ - | \$ 280,021 | \$ 280,021 | \$ 189,522 |
| Expenditures and Other Uses | | | | |
| Debt Service | | | | |
| Principal Debt Service - Mandatory | \$ - | \$ - | \$ - | \$ - |
| Principal Debt Service - Early Redemptions | | | | |
| Interest Expense | \$ - | \$ - | \$ 90,497 | \$ 189,522 |
| Other Fees and Charges | | | | |
| Discounts/Collection Costs | \$ - | \$ - | \$ - | \$ - |
| Operating Transfers Out | \$ - | \$ - | \$ - | \$ - |
| Total Expenditures and Other Uses | \$ - | \$ - | \$ 90,497 | \$ 189,522 |
| Net Increase/(Decrease) in Fund Balance | \$ - | \$ 280,021 | \$ 189,523 | \$ - |
| Fund Balance - Beginning | \$ - | \$ - | \$ - | \$ 189,523 |
| Fund Balance - Ending | \$ - | \$ 280,021 | \$ 189,523 | \$ 189,523 |

Restricted Fund Balance:

| | |
|--|-------------------|
| Reserve Account Requirement | \$ 99,025 |
| Restricted for November 1, 2022 Interest Payment | \$ 99,025 |
| Total - Restricted Fund Balance: | \$ 198,050 |

| Description of Product | Number of Units | FY 2021 Rate | FY 2022 Rate |
|-------------------------|-----------------|--------------|--------------|
| Townhouse (20') | 126 | N/A | \$ 192.34 |
| Single Family 50' - 55' | 89 | N/A | \$ 500.09 |
| Single Family 60' - 64' | 61 | N/A | \$ 596.26 |
| Single Family 65' - 69' | 52 | N/A | \$ 625.11 |
| Single Family 70' - 74' | 0 | N/A | \$ - |
| Single Family 75' - 79' | 103 | N/A | \$ 721.28 |
| Total: | 431 | | |

The Series 2020B Bonds will be direct billing - the District has been advised that the Developer may prepay the full capital assessment on a lot periodically during the year, as such the amount due for annual debt service, will change as the Series 2020B Bonds are re-amortized during the year.

River Landing Community Development District

Debt Service Fund - Series 2020B

| Description | Principal Prepayments | Principal | Coupon Rate | Interest | Annual Debt Service | Par Outstanding |
|--------------------|-----------------------|--------------|-------------|-----------------|---------------------|-----------------|
| Par Amount Issued: | | \$ 4,660,000 | 4.250% | | | |
| 5/1/2021 | | \$ - | | \$ 90,497.45 | | |
| 11/1/2021 | | | | \$ 90,497.45 | \$ 180,994.90 | \$ 4,660,000 |
| 5/1/2022 | | \$ - | 4.250% | \$ 99,025.00 | | |
| 11/1/2022 | | | | \$ 99,025.00 | \$ 198,050.00 | \$ 4,660,000 |
| 5/1/2023 | | \$ - | 4.250% | \$ 99,025.00 | | |
| 11/1/2023 | | | | \$ 99,025.00 | \$ 198,050.00 | \$ 4,660,000 |
| 5/1/2024 | | \$ - | 4.250% | \$ 99,025.00 | | |
| 11/1/2024 | | | | \$ 99,025.00 | \$ 198,050.00 | \$ 4,660,000 |
| 5/1/2025 | | \$ - | 4.250% | \$ 99,025.00 | | |
| 11/1/2025 | | | | \$ 99,025.00 | \$ 198,050.00 | \$ 4,660,000 |
| 5/1/2026 | | \$ - | 4.250% | \$ 99,025.00 | | |
| 11/1/2026 | | | | \$ 99,025.00 | \$ 198,050.00 | \$ 4,660,000 |
| 5/1/2027 | | \$ - | 4.250% | \$ 99,025.00 | | |
| 11/1/2027 | | | | \$ 99,025.00 | \$ 198,050.00 | \$ 4,660,000 |
| 5/1/2028 | | \$ - | 4.250% | \$ 99,025.00 | | |
| 11/1/2028 | | | | \$ 99,025.00 | \$ 198,050.00 | \$ 4,660,000 |
| 5/1/2029 | | \$ - | 4.250% | \$ 99,025.00 | | |
| 11/1/2029 | | | | \$ 99,025.00 | \$ 198,050.00 | \$ 4,660,000 |
| 5/1/2030 | | \$ - | 4.250% | \$ 99,025.00 | | |
| 11/1/2030 | | | | \$ 99,025.00 | \$ 198,050.00 | \$ 4,660,000 |
| 5/1/2031 | | \$ - | 4.250% | \$ 99,025.00 | | |
| 11/1/2031 | | | | \$ 99,025.00 | \$ 198,050.00 | \$ 4,660,000 |
| 5/1/2032 | | \$ - | 4.250% | \$ 99,025.00 | | |
| 11/1/2032 | | | | \$ 99,025.00 | \$ 198,050.00 | \$ 4,660,000 |
| 5/1/2033 | | \$ - | 4.250% | \$ 99,025.00 | | |
| 11/1/2033 | | | | \$ 99,025.00 | \$ 198,050.00 | \$ 4,660,000 |
| 5/1/2034 | | \$ - | 4.250% | \$ 99,025.00 | | |
| 11/1/2034 | | | | \$ 99,025.00 | \$ 198,050.00 | \$ 4,660,000 |
| 5/1/2035 | | \$ 4,660,000 | 4.250% | \$ 99,025.00 | | |
| 11/1/2035 | | | | \$ 99,025.00 | \$ 4,858,050.00 | \$ - |
| | | \$ 4,660,000 | | \$ 2,953,694.90 | \$ 7,613,694.90 | |

RESOLUTION 2021-10

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE RIVER LANDING 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 River Landing 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 Pasco 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 2022 (“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 2022; 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 platted lots pursuant to the Uniform Method and which is 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”); and

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

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

RESOLUTION 2021-10

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE RIVER LANDING 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 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 River Landing 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 River Landing 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 RIVER LANDING 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.

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 River Landing Community Development District.

RESOLUTION 2021-10

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE RIVER LANDING 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 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.

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

PASSED AND ADOPTED this 19th day of May 2021.

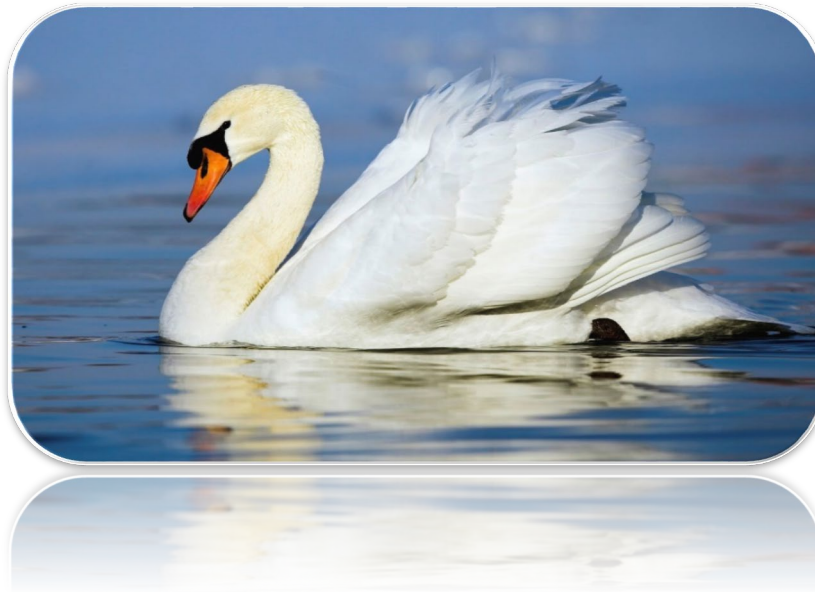
ATTEST:

**RIVER LANDING COMMUNITY DEVELOPMENT
DISTRICT**

James P. Ward, Secretary

Robert Lee, Chairman

RIVER LANDING COMMUNITY DEVELOPMENT DISTRICT



PROPOSED BUDGET REVISED FOR PUBLIC HEARING

FISCAL YEAR 2022

PREPARED BY:

JPWARD & ASSOCIATES, LLC, 2301 NORTHEAST 37 STREET, FT. LAUDERDALE, FL 33308

T: 954-658-4900 E: JimWard@JPWardAssociates.com

TABLE OF CONTENTS

| Section | Description of Section | Page |
|----------------|---|-------------|
| 1.0 | Purpose | 2 |
| 2.0 | Background | 2 |
| 3.0 | Requirement for a valid Assessment Methodology | 2-3 |
| 4.0 | Assessment Allocation Structure | 3 |
| 5.0 | Assignment of Benefit | 3-4 |
| 6.0 | Assessment Roll | 4-14 |

SPECIAL ASSESSMENT METHODOLOGY

1.0 PURPOSE

This report is intended to introduce to the River Landing 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 2022, which begins on October 1, 2020 and ends on September 30, 2022.

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

A Community Development District ("CDD,") is an independent unit of special purpose local government created and chartered by Chapter 190, Florida Statutes, to plan, finance, construct, operate and maintain community-wide infrastructure in large, planned community developments. It may be established on the proposed property by ordinance and this SERC is related only to the petition to establish. CDD's provide a "solution to the state's planning, management and financing needs for delivery of capital infrastructure to service projected growth without overburdening other governments and their taxpayers." Section 190.002(1)(a), F.S.

A CDD is not a substitute for the local, general purpose, government unit, i.e., the County in which the CDD lies. A CDD does not have the permitting, zoning or police powers possessed by general purpose governments. A CDD is an alternative means of financing, constructing, operating, and maintaining community infrastructure for planned developments, such as LT Ranch. The scope of this SERC is limited to evaluating the consequences of approving the proposal to establish the District.

The District serves land that comprises 511.8 acres in size and in the master planned residential development, currently planned to be made up of an estimated 870 residential dwelling units .

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 2022 General Fund Budget is financial, administrative and operational in nature so the assessments should be based equally and ratably on an equivalent number of residential units assigned to

the property. It is hereby determined that the allocation of the assessments will be to the various product types planned for the development based on the following factors.

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 Pasco County Property Appraiser's office in April 2021 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.

TABLE OF CONTENTS

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| 1.0 | Purpose | 2 |
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**River Landing Community Development District
Assessment Roll - Fiscal Year 2022**

Table 1

| PID | Property Owner | General Fund Rate | ERU's |
|--------------------------|--|-------------------|-------|
| 25-26-20-0000-29900-104F | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 30-26-21-0000-00200-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 28,662.09 | 143 |
| 25-26-20-0000-29900-104A | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 25-26-20-0000-00100-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 109,236.65 | 545 |
| 25-26-20-0020-00000-2190 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-2180 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-2170 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-2160 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-2150 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-D1600-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 25-26-20-0020-00000-2140 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-2130 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-2120 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-2250 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |

**River Landing Community Development District
Assessment Roll - Fiscal Year 2022**

Table 1

| PID | Property Owner | General Fund Rate | ERU's |
|--------------------------|--|-------------------|-------|
| 25-26-20-0020-00000-2110 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-2240 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-2260 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-B3100-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 25-26-20-0020-00000-2230 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-0L200-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 25-26-20-0020-00000-2220 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-2210 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-2200 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-2100 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-2090 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-2080 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1380 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1390 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |

**River Landing Community Development District
Assessment Roll - Fiscal Year 2022**

Table 1

| PID | Property Owner | General Fund Rate | ERU's |
|--------------------------|--|-------------------|-------|
| 25-26-20-0020-00000-1400 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1370 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-2070 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1410 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1360 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-2060 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1420 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1350 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-B33A0-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 25-26-20-0020-00000-2050 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1430 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1340 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-2040 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-B29A0-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |

**River Landing Community Development District
Assessment Roll - Fiscal Year 2022**

Table 1

| PID | Property Owner | General Fund Rate | ERU's |
|--------------------------|--|-------------------|-------|
| 25-26-20-0020-00000-1440 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1330 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-2030 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1450 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-2020 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1320 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1460 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1310 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1470 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1300 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1480 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1290 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1490 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1280 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |

**River Landing Community Development District
Assessment Roll - Fiscal Year 2022**

Table 1

| PID | Property Owner | General Fund Rate | ERU's |
|--------------------------|--|-------------------|-------|
| 25-26-20-0020-00000-1270 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1500 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1260 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1510 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1250 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-D1400-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 25-26-20-0020-00000-1520 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1530 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1540 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-0P600-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 25-26-20-0020-00000-1240 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1230 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1220 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1210 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |

**River Landing Community Development District
Assessment Roll - Fiscal Year 2022**

Table 1

| PID | Property Owner | General Fund Rate | ERU's |
|--------------------------|--|-------------------|-------|
| 25-26-20-0020-00000-1200 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1190 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1180 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1170 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-D1000-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 25-26-20-0020-B25A0-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 25-26-20-0020-00000-1160 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1150 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1140 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1130 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1120 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1110 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1100 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-00000-1090 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |

**River Landing Community Development District
Assessment Roll - Fiscal Year 2022**

Table 1

| PID | Property Owner | General Fund Rate | ERU's |
|--------------------------|--|-------------------|-------|
| 25-26-20-0020-00000-1080 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0020-D15C0-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 25-26-20-0020-D15B0-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 25-26-20-0020-B2200-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 25-26-20-0020-D15D0-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 25-26-20-0020-B20C0-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 25-26-20-0020-B20B0-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 25-26-20-0020-0D900-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 25-26-20-0020-D15A0-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 25-26-20-0020-B20A0-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 25-26-20-0020-0A100-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 25-26-20-0020-B2100-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 30-26-21-0030-00000-0870 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0860 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |

**River Landing Community Development District
Assessment Roll - Fiscal Year 2022**

Table 1

| PID | Property Owner | General Fund Rate | ERU's |
|--------------------------|--|-------------------|-------|
| 30-26-21-0030-00000-0850 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0840 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0830 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0820 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0810 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0800 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0790 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0780 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0770 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0760 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-B1200-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-0P500-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 30-26-21-0030-00000-0880 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0890 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |

**River Landing Community Development District
Assessment Roll - Fiscal Year 2022**

Table 1

| PID | Property Owner | General Fund Rate | ERU's |
|--------------------------|--|-------------------|-------|
| 30-26-21-0030-00000-0900 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-B1100-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 30-26-21-0030-00000-0910 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0750 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0740 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0920 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0730 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0930 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0940 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0720 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0950 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0710 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0700 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0960 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |

**River Landing Community Development District
Assessment Roll - Fiscal Year 2022**

Table 1

| PID | Property Owner | General Fund Rate | ERU's |
|--------------------------|--|-------------------|-------|
| 30-26-21-0030-00000-0690 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0970 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0680 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0980 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0670 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0990 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-1000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0660 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-1010 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0650 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0640 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-1020 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0630 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-1030 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |

**River Landing Community Development District
Assessment Roll - Fiscal Year 2022**

Table 1

| PID | Property Owner | General Fund Rate | ERU's |
|--------------------------|--|-------------------|-------|
| 30-26-21-0030-00000-0620 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-1040 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-0D700-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0610 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-1050 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-1060 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0600 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-0P400-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 30-26-21-0030-00000-1070 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-0D800-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-B9B00-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 30-26-21-0030-0L300-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 30-26-21-0030-0A300-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 30-26-21-0030-D6A00-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |

**River Landing Community Development District
Assessment Roll - Fiscal Year 2022**

Table 1

| PID | Property Owner | General Fund Rate | ERU's |
|--------------------------|--|-------------------|-------|
| 30-26-21-0030-D6B00-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 25-26-20-0030-0L100-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 25-26-20-0030-0B600-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 25-26-20-0030-00000-0590 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0030-00000-0580 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0030-0P200-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 25-26-20-0030-D4A00-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 25-26-20-0030-00000-0570 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0030-00000-0560 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0030-00000-0360 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0030-00000-0550 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0030-00000-0370 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0030-00000-0540 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0030-00000-0380 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |

**River Landing Community Development District
Assessment Roll - Fiscal Year 2022**

Table 1

| PID | Property Owner | General Fund Rate | ERU's |
|--------------------------|--|-------------------|-------|
| 25-26-20-0030-00000-0530 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-0D300-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 25-26-20-0030-00000-0390 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0030-00000-0520 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0030-00000-0400 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0250 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0260 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0030-00000-0510 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0270 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0030-00000-0410 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0280 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0030-0P100-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 30-26-21-0030-00000-0350 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0340 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |

**River Landing Community Development District
Assessment Roll - Fiscal Year 2022**

Table 1

| PID | Property Owner | General Fund Rate | ERU's |
|--------------------------|--|-------------------|-------|
| 30-26-21-0030-00000-0290 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0330 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0300 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0320 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0310 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0030-00000-0500 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0030-00000-0420 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-0B300-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 25-26-20-0030-00000-0490 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0030-00000-0430 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0030-00000-0010 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0240 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0130 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0120 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |

**River Landing Community Development District
Assessment Roll - Fiscal Year 2022**

Table 1

| PID | Property Owner | General Fund Rate | ERU's |
|--------------------------|--|-------------------|-------|
| 25-26-20-0030-D4B00-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 25-26-20-0030-00000-0480 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0030-00000-0440 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0030-00000-0020 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0230 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0140 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0110 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0030-D4C00-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 25-26-20-0030-00000-0450 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0220 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0030-00000-0030 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0150 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0100 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0030-00000-0460 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |

**River Landing Community Development District
Assessment Roll - Fiscal Year 2022**

Table 1

| PID | Property Owner | General Fund Rate | ERU's |
|--------------------------|--|-------------------|-------|
| 30-26-21-0030-00000-0210 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0160 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0090 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0030-00000-0040 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0030-00000-0470 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0030-0D500-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 30-26-21-0030-00000-0200 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0170 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0080 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0030-00000-0050 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0030-0D100-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 30-26-21-0030-0D200-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 30-26-21-0030-00000-0180 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 30-26-21-0030-00000-0070 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |

**River Landing Community Development District
Assessment Roll - Fiscal Year 2022**

Table 1

| PID | Property Owner | General Fund Rate | ERU's |
|--------------------------|--|----------------------|------------|
| 30-26-21-0030-0A200-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 30-26-21-0030-00000-0190 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0030-00000-0060 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ 200.43 | 1 |
| 25-26-20-0030-0B500-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 30-26-21-0030-0B200-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 25-26-20-0030-0A200-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 30-26-21-0030-49900-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 25-26-20-0030-0B100-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 30-26-21-0030-0B100-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 30-26-21-0030-B9A00-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| 30-26-21-0030-0P300-0000 | TAYLOR MORRISON OF FLORIDA INC 3922 COCONUT PALM DR STE 108 TAMPA, FL 33619-1389 | \$ - | 0 |
| TOTAL | | \$ 174,377.77 | 870 |

RESOLUTION 2021-11

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE RIVER LANDING COMMUNITY DEVELOPMENT DISTRICT ESTABLISHING AN OPERATION AND MAINTENANCE ASSESSMENT CAP FOR NOTICE PURPOSES ONLY.

WHEREAS, the River Landing Community Development District (the “District”) is a local unit of special and single 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 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 District must obtain sufficient funds to provide for the annual operation and maintenance of the services and facilities provided by the District, as well as its annual administrative expenses, on an ongoing basis; 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, notices of the District’s Fiscal Year 2022 annual budget hearing and related assessment hearing were provided in accordance with law (“Notices”); and

WHEREAS, said Notices provided that the assessment the District contemplated levying for annual operations and maintenance was \$200.43 per unit; and

WHEREAS, on May 19 ,2021, the Board of Supervisors conducted the public hearings referenced in the Notices; and

WHEREAS, on May 19, 2021, the Board of Supervisors determined that the Fiscal Year 2022 operations and maintenance assessment would be levied in the amount of \$200.43 per unit and directed the District Manager to certify that assessment, as well as the existing debt assessment, to the tax collector for collection; and

WHEREAS, on May 19, 2021 the Board of Supervisors also determined that the expenses associated with providing notices of a future operations and maintenance assessment intended to be levied above \$200.43 per unit but less than \$220.48 per unit would diminish the revenue the District would receive by virtue of the slightly increased assessments; and

WHEREAS, on May 19, 2021, the District’s Board of Supervisors also determined that it would be financially advantageous for the District, and consequently the landowners paying assessments, if the District adopted an operation and maintenance assessment cap of \$220.48 per unit for notice purposes only; and

WHEREAS, this adoption of an operations and maintenance assessment cap for notice purposes only will eliminate the expenses associated with publishing notice and mailing individual notices of future years’ annual operation and maintenance assessments which are levied in an amount less than \$220.48 per unit; and

WHEREAS, if the future, anticipated, annual operations and maintenance assessments are projected to exceed \$220.48 per unit, the District Manager shall provide all notices required by law in the absence of this resolution; and

RESOLUTION 2021-11

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE RIVER LANDING COMMUNITY DEVELOPMENT DISTRICT ESTABLISHING AN OPERATION AND MAINTENANCE ASSESSMENT CAP FOR NOTICE PURPOSES ONLY.

WHEREAS, it is in the best interests of the District and its landowners to approve an operations and maintenance assessment cap of \$220.48 per unit for notices purposes only.

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

SECTION 1. OPERATIONS AND MAINTENANCE ASSESSMENT CAP FOR NOTICE PURPOSES ONLY.

- a. The District hereby adopts an operations and maintenance assessment cap in the amount of \$220.48per unit for notice purposes only.
- b. If the future, anticipated, annual operations and maintenance assessments are projected to exceed \$220.48 per unit, the District Manager shall publish and mail all notices required by law.
- c. Nothing contained in this Resolution shall prevent or prohibit the District from adopting an annual operation and maintenance assessment that exceeds \$220.48 per unit, nor shall it be construed as a waiver of the District’s right to do so.
- d. Nothing contained in this Resolution shall relieve the District Manager of the responsibility of publishing the notice of the annual budget hearing, as required by section 190.008, Florida Statutes.

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 River Landing Community Development District.

PASSED AND ADOPTED this 19th day of May, 2021.

ATTEST:

**RIVER LANDING
COMMUNITY DEVELOPMENT DISTRICT**

James P. Ward, Secretary

Robert Lee, Chairman

RESOLUTION 2021-12

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE RIVER LANDING 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 River Landing 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 RIVER LANDING COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. DESIGNATION OF DATES, TIME, AND LOCATION OF REGULAR MEETINGS

a. **Date:**

| | |
|-------------------|--------------------|
| October 19, 2021 | November 16, 2021 |
| December 21, 2021 | January 18, 2022 |
| February 15, 2022 | March 15, 2022 |
| April 19, 2022 | May 17, 2022 |
| June 21, 2022 | July 19, 2022 |
| August 16, 2022 | September 20, 2022 |

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

c. **Location:** Esplanade Amenity Center
4495 Myrica Drive
Odessa, Florida 33556

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 Supervisors 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 River Landing Community Development District.

RESOLUTION 2021-12

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE RIVER LANDING 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.

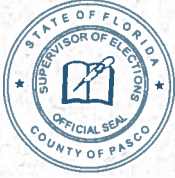
PASSED AND ADOPTED this 18th day of May 2021.

ATTEST:

RIVER LANDING COMMUNITY DEVELOPMENT DISTRICT

James P. Ward, Secretary

Robert Lee, Chairman



Brian E. Corley

Supervisor of Elections

PO BOX 300, Dade City FL 33526-0300

1-800-851-8754
www.pascovotes.com

April 21, 2021

Cori A. Dissinger, District Manager
J.P. Ward & Associates, LLC
2301 NE 37th Street
FT Lauderdale FL 33308

Dear Cori Dissinger:

Pursuant to your request, the following voter registration statistics are provided for their respective community development districts as of April 15, 2021.

- River Landing Community Development District 0

As always, please call me if you have any questions or need additional information.

Sincerely,

Tiffannie A. Alligood
Chief Administrative Officer

RIVER LANDING COMMUNITY DEVELOPMENT DISTRICT



FINANCIAL STATEMENTS - MARCH 2021

FISCAL YEAR 2021

PREPARED BY:

JPWARD & ASSOCIATES, LLC, 2301 NORTHEAST 37TH STREET, FORT LAUDERDALE, FL 33308

T: 954-658-4900 E: JimWard@JPWardAssociates.com

River Landing Community Development District

Table of Contents

| | <i>Page</i> |
|---|-------------|
| <i>Balance Sheet—All Funds</i> | <i>1-2</i> |
| <i>Statement of Revenue, Expenditures and Changes in Fund Balance</i> | |
| <i>General Fund</i> | <i>3-4</i> |
| <i>Debt Service Funds</i> | |
| <i>Series 2020A</i> | <i>5</i> |
| <i>Series 2020B</i> | <i>6</i> |
| <i>Capital Project Funds</i> | |
| <i>Series 2020A</i> | <i>7</i> |
| <i>Series 2020B</i> | <i>8</i> |

JPWard & Associates, LLC
2301 Northeast 37th Street
Fort Lauderdale, Florida 33308

**River Landing Community Development District
Balance Sheet
for the Period Ending March 31, 2021**

| | Governmental Funds | | | | | | Account Groups General Long Term Debt | Totals (Memorandum Only) |
|--|--------------------|-------------------|-------------------|------------------------|-----------------|----------------------|---|--------------------------------|
| | Debt Service Funds | | | Capital Projects Funds | | | | |
| | General Fund | Series 2020A | Series 2020B | Series 2020A | Series 2020B | | | |
| Assets | | | | | | | | |
| Cash and Investments | | | | | | | | |
| General Fund - Invested Cash | \$ 32,342 | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ 32,342 |
| Debt Service Fund | | | | | | | | |
| Interest Account | | - | - | - | - | | | - |
| Sinking Account | | | | | | | | - |
| Reserve Account | | 253,831 | 99,025 | - | - | | | 352,856 |
| Revenue Account | | | | | | | | - |
| Capitalized Interest | | 321,502 | 180,999 | - | - | | | 502,501 |
| Prepayment Account | | | | | | | | - |
| Construction Account | | | | 760,357 | 17 | | | 760,375 |
| Cost of Issuance Account | | | | 15,247 | 5,202 | | | 20,449 |
| Due from Other Funds | | | | | | | | |
| General Fund | - | - | - | - | - | - | - | - |
| Debt Service Fund(s) | - | - | - | - | - | - | - | - |
| Accounts Receivable | - | - | - | - | - | - | - | - |
| Assessments Receivable | - | - | - | - | - | - | - | - |
| Amount Available in Debt Service Funds | - | - | - | - | - | 855,357 | | 855,357 |
| Amount to be Provided by Debt Service Funds | - | - | - | - | - | 12,389,643 | | 12,389,643 |
| Total Assets | \$ 32,342 | \$ 575,333 | \$ 280,024 | \$ 775,605 | \$ 5,219 | \$ 13,245,000 | | \$ 14,913,523 |

**River Landing Community Development District
Balance Sheet
for the Period Ending March 31, 2021**

| | Governmental Funds | | | | | | Account Groups General Long Term Debt | Totals (Memorandum Only) |
|---|--------------------|-------------------|-------------------|------------------------|-----------------|----------------------|---|--------------------------------|
| | Debt Service Funds | | | Capital Projects Funds | | | | |
| | General Fund | Series 2020A | Series 2020B | Series 2020A | Series 2020B | Series 2020B | | |
| Liabilities | | | | | | | | |
| Accounts Payable & Payroll Liabilities | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| Due to Fiscal Agent | | | | | | | | |
| Due to Other Funds | - | | | | | | | - |
| General Fund | - | - | - | - | - | - | - | - |
| Debt Service Fund(s) | - | - | - | - | - | - | - | - |
| Bonds Payable | | | | | | | | |
| Current Portion | | | | | | 0 | | - |
| Long Term | | | | | | \$13,245,000 | | 13,245,000 |
| Total Liabilities | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ 13,245,000 | \$ 13,245,000 |
| Fund Equity and Other Credits | | | | | | | | |
| Fund Balance | | | | | | | | |
| Restricted | | | | | | | | |
| Beginning: October 1, 2020 (Unaudited) | | - | - | - | - | - | | - |
| Results from Current Operations | | 575,333 | 280,024 | 775,605 | 5,219 | - | | 1,636,181 |
| Unassigned | | | | | | | | |
| Beginning: October 1, 2020 (Unaudited) | 3,194 | | | | | | | 3,194 |
| Results from Current Operations | 29,148 | | | | | | | 29,148 |
| Total Fund Equity and Other Credits | \$ 32,342 | \$ 575,333 | \$ 280,024 | \$ 775,605 | \$ 5,219 | \$ - | | \$ 1,668,523 |
| Total Liabilities, Fund Equity and Other Credits | \$ 32,342 | \$ 575,333 | \$ 280,024 | \$ 775,605 | \$ 5,219 | \$ 13,245,000 | | \$ 14,913,523 |

River Landing Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through March 31, 2021

| Description | October | November | December | January | February | March | 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 | - | - | - | - | - | - | - | - | N/A |
| Special Assessments - Off-Roll | - | - | - | - | - | - | - | - | N/A |
| Developer Contribution | 35,000 | | 539,940 | - | - | 32,305 | 607,245 | - | N/A |
| Intragovernmental Transfer In | - | - | - | - | - | - | - | - | N/A |
| Total Revenue and Other Sources: | \$ 35,000 | \$ - | \$ 539,940 | \$ - | \$ - | \$ 32,305 | 607,245 | \$ - | N/A |
| Expenditures and Other Uses | | | | | | | | | |
| Executive | | | | | | | | | |
| Professional Management | 3,333 | 3,333 | 3,333 | 3,333 | 3,333 | 3,333 | 20,000 | - | N/A |
| Financial and Administrative | | | | | | | | | |
| Audit Services | - | - | - | - | - | - | - | - | N/A |
| Accounting Services | 667 | 667 | 1,333 | 1,333 | 1,333 | 1,333 | 6,667 | - | N/A |
| Assessment Roll Services | - | - | 1,333 | 1,333 | 1,333 | 1,333 | 5,333 | - | N/A |
| Arbitrage Rebate Services | - | - | - | - | - | - | - | - | N/A |
| Other Contractual Services | | | | | | | | | |
| Legal Advertising | - | 663 | - | - | - | 187 | 850 | - | N/A |
| Trustee Services | - | - | - | - | - | - | - | - | N/A |
| Dissemination Agent Services | - | - | 5,000 | - | - | - | 5,000 | - | N/A |
| Property Appraiser Fees | - | - | 1,450 | - | - | - | 1,450 | - | N/A |
| Bank Service Fees | 25 | 24 | 23 | - | - | 24 | 96 | - | N/A |
| Communications & Freight Services | | | | | | | | | |
| Postage, Freight & Messenger | 131 | 376 | 36 | - | 30 | - | 573 | - | N/A |

Prepared by:

JPWARD and Associates, LLC

Unaudited

River Landing Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through March 31, 2021

| Description | October | November | December | January | February | March | Year to Date | Total Annual Budget | % of Budget |
|--|------------------|------------------|-------------------|-------------------|------------------|------------------|-------------------|---------------------|-------------|
| Computer Services - Website Development | 50 | 50 | - | - | - | - | 100 | - | N/A |
| Insurance | 5,000 | - | - | - | - | - | 5,000 | - | N/A |
| Printing & Binding | | 133 | 160 | - | | 279 | 573 | - | N/A |
| Subscription & Memberships | 175 | - | - | - | - | - | 175 | - | N/A |
| Legal Services | | | | | | | | | |
| Legal - General Counsel | - | 8,153 | 7,947 | - | 4,475 | - | 20,575 | - | N/A |
| Legal - 2020 Bonds | - | - | - | - | - | - | - | - | N/A |
| Other General Government Services | | | | | | | | | |
| Engineering Services | - | - | - | - | 180 | 6,585 | 6,765.00 | - | N/A |
| Contingencies | - | - | - | - | - | - | - | - | N/A |
| Other Current Charges | - | - | - | - | - | - | - | - | N/A |
| Road & Street Facilities | | | | | | | | | |
| Capital Improvements - Street Lights | - | - | - | 504,940 | - | - | 504,939.75 | - | N/A |
| Other Fees and Charges | - | - | - | - | - | - | - | - | N/A |
| Discounts/Collection Fees | | | | | | | - | - | |
| Sub-Total: | 9,381 | 13,399 | 20,616 | 510,940 | 10,685 | 13,075 | 578,097 | - | N/A |
| Total Expenditures and Other Uses: | \$ 9,381 | \$ 13,399 | \$ 20,616 | \$ 510,940 | \$ 10,685 | \$ 13,075 | \$ 578,097 | \$ - | N/A |
| Net Increase/ (Decrease) in Fund Balance | 25,619 | (13,399) | 519,323 | (510,940) | (10,685) | 19,230 | 29,148 | - | |
| Fund Balance - Beginning | 3,194 | 28,813 | 15,413 | 534,737 | 23,797 | 13,112 | 3,194 | - | |
| Fund Balance - Ending | \$ 28,813 | \$ 15,413 | \$ 534,737 | \$ 23,797 | \$ 13,112 | \$ 32,342 | 32,342 | \$ - | |

River Landing Community Development District
Debt Service Fund - Series 2020A
Statement of Revenues, Expenditures and Changes in Fund Balance
Through March 31, 2021

| Description | December | January | February | March | Year to Date | Total Annual Budget | % of Budget |
|---|-------------------|-------------------|-------------------|-------------------|-------------------|---------------------|-------------|
| Revenue and Other Sources | | | | | | | |
| Carryforward | \$ - | \$ - | \$ - | \$ - | - | - | N/A |
| Interest Income | | | | | | | |
| Interest Account | | | | | - | - | N/A |
| Sinking Fund Account | - | - | - | - | - | - | N/A |
| Reserve Account | - | 1 | 1 | 1 | 3 | - | N/A |
| Prepayment Account | - | | | | - | - | N/A |
| Revenue Account | - | | | | - | - | N/A |
| Capitalized Interest Account | - | 1 | 1 | 1 | 4 | - | N/A |
| Special Assessments - Prepayments | | | | | | | |
| Special Assessments - On Roll | - | | | | - | - | N/A |
| Special Assessments - Off Roll | - | | | | - | - | N/A |
| Special Assessments - Prepayments | - | | | | - | - | N/A |
| Debt Proceeds | 589,922 | | | | 589,922 | - | N/A |
| Intragovernmental Transfer In | - | - | - | - | - | - | N/A |
| Total Revenue and Other Sources: | \$ 589,922 | \$ 2 | \$ 2 | \$ 2 | \$ 589,929 | \$ - | N/A |
| Expenditures and Other Uses | | | | | | | |
| Debt Service | | | | | | | |
| Principal Debt Service - Mandatory | | | | | | | |
| Series 2019 | - | - | - | - | - | - | N/A |
| Principal Debt Service - Early Redemptions | | | | | | | |
| Series 2019 | - | - | - | - | - | - | N/A |
| Interest Expense | | | | | | | |
| Series 2019 | - | - | - | - | - | - | N/A |
| Unamortized Premium/Discount on Bonds Payable | 14,596 | - | - | - | 14,596 | - | N/A |
| Underwriter's Discount | - | - | - | - | - | - | N/A |
| Operating Transfers Out (To Other Funds) | - | - | - | - | - | - | N/A |
| Total Expenditures and Other Uses: | \$ 14,596 | \$ - | \$ - | \$ - | 14,596 | \$ - | N/A |
| Net Increase/ (Decrease) in Fund Balance | 575,326 | 2 | 2 | 2 | 575,333 | - | |
| Fund Balance - Beginning | - | 575,326 | 575,328 | 575,331 | - | - | |
| Fund Balance - Ending | \$ 575,326 | \$ 575,328 | \$ 575,331 | \$ 575,333 | 575,333 | \$ - | |

Prepared by:

JPWARD and Associates, LLC

River Landing Community Development District
Debt Service Fund - Series 2020B
Statement of Revenues, Expenditures and Changes in Fund Balance
Through March 31, 2021

| Description | December | January | February | March | Year to Date | Total Annual Budget | % of Budget |
|---|-------------------|-------------------|-------------------|-------------------|-------------------|---------------------|-------------|
| Revenue and Other Sources | | | | | | | |
| Carryforward | \$ - | \$ - | \$ - | \$ - | - | - | N/A |
| Interest Income | | | | | | | |
| Interest Account | | | | | - | - | N/A |
| Sinking Fund Account | - | - | - | - | - | - | N/A |
| Reserve Account | - | 0 | 0 | 0 | 1 | - | N/A |
| Prepayment Account | - | | | | - | - | N/A |
| Revenue Account | - | | | | - | - | N/A |
| Capitalized Interest Account | - | 1 | 1 | 1 | 2 | - | N/A |
| Special Assessments - Prepayments | | | | | | | |
| Special Assessments - On Roll | - | | | | - | - | N/A |
| Special Assessments - Off Roll | - | | | | - | - | N/A |
| Special Assessments - Prepayments | - | | | | - | - | N/A |
| Debt Proceeds | 295,492 | | | | 295,492 | - | N/A |
| Intragovernmental Transfer In | - | - | - | - | - | - | N/A |
| Total Revenue and Other Sources: | \$ 295,492 | \$ 1 | \$ 1 | \$ 1 | \$ 295,495 | \$ - | N/A |
| Expenditures and Other Uses | | | | | | | |
| Debt Service | | | | | | | |
| Principal Debt Service - Mandatory | | | | | | | |
| Series 2019 | - | - | - | - | - | - | N/A |
| Principal Debt Service - Early Redemptions | | | | | | | |
| Series 2019 | - | - | - | - | - | - | N/A |
| Interest Expense | | | | | | | |
| Series 2019 | - | - | - | - | - | - | N/A |
| Unamortized Premium/Discount on Bonds Payable | 15,471 | - | - | - | 15,471 | - | N/A |
| Underwriters Discount | - | - | - | - | - | - | N/A |
| Operating Transfers Out (To Other Funds) | - | - | - | - | - | - | N/A |
| Total Expenditures and Other Uses: | \$ 15,471 | \$ - | \$ - | \$ - | 15,471 | \$ - | N/A |
| Net Increase/ (Decrease) in Fund Balance | 280,021 | 1 | 1 | 1 | 280,024 | - | |
| Fund Balance - Beginning | - | 280,021 | 280,022 | 280,023 | - | - | |
| Fund Balance - Ending | \$ 280,021 | \$ 280,022 | \$ 280,023 | \$ 280,024 | 280,024 | \$ - | |

Prepared by:

JWARD and Associates, LLC

River Landing Community Development District
Capital Projects Fund - Series 2020A
Statement of Revenues, Expenditures and Changes in Fund Balance
Through March 31, 2021

| Description | December | January | February | March | Year to Date | Total Annual Budget | % of Budget |
|--|--------------|--------------|--------------|----------------|--------------|---------------------|-------------|
| Revenue and Other Sources | | | | | | | |
| Carryforward | - | - | - | - | - | \$ - | N/A |
| Interest Income | | | | | | | |
| Construction Account | - | 26 | 17 | 15 | 58 | \$ - | N/A |
| Cost of Issuance | - | 0 | 0 | 0 | 0 | \$ - | N/A |
| Debt Proceeds | 7,995,078 | - | - | - | 7,995,078 | \$ - | N/A |
| Developer Contributions | | | | | | \$ - | N/A |
| Operating Transfers In (From Other Funds) | - | - | - | - | - | \$ - | N/A |
| Total Revenue and Other Sources: | \$ 7,995,078 | \$ 26 | \$ 17 | \$ 15 | \$ 7,995,136 | \$ - | N/A |
| Expenditures and Other Uses | | | | | | | |
| Executive | | | | | | | |
| Professional Management | 32,408 | - | - | - | 32,408 | \$ - | N/A |
| Other Contractual Services | | | | | | | |
| Trustee Services | 5,925 | - | - | - | 5,925 | \$ - | N/A |
| Printing & Binding | 972 | - | - | - | 972 | \$ - | N/A |
| Capital Outlay | | | | | | | |
| Water-Sewer Combination | 1,169,513 | - | - | 2,174,525 | 3,344,038 | \$ - | N/A |
| Stormwater Management | 2,589,936 | - | - | - | 2,589,936 | \$ - | N/A |
| Landscaping | - | - | - | - | - | \$ - | N/A |
| Roadway Improvement | - | - | - | 976,137 | 976,137 | \$ - | N/A |
| Cost of Issuance | | | | | | | |
| Legal - Series 2020A Bonds | 98,036 | - | 380 | - | 98,416 | \$ - | N/A |
| Underwriter's Discount | 171,700 | - | - | - | 171,700 | \$ - | N/A |
| Operating Transfers Out (To Other Funds) | - | - | - | - | - | \$ - | N/A |
| Total Expenditures and Other Uses: | \$ 4,068,490 | \$ - | \$ 380 | \$ 3,150,661 | \$ 7,219,532 | \$ - | N/A |
| Net Increase/ (Decrease) in Fund Balance | \$ 3,926,588 | \$ 26 | \$ (364) | \$ (3,150,646) | \$ 775,605 | - | - |
| Fund Balance - Beginning | \$ - | \$ 3,926,588 | \$ 3,926,614 | \$ 3,926,251 | \$ - | \$ - | - |
| Fund Balance - Ending | \$ 3,926,588 | \$ 3,926,614 | \$ 3,926,251 | \$ 775,605 | \$ 775,605 | \$ - | - |

Prepared by:

JPWARD and Associates, LLC

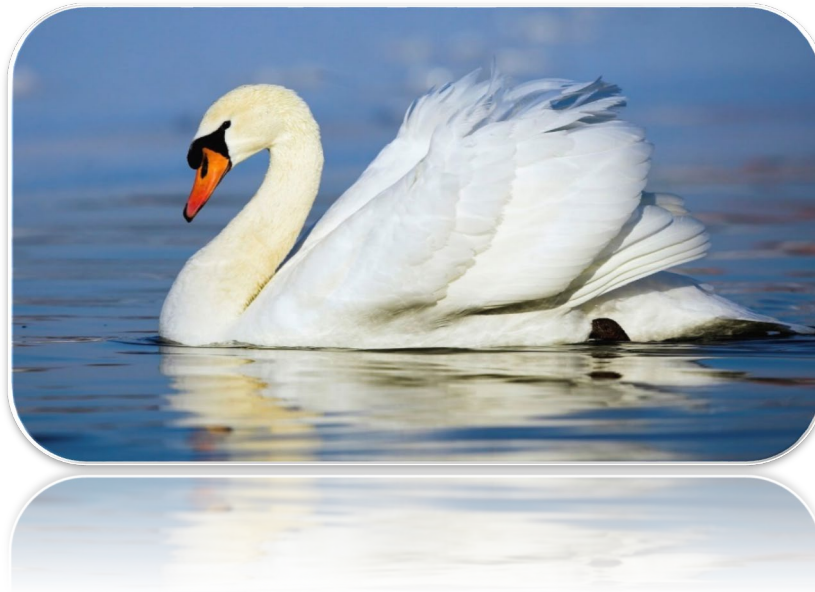
River Landing Community Development District
Capital Projects Fund - Series 2020B
Statement of Revenues, Expenditures and Changes in Fund Balance
Through March 31, 2021

| Description | December | January | February | March | Year to Date | Total Annual Budget | % of Budget |
|--|-------------------|-------------------|-------------------|-----------------|-----------------|---------------------|-------------|
| Revenue and Other Sources | | | | | | | |
| Carryforward | - | - | - | - | - | \$ - | N/A |
| Interest Income | | | | | | | |
| Construction Account | - | 12 | 3 | 2 | 17 | \$ - | N/A |
| Cost of Issuance | - | 0 | 0 | 0 | 0 | \$ - | N/A |
| Debt Proceeds | 4,364,508 | - | - | - | 4,364,508 | \$ - | N/A |
| Developer Contributions | - | - | - | - | - | \$ - | N/A |
| Operating Transfers In (From Other Funds) | - | - | - | - | - | \$ - | N/A |
| Total Revenue and Other Sources: | \$ 4,364,508 | \$ 12 | \$ 3 | \$ 2 | \$ 4,364,526 | \$ - | N/A |
| Expenditures and Other Uses | | | | | | | |
| Executive | | | | | | | |
| Professional Management | 17,592 | - | - | - | 17,592 | \$ - | N/A |
| Other Contractual Services | | | | | | | |
| Trustee Services | 4,650 | - | - | - | 4,650 | \$ - | N/A |
| Printing & Binding | 528 | - | - | - | 528 | \$ - | N/A |
| Capital Outlay | | | | | | | |
| Water-Sewer Combination | 3,559,280 | - | - | 630,636 | 4,189,916 | \$ - | N/A |
| Stormwater Management | - | - | - | - | - | \$ - | N/A |
| Landscaping | - | - | - | - | - | \$ - | N/A |
| Roadway Improvement | - | - | - | - | - | \$ - | N/A |
| Cost of Issuance | | | | | | | |
| Legal - Series 2020B Bonds | 53,214 | - | 206 | - | 53,421 | \$ - | N/A |
| Underwriter's Discount | 93,200 | - | - | - | 93,200 | \$ - | N/A |
| Operating Transfers Out (To Other Funds) | - | - | - | - | - | \$ - | N/A |
| Total Expenditures and Other Uses: | \$ 3,728,463 | \$ - | \$ 206 | \$ 630,636 | \$ 4,359,306 | \$ - | N/A |
| Net Increase/ (Decrease) in Fund Balance | \$ 636,045 | \$ 12 | \$ (204) | \$ (630,634) | \$ 5,219 | - | - |
| Fund Balance - Beginning | \$ - | \$ 636,045 | \$ 636,057 | \$ 635,853 | \$ - | \$ - | - |
| Fund Balance - Ending | \$ 636,045 | \$ 636,057 | \$ 635,853 | \$ 5,219 | \$ 5,219 | \$ - | - |

Prepared by:

JPWARD and Associates, LLC

RIVER LANDING COMMUNITY DEVELOPMENT DISTRICT



FINANCIAL STATEMENTS - APRIL 2021

FISCAL YEAR 2021

PREPARED BY:

JPWARD & ASSOCIATES, LLC, 2301 NORTHEAST 37TH STREET, FORT LAUDERDALE, FL 33308

T: 954-658-4900 E: JimWard@JPWardAssociates.com

River Landing Community Development District

Table of Contents

| | <i>Page</i> |
|---|-------------|
| <i>Balance Sheet—All Funds</i> | <i>1-2</i> |
| <i>Statement of Revenue, Expenditures and Changes in Fund Balance</i> | |
| <i>General Fund</i> | <i>3-4</i> |
| <i>Debt Service Funds</i> | |
| <i>Series 2020A</i> | <i>5</i> |
| <i>Series 2020B</i> | <i>6</i> |
| <i>Capital Project Funds</i> | |
| <i>Series 2020A</i> | <i>7</i> |
| <i>Series 2020B</i> | <i>8</i> |

JPWard & Associates, LLC
2301 Northeast 37th Street
Fort Lauderdale, Florida 33308

**River Landing Community Development District
Balance Sheet
for the Period Ending April 30, 2021**

| | Governmental Funds | | | | | | Account Groups General Long Term Debt | Totals (Memorandum Only) |
|--|--------------------|-------------------|-------------------|------------------------|-----------------|----------------------|---|--------------------------------|
| | Debt Service Funds | | | Capital Projects Funds | | | | |
| | General Fund | Series 2020A | Series 2020B | Series 2020A | Series 2020B | | | |
| Assets | | | | | | | | |
| Cash and Investments | | | | | | | | |
| General Fund - Invested Cash | \$ 22,849 | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ 22,849 |
| Debt Service Fund | | | | | | | | |
| Interest Account | | 145,601 | 81,971 | - | - | | | 227,572 |
| Sinking Account | | | | | | | | - |
| Reserve Account | | 253,831 | 99,025 | - | - | | | 352,856 |
| Revenue Account | | | | | | | | - |
| Capitalized Interest | | 175,903 | 99,030 | - | - | | | 274,933 |
| Prepayment Account | | | | | | | | - |
| Construction Account | | | | 760,371 | 19 | | | 760,390 |
| Cost of Issuance Account | | | | 15,247 | 5,202 | | | 20,449 |
| Due from Other Funds | | | | | | | | |
| General Fund | - | - | - | - | - | - | - | - |
| Debt Service Fund(s) | - | - | - | - | - | - | - | - |
| Accounts Receivable | - | - | - | - | - | - | - | - |
| Assessments Receivable | - | - | - | - | - | - | - | - |
| Amount Available in Debt Service Funds | - | - | - | - | - | 855,361 | | 855,361 |
| Amount to be Provided by Debt Service Funds | - | - | - | - | - | 12,389,639 | | 12,389,639 |
| Total Assets | <u>\$ 22,849</u> | <u>\$ 575,335</u> | <u>\$ 280,025</u> | <u>\$ 775,618</u> | <u>\$ 5,221</u> | <u>\$ 13,245,000</u> | | <u>\$ 14,904,049</u> |

**River Landing Community Development District
Balance Sheet
for the Period Ending April 30, 2021**

| | Governmental Funds | | | | | | Account Groups General Long Term Debt | Totals (Memorandum Only) |
|---|--------------------|-------------------|-------------------|------------------------|-----------------|----------------------|---|--------------------------------|
| | Debt Service Funds | | | Capital Projects Funds | | | | |
| | General Fund | Series 2020A | Series 2020B | Series 2020A | Series 2020B | | | |
| Liabilities | | | | | | | | |
| Accounts Payable & Payroll Liabilities | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| Due to Fiscal Agent | | | | | | | | |
| Due to Other Funds | - | | | | | | | - |
| General Fund | - | - | - | - | - | - | - | - |
| Debt Service Fund(s) | - | - | - | - | - | - | - | - |
| Bonds Payable | | | | | | | | |
| Current Portion | | | | | | 0 | | - |
| Long Term | | | | | | \$13,245,000 | | 13,245,000 |
| Total Liabilities | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ 13,245,000</u> | | <u>\$ 13,245,000</u> |
| Fund Equity and Other Credits | | | | | | | | |
| Fund Balance | | | | | | | | |
| Restricted | | | | | | | | |
| Beginning: October 1, 2020 (Unaudited) | | - | - | - | - | - | | - |
| Results from Current Operations | | 575,335 | 280,025 | 775,618 | 5,221 | - | | 1,636,200 |
| Unassigned | | | | | | | | |
| Beginning: October 1, 2020 (Unaudited) | 3,194 | | | | | | | 3,194 |
| Results from Current Operations | 19,655 | | | | | | | 19,655 |
| Total Fund Equity and Other Credits | <u>\$ 22,849</u> | <u>\$ 575,335</u> | <u>\$ 280,025</u> | <u>\$ 775,618</u> | <u>\$ 5,221</u> | <u>\$ -</u> | | <u>\$ 1,659,049</u> |
| Total Liabilities, Fund Equity and Other Credits | <u>\$ 22,849</u> | <u>\$ 575,335</u> | <u>\$ 280,025</u> | <u>\$ 775,618</u> | <u>\$ 5,221</u> | <u>\$ 13,245,000</u> | | <u>\$ 14,904,049</u> |

River Landing Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through April 30, 2021

| Description | October | November | December | January | February | March | April | 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 | - | - | - | - | - | - | - | - | - | N/A |
| Special Assessments - Off-Roll | - | - | - | - | - | - | - | - | - | N/A |
| Developer Contribution | 35,000 | | 539,940 | - | - | 32,305 | - | 607,245 | - | N/A |
| Intragovernmental Transfer In | - | - | - | - | - | - | - | - | - | N/A |
| Total Revenue and Other Sources: | \$ 35,000 | \$ - | \$ 539,940 | \$ - | \$ - | \$ 32,305 | \$ - | 607,245 | \$ - | N/A |
| Expenditures and Other Uses | | | | | | | | | | |
| Executive | | | | | | | | | | |
| Professional Management | 3,333 | 3,333 | 3,333 | 3,333 | 3,333 | 3,333 | 3,333 | 23,333 | - | N/A |
| Financial and Administrative | | | | | | | | | | |
| Audit Services | - | - | - | - | - | - | - | - | - | N/A |
| Accounting Services | 667 | 667 | 1,333 | 1,333 | 1,333 | 1,333 | 1,333 | 8,000 | - | N/A |
| Assessment Roll Services | - | - | 1,333 | 1,333 | 1,333 | 1,333 | 1,333 | 6,667 | - | N/A |
| Arbitrage Rebate Services | - | - | - | - | - | - | - | - | - | N/A |
| Other Contractual Services | | | | | | | | | | |
| Legal Advertising | - | 663 | - | - | - | 187 | 198 | 1,048 | - | N/A |
| Trustee Services | - | - | - | - | - | - | - | - | - | N/A |
| Dissemination Agent Services | - | - | 5,000 | - | - | - | - | 5,000 | - | N/A |
| Property Appraiser Fees | - | - | 1,450 | - | - | - | - | 1,450 | - | N/A |
| Bank Service Fees | 25 | 24 | 23 | - | - | 24 | 21 | 118 | - | N/A |
| Communications & Freight Services | | | | | | | | | | |
| Postage, Freight & Messenger | 131 | 376 | 36 | - | 30 | - | - | 573 | - | N/A |
| Computer Services - Website Development | 50 | 50 | - | - | - | - | - | 100 | - | N/A |

River Landing Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through April 30, 2021

| Description | October | November | December | January | February | March | April | Year to Date | Total Annual Budget | % of Budget |
|---|------------------|------------------|-------------------|-------------------|------------------|------------------|------------------|-------------------|---------------------|-------------|
| Insurance | 5,000 | - | - | - | - | - | - | 5,000 | - | N/A |
| Printing & Binding | | 133 | 160 | - | | 279 | - | 573 | - | N/A |
| Subscription & Memberships | 175 | - | - | - | - | - | - | 175 | - | N/A |
| Legal Services | | | | | | | | | | |
| Legal - General Counsel | - | 8,153 | 7,947 | - | 4,475 | - | 2,059 | 22,635 | - | N/A |
| Legal - 2020 Bonds | - | - | - | - | - | - | - | - | - | N/A |
| Other General Government Services | | | | | | | | | | |
| Engineering Services | - | - | - | - | 180 | 6,585 | 1,214 | 7,978.66 | - | N/A |
| Contingencies | - | - | - | - | - | - | - | - | - | N/A |
| Other Current Charges | - | - | - | - | - | - | - | - | - | N/A |
| Road & Street Facilities | | | | | | | | | | |
| Capital Improvements - Street Lights | - | - | - | 504,940 | - | - | - | 504,939.75 | - | N/A |
| Other Fees and Charges | - | - | - | - | - | - | - | - | - | N/A |
| Discounts/Collection Fees | | | | | | | | | | |
| Sub-Total: | 9,381 | 13,399 | 20,616 | 510,940 | 10,685 | 13,075 | 9,492 | 587,590 | - | N/A |
| Total Expenditures and Other Uses: | \$ 9,381 | \$ 13,399 | \$ 20,616 | \$ 510,940 | \$ 10,685 | \$ 13,075 | \$ 9,492 | \$ 587,590 | \$ - | N/A |
| Net Increase/ (Decrease) in Fund Balance | 25,619 | (13,399) | 519,323 | (510,940) | (10,685) | 19,230 | (9,492) | 19,655 | - | |
| Fund Balance - Beginning | 3,194 | 28,813 | 15,413 | 534,737 | 23,797 | 13,112 | 32,342 | 3,194 | - | |
| Fund Balance - Ending | \$ 28,813 | \$ 15,413 | \$ 534,737 | \$ 23,797 | \$ 13,112 | \$ 32,342 | \$ 22,849 | 22,849 | \$ - | |

River Landing Community Development District
Debt Service Fund - Series 2020A
Statement of Revenues, Expenditures and Changes in Fund Balance
Through April 30, 2021

| Description | December | January | February | March | April | Year to Date | Total Annual Budget | % of Budget |
|--|-------------------|-------------------|-------------------|-------------------|----------------|-------------------|---------------------|-------------|
| Revenue and Other Sources | | | | | | | | |
| Carryforward | \$ - | \$ - | \$ - | \$ - | - | - | - | N/A |
| Interest Income | | | | | | | | |
| Interest Account | | | | | | - | - | N/A |
| Sinking Fund Account | - | - | - | - | - | - | - | N/A |
| Reserve Account | - | 1 | 1 | 1 | 1 | 4 | - | N/A |
| Prepayment Account | - | | | | | - | - | N/A |
| Revenue Account | - | | | | | - | - | N/A |
| Capitalized Interest Account | - | 1 | 1 | 1 | 1 | 5 | - | N/A |
| Special Assessments - Prepayments | | | | | | | | |
| Special Assessments - On Roll | - | | | | | - | - | N/A |
| Special Assessments - Off Roll | - | | | | | - | - | N/A |
| Special Assessments - Prepayments | - | | | | | - | - | N/A |
| Debt Proceeds | 589,922 | | - | | | 589,922 | - | N/A |
| Intragovernmental Transfer In | - | - | - | - | - | - | - | N/A |
| Total Revenue and Other Sources: | \$ 589,922 | \$ 2 | \$ 2 | \$ 2 | \$ 2 | \$ 589,931 | \$ - | N/A |
| Expenditures and Other Uses | | | | | | | | |
| Debt Service | | | | | | | | |
| Principal Debt Service - Mandatory | | | | | | | | |
| Series 2019 | - | - | - | - | - | - | - | N/A |
| Principal Debt Service - Early Redemptions | | | | | | | | |
| Series 2019 | - | - | - | - | - | - | - | N/A |
| Interest Expense | | | | | | | | |
| Series 2019 | - | - | - | - | - | - | - | N/A |
| Unamortized Premium/Discount on Bonds Payable | 14,596 | - | - | - | - | 14,596 | - | N/A |
| Underwriter's Discount | - | - | - | - | - | - | - | N/A |
| Operating Transfers Out (To Other Funds) | - | - | - | - | - | - | - | N/A |
| Total Expenditures and Other Uses: | \$ 14,596 | \$ - | \$ - | \$ - | \$ - | 14,596 | \$ - | N/A |
| Net Increase/ (Decrease) in Fund Balance | 575,326 | 2 | 2 | 2 | 2 | 575,335 | - | |
| Fund Balance - Beginning | - | 575,326 | 575,328 | 575,331 | 575,333 | - | - | |
| Fund Balance - Ending | \$ 575,326 | \$ 575,328 | \$ 575,331 | \$ 575,333 | 575,335 | 575,335 | \$ - | |

Prepared by:

JPWARD and Associates, LLC

River Landing Community Development District
Debt Service Fund - Series 2020B
Statement of Revenues, Expenditures and Changes in Fund Balance
Through April 30, 2021

| Description | December | January | February | March | April | Year to Date | Total Annual Budget | % of Budget |
|---|-------------------|-------------------|-------------------|-------------------|-------------------|-------------------|---------------------|-------------|
| Revenue and Other Sources | | | | | | | | |
| Carryforward | \$ - | \$ - | \$ - | \$ - | - | - | - | N/A |
| Interest Income | | | | | | | | |
| Interest Account | | | | | | - | - | N/A |
| Sinking Fund Account | - | - | - | - | - | - | - | N/A |
| Reserve Account | - | 0 | 0 | 0 | 0 | 2 | - | N/A |
| Prepayment Account | - | | | | | - | - | N/A |
| Revenue Account | - | | | | | - | - | N/A |
| Capitalized Interest Account | - | 1 | 1 | 1 | 1 | 3 | - | N/A |
| Special Assessments - Prepayments | | | | | | | | |
| Special Assessments - On Roll | - | | | | | - | - | N/A |
| Special Assessments - Off Roll | - | | | | | - | - | N/A |
| Special Assessments - Prepayments | - | | | | | - | - | N/A |
| Debt Proceeds | 295,492 | | | | | 295,492 | - | N/A |
| Intragovernmental Transfer In | - | - | - | - | - | - | - | N/A |
| Total Revenue and Other Sources: | \$ 295,492 | \$ 1 | \$ 1 | \$ 1 | \$ 1 | \$ 295,496 | \$ - | N/A |
| Expenditures and Other Uses | | | | | | | | |
| Debt Service | | | | | | | | |
| Principal Debt Service - Mandatory | | | | | | | | |
| Series 2019 | - | - | - | - | - | - | - | N/A |
| Principal Debt Service - Early Redemptions | | | | | | | | |
| Series 2019 | - | - | - | - | - | - | - | N/A |
| Interest Expense | | | | | | | | |
| Series 2019 | - | - | - | - | - | - | - | N/A |
| Unamortized Premium/Discount on Bonds Payable | 15,471 | - | - | - | - | 15,471 | - | N/A |
| Underwriters Discount | - | - | - | - | - | - | - | N/A |
| Operating Transfers Out (To Other Funds) | - | - | - | - | - | - | - | N/A |
| Total Expenditures and Other Uses: | \$ 15,471 | \$ - | \$ - | \$ - | \$ - | 15,471 | \$ - | N/A |
| Net Increase/ (Decrease) in Fund Balance | 280,021 | 1 | 1 | 1 | 1 | 280,025 | - | |
| Fund Balance - Beginning | - | 280,021 | 280,022 | 280,023 | 280,024 | - | - | |
| Fund Balance - Ending | \$ 280,021 | \$ 280,022 | \$ 280,023 | \$ 280,024 | \$ 280,025 | 280,025 | \$ - | |

Prepared by:

JPWARD and Associates, LLC

River Landing Community Development District
Capital Projects Fund - Series 2020A
Statement of Revenues, Expenditures and Changes in Fund Balance
Through April 30, 2021

| Description | December | January | February | March | April | Year to Date | Total Annual Budget | % of Budget |
|--|---------------------|---------------------|---------------------|---------------------|-------------------|---------------------|---------------------|-------------|
| Revenue and Other Sources | | | | | | | | |
| Carryforward | - | - | - | - | - | - | \$ - | N/A |
| Interest Income | | | | | | | | |
| Construction Account | - | 26 | 17 | 15 | 13 | 71 | \$ - | N/A |
| Cost of Issuance | - | 0 | 0 | 0 | 0 | 0 | \$ - | N/A |
| Debt Proceeds | 7,995,078 | - | - | - | - | 7,995,078 | \$ - | N/A |
| Developer Contributions | - | - | - | - | - | - | \$ - | N/A |
| Operating Transfers In (From Other Funds) | - | - | - | - | - | - | \$ - | N/A |
| Total Revenue and Other Sources: | \$ 7,995,078 | \$ 26 | \$ 17 | \$ 15 | \$ 13 | \$ 7,995,149 | \$ - | N/A |
| Expenditures and Other Uses | | | | | | | | |
| Executive | | | | | | | | |
| Professional Management | 32,408 | - | - | - | - | 32,408 | \$ - | N/A |
| Other Contractual Services | | | | | | | | |
| Trustee Services | 5,925 | - | - | - | - | 5,925 | \$ - | N/A |
| Printing & Binding | 972 | - | - | - | - | 972 | \$ - | N/A |
| Capital Outlay | | | | | | | | |
| Water-Sewer Combination | 1,169,513 | - | - | 2,174,525 | - | 3,344,038 | \$ - | N/A |
| Stormwater Management | 2,589,936 | - | - | - | - | 2,589,936 | \$ - | N/A |
| Landscaping | - | - | - | - | - | - | \$ - | N/A |
| Roadway Improvement | - | - | - | 976,137 | - | 976,137 | \$ - | N/A |
| Cost of Issuance | | | | | | | | |
| Legal - Series 2020A Bonds | 98,036 | - | 380 | - | - | 98,416 | \$ - | N/A |
| Underwriter's Discount | 171,700 | - | - | - | - | 171,700 | \$ - | N/A |
| Operating Transfers Out (To Other Funds) | - | - | - | - | - | - | \$ - | N/A |
| Total Expenditures and Other Uses: | \$ 4,068,490 | \$ - | \$ 380 | \$ 3,150,661 | \$ - | \$ 7,219,532 | \$ - | N/A |
| Net Increase/ (Decrease) in Fund Balance | \$ 3,926,588 | \$ 26 | \$ (364) | \$ (3,150,646) | \$ 13 | \$ 775,618 | - | - |
| Fund Balance - Beginning | \$ - | \$ 3,926,588 | \$ 3,926,614 | \$ 3,926,251 | \$ 775,605 | \$ - | \$ - | - |
| Fund Balance - Ending | \$ 3,926,588 | \$ 3,926,614 | \$ 3,926,251 | \$ 775,605 | \$ 775,618 | \$ 775,618 | \$ - | - |

River Landing Community Development District
Capital Projects Fund - Series 2020B
Statement of Revenues, Expenditures and Changes in Fund Balance
Through April 30, 2021

| Description | December | January | February | March | April | Year to Date | Total Annual Budget | % of Budget |
|--|--------------|------------|------------|--------------|----------|--------------|---------------------|-------------|
| Revenue and Other Sources | | | | | | | | |
| Carryforward | - | - | - | - | - | - | \$ - | N/A |
| Interest Income | | | | | | | | |
| Construction Account | - | 12 | 3 | 2 | 2 | 19 | \$ - | N/A |
| Cost of Issuance | - | 0 | 0 | 0 | 0 | 0 | \$ - | N/A |
| Debt Proceeds | 4,364,508 | - | - | - | - | 4,364,508 | \$ - | N/A |
| Developer Contributions | - | - | - | - | - | - | \$ - | N/A |
| Operating Transfers In (From Other Funds) | - | - | - | - | - | - | \$ - | N/A |
| Total Revenue and Other Sources: | \$ 4,364,508 | \$ 12 | \$ 3 | \$ 2 | \$ 2 | \$ 4,364,528 | \$ - | N/A |
| Expenditures and Other Uses | | | | | | | | |
| Executive | | | | | | | | |
| Professional Management | 17,592 | - | - | - | - | 17,592 | \$ - | N/A |
| Other Contractual Services | | | | | | | | |
| Trustee Services | 4,650 | - | - | - | - | 4,650 | \$ - | N/A |
| Printing & Binding | 528 | - | - | - | - | 528 | \$ - | N/A |
| Capital Outlay | | | | | | | | |
| Water-Sewer Combination | 3,559,280 | - | - | 630,636 | - | 4,189,916 | \$ - | N/A |
| Stormwater Management | - | - | - | - | - | - | \$ - | N/A |
| Landscaping | - | - | - | - | - | - | \$ - | N/A |
| Roadway Improvement | - | - | - | - | - | - | \$ - | N/A |
| Cost of Issuance | | | | | | | | |
| Legal - Series 2020B Bonds | 53,214 | - | 206 | - | - | 53,421 | \$ - | N/A |
| Underwriter's Discount | 93,200 | - | - | - | - | 93,200 | \$ - | N/A |
| Operating Transfers Out (To Other Funds) | - | - | - | - | - | - | \$ - | N/A |
| Total Expenditures and Other Uses: | \$ 3,728,463 | \$ - | \$ 206 | \$ 630,636 | \$ - | \$ 4,359,306 | \$ - | N/A |
| Net Increase/ (Decrease) in Fund Balance | \$ 636,045 | \$ 12 | \$ (204) | \$ (630,634) | \$ 2 | \$ 5,221 | - | - |
| Fund Balance - Beginning | \$ - | \$ 636,045 | \$ 636,057 | \$ 635,853 | \$ 5,219 | \$ - | \$ - | - |
| Fund Balance - Ending | \$ 636,045 | \$ 636,057 | \$ 635,853 | \$ 5,219 | \$ 5,221 | \$ 5,221 | \$ - | - |