

Laurel Road Community Development District

3501 Quadrangle Boulevard, Suite 270, Orlando, FL 32817

Phone 407-723-5900; Fax 407-723-5901

<https://laurelroadcdd.com/>

The following is the agenda for the Board of Supervisors Meeting for the **Laurel Road Community Development District** scheduled to be held **Wednesday, March 13, 2024, at 12:30 PM located at 5800 Lakewood Ranch Blvd, Sarasota, FL 34240**. The following is the proposed agenda for this meeting.

Call in number: 1-844-621-3956

Passcode: 2536 634 0209

BOARD OF SUPERVISORS' MEETING AGENDA

Administrative Matters

- Roll Call to Confirm Quorum
- Public Comment Period *[for any members of the public desiring to speak on any proposition before the Board]*

1. Consent Agenda

1. Minutes of the February 14, 2024, Board of Supervisors' Meeting
2. Forsberg Construction – Upsize Reclaimed Services
3. Securiteam – Pool Phone
4. Funding Request No. 136 – 138
5. Payment Authorizations Nos. 033 – 036
6. District Financial Statements

Business Matters

Other Business

Staff Reports

District Counsel

District Engineer

District Manager

Supervisor Requests and Comments

Adjournment



**Laurel Road
Community Development District**

Consent Agenda

**Laurel Road
Community Development District**

Minutes of the February 14, 2024,
Board of Supervisors' Meeting

MINUTES OF MEETING

**LAUREL ROAD COMMUNITY DEVELOPMENT DISTRICT
BOARD OF SUPERVISORS MEETING**

Wednesday, February 14, 2024, at 12:30 p.m.

**5800 Lakewood Ranch Blvd,
Sarasota, FL 34240**

Board Members present at roll call:

Pete Williams	Chairperson	
Janice Snow	Vice Chairperson	
John Blakley	Assistant Secretary	
John Leinaweaver	Assistant Secretary	
Dale Weidemiller	Assistant Secretary	(via phone)

Also present at roll call via speakerphone or in-person:

Vivian Carvalho	PFM Group Consulting LLC - District Manager	
Jorge Jimenez	PFM Group Consulting LLC – ADM	(via phone)
Amanda Lane	PFM Group Consulting LLC – District Accountant	(via phone)
Tom Panaseniy	Neal Communities – Developer	(via phone)
Jim Schier	Neal Communities – Developer	
Bobbi Claybrooke	AM Engineering, LLC District Engineer	(via phone)
John McKay	J.H. McKay, LLC	
Andy Richardson	Neal Communities	

FIRST ORDER OF BUSINESS

Administrative Matters

Roll Call

The Board of Supervisors’ Meeting for Laurel Road CDD was called to order at 12:30 p.m. Those in attendance are outlined above either in person or via speakerphone.

Public Comment Period

There were no public comments.

Consent Agenda

- 1. Minutes of the January 10, 2024, Board of Supervisors' Meeting**
- 2. Bay Area Bobcat Berm/Clean-up & Grading**
- 3. Florida Premier Turf – Sod**
- 4. Empire Horticultural Services – Parking Lot Landscape**
- 5. Mike Armstrong Landscaping Change Orders #3, 4, & 5 – Vistera**
- 6. Maverick Building Solutions – Golf Cart Parking Shades**
- 7. Grau & Associates FY 2023 Audit Engagement Letter**
- 8. Funding Requests Nos. 133 – 135**
- 9. Payment Authorizations Nos. 030 – 032**
- 10. Series 2021 Requisitions Nos. 122 – 134**
- 11. District Financial Statements**

The Board asked that items #4 and #6 be removed from the Consent Agenda.

ON MOTION by Mr. Williams, seconded by Mr. Leinaweaver, with all in favor, the Board approved the constant agenda items 1 - 3, 5, & 7 - 11.

SECOND ORDER OF BUSINESS

Business Matters

Consideration of Decorative Paver Concepts Proposal for Model Parking Pavers

Mr. Panaseny asked that this item be removed from the agenda as it is not District related expenses.

Consideration of Mike Armstrong Landscaping Change Order #6 – Vistera

ON MOTION by Ms. Snow, seconded by Mr. Williams, with all in favor the Board approved the Mike Armstrong Change Order #6 - Vistera.

THIRD ORDER OF BUSINESS

Other Business

Staff Reports

District Counsel – Not present.

District Engineer – No report.

District Manager – Ms. Carvalho stated that the District will begin the process of building the FY 2025 budget with a proposed budget being presented at May 2024 meeting.

Audience Comments and Supervisor Requests

There were no requests at this time.

FOURTH ORDER OF BUSINESS

Adjournment

There were no other questions or comments.

ON MOTION by Mr. Blakley, seconded by Mr. Williams, with all in favor, the February 14, 2024, Board of Supervisors' Meeting for the Laurel Road Community Development District was adjourned at 12:35 p.m.

Secretary / Assistant Secretary

Chairperson / Vice Chairperson

**Laurel Road
Community Development District**

Forsberg Construction -
Upsize Reclaimed Services

PROPOSAL

FORCDD - RCLMD


TO: NEAL LAND & NEIGHBORHOODS
ATTN: ANDY RICHARDSON
5800 LAKEWOOD RANCH BLVD
SARASOTA, FL 34240

DATE: 08-MAR-24



PROJECT: VISTERA
 JOB NO. 24-01B

SITWORK ROADS UTILITIES
 645 CHARLOTTE STREET PUNTA GORDA, FL 33950
 PHONE: (941) 637-8500 FAX: (941) 639-1073
 STATE LIC. # CU CO 055716

QUANTITY	UNIT	DESCRIPTION	UNIT PRICE	TOTAL PRICE
1	LS	INSTALL 3 - 2" REUSE SERVICES ON EXISTING MAINS - EXISTING 1" SERVICES WILL REMAIN IN PLACE - DOES NOT INCLUDE REMOVAL AND REPLACEMENT OF SIDEWALK, IF NECESSARY	\$ 15,000.00	\$ 15,000.00
				NOT TO EXCEED
FORSBERG CONSTRUCTION, INC.  GREGG V. MARSH, V.P.			SUBTOTAL \$ 15,000.00 TAX (7%) N/A TOTAL \$ 15,000.00	
DATE <u>3/8/2024</u>				

BW 3/8/24

**Laurel Road
Community Development District**

Securiteam - Pool Phone



VISCDDP1 - Amenities/Non-Entry

North River Ranch Vistera
Change Order Emergency Phone

Emergency Phone	\$746.00
------------------------	-----------------

1	Emergency Phone
---	-----------------

Project Summary

TOTAL:	\$746.00
---------------	-----------------

Balance upon substantial completion

Installation and/or service taxes not included, if applicable.

** Recurring service charges not included in the total install price.*



Emergency Phone

Connectivity Technology Cable Form Factor Surface Mount Wall Mount Height 5.2
Width 4 Depth 2 Application Usage Automated Teller Machine ATM Convention
Center Elevator Emergency Entryway Lobby Medical Center Parking Lot Public Access
Area Stadium Limited Warranty 2 Year

Terms, Scope, & Acceptance

Your satisfaction is important to us, and we plan to exceed your expectations!
This proposal is a complete package, including design, wiring, equipment, installation.

All equipment is warranted by the manufacturers. We guarantee all installation work to be free of defects for a period of thirty days from installation date. If service is required, we will be happy to provide you with excellent service for your system.

Customer must maintain sufficient insurance to cover property damages or bodily injury for Customer and any of its licensees, invitees or others who are not such licensees, contractors, employees, agents or invitees of Securiteam, Inc. Customer agrees that recovery from Securiteam for any property damage or bodily injury shall be offset by payment from such insurance.

Prices contained in this proposal are valid for 30 days. Any changes to this proposal will be submitted in writing for approval.

To be supplied by others to Securiteam’s specifications:

- Municipal permit fees (if applicable)
- A/C power & electrical conduit
- Applicable internet or telephone communications services
- 50% down and balance upon substantial completion



3/11/2024

Accepted by _____

Date

Securiteam

I accept this proposal and authorize the work to be done and accept responsibility for payments due. _____

**Laurel Road
Community Development District**

Funding Requests Nos. 136 – 138

LAUREL ROAD COMMUNITY DEVELOPMENT DISTRICT

Funding Requests Nos. 136 - 138

FR #	Description	Amount	Total
136	Bay Area Bobcat	\$ 1,750.00	
	Maverick Building Solutions	\$ 10,419.00	
			\$12,169.00
137	Bay Area Bobcat	\$ 1,850.00	
	GeoPoint Surveying	\$ 1,430.00	
	Mike Armstrong Landscaping	\$ 139,832.69	
		\$ 184,319.78	
			\$327,432.47
138	Driggers Engineering Services	\$ 1,183.50	
	LRK	\$ 8,882.70	
			\$10,066.20
		Total	\$349,667.67

**LAUREL ROAD
COMMUNITY DEVELOPMENT DISTRICT**

Funding Request No. 136

2/2/2024

Item No.	Vendor	Invoice Number	Construction Fund
1	Bay Area Bobcat Cut Dirt / Grade & Back Blade	97	\$ 1,750.00
2	Maverick Building Solutions Shade Structure Installation	161	\$ 10,419.00
		TOTAL	\$ 12,169.00

Vivian Carvalho
Secretary / Assistant Secretary



Board Member

**LAUREL ROAD
COMMUNITY DEVELOPMENT DISTRICT**

Funding Request No. 137

2/9/2024

Item No.	Vendor	Invoice Number	Construction Fund
1	Bay Area Bobcat Phase 1 Dirt Fill	98	\$ 1,850.00
2	GeoPoint Surveying Phase 1 Survey Staking	89917-2	\$ 1,430.00
3	Mike Armstrong Landscaping Visterra Pay Application #3 Through 12/10/2023	--	\$ 139,832.69
	Visterra Pay Application # Through 01/10/2024	--	\$ 184,319.78
TOTAL			\$ 327,432.47

Venessa Ripoll
Secretary / Assistant Secretary


Board Member

**LAUREL ROAD
COMMUNITY DEVELOPMENT DISTRICT**

Funding Request No. 138

2/23/2024

Item No.	Vendor	Invoice Number	Construction Fund
1	Driggers Engineering Services Visterra Phase 1 Engineering Services Through 01/31/2024	SAL16592	\$ 1,183.50
2	LRK Visterra Amenity Services Through 01/31/2024	04.21020.00 - 14	\$ 8,882.70
TOTAL			\$ 10,066.20

Vivian Carvalho

Secretary / Assistant Secretary



Board Member

**Laurel Road
Community Development District**

Payment Authorizations Nos. 033 – 036

LAUREL ROAD COMMUNITY DEVELOPMENT DISTRICT
Payment Authorizations Nos. 033 - 036

PA #	Description	Amount	Total
33	Advanced Aquatic Services	\$ 1,745.00	
	FPL	\$ 1,957.51	
			\$3,702.51
34	Clean Sweep Parking Lot Maintenance	\$ 760.00	
			\$760.00
35	Gannet Florida LocaliQ	\$ 170.50	
	PFM Group Consulting	\$ 4,400.00	
	Vogler Ashton	\$ 566.00	
			\$5,136.50
36	Supervisor Fees - 02/14/2024 Meeting		
	Dale Weidemiller	\$ 200.00	
	John Blakley	\$ 200.00	
	Pete Williams	\$ 200.00	
	Janice Snow	\$ 200.00	
	John Leinaweaver	\$ 200.00	
			\$1,000.00
		Total	\$10,599.01

**LAUREL ROAD
COMMUNITY DEVELOPMENT DISTRICT**

Payment Authorization No. 033

2/2/2024

Item No.	Vendor	Invoice Number	General Fund
1	Advanced Aquatic Services February Lake Maintenance	10552618	\$ 1,745.00
2	FPL Streets Lights: Service 12/28/2023 - 01/29/2024	Acct: 89605-84509	\$ 1,957.51
TOTAL			\$ 3,702.51

Vivian Carvalho

Secretary / Assistant Secretary



Board Member


**LAUREL ROAD
COMMUNITY DEVELOPMENT DISTRICT**

Payment Authorization No. 034

2/9/2024

Item No.	Vendor	Invoice Number	General Fund
1	Clean Sweep Parking Lot Maintenance January Power Sweeping	53827	\$ 760.00
TOTAL			\$ 760.00

Venessa Ripoll
Secretary / Assistant Secretary


Board Member

Laurel Road CDD
c/o PFM Group Consulting
3501 Quadrangle Blvd. Ste. 270
Orlando, FL 32817
LaneA@pfm.com // (407) 723-5925

RECEIVED
By Amanda Lane at 2:18 pm, Feb 12, 2024

**LAUREL ROAD
COMMUNITY DEVELOPMENT DISTRICT**

Payment Authorization No. 035

2/16/2024

Item No.	Vendor	Invoice Number	General Fund
1	Gannet Florida LocaliQ Legal Ad On 01/03/2024 (Ad: 9647359)	6202025	\$ 170.50
2	PFM Group Consulting February DM Fee	DM-02-2024-27	\$ 4,400.00
3	Vogler Ashton General Counsel Through 01/09/2024	1104	\$ 566.00
TOTAL			\$ 5,136.50

Venessa Ripoll
Secretary / Assistant Secretary


Board Member

Laurel Road CDD
c/o PFM Group Consulting
3501 Quadrangle Blvd. Ste. 270
Orlando, FL 32817
LaneA@pfm.com // (407) 723-5925


RECEIVED
By Amanda Lane at 11:59 am, Feb 20, 2024

**LAUREL ROAD
COMMUNITY DEVELOPMENT DISTRICT**

Payment Authorization No. 036
2/23/2024

Item No.	Vendor	Invoice Number	General Fund
1	Supervisor Fees - 02/14/2024 Meeting		
	Dale Weidemiller	--	\$ 200.00
	John Blakley	--	\$ 200.00
	Pete Williams	--	\$ 200.00
	Janice Snow	--	\$ 200.00
	John Leinaweaver	--	\$ 200.00
TOTAL			\$ 1,000.00

Vivian Carvalho
Secretary



Board Member

**Laurel Road
Community Development District**

District Financial Statements

Laurel Road CDD
Statement of Financial Position
As of 1/31/2024

	General Fund	Debt Service Fund	Capital Projects Fund	Long-Term Debt	Total
<u>Assets</u>					
<u>Current Assets</u>					
General Checking Account	\$352,616.79				\$352,616.79
Assessments Receivable	27,364.32				27,364.32
Due From Other Funds	41.01				41.01
Prepaid Expenses	707.71				707.71
Deposits	4,200.00				4,200.00
Due From Other Funds		\$49,000.81			49,000.81
Series 2021A1 Debt Service Reserve		326,971.87			326,971.87
Series 2021A2 Debt Service Reserve		164,843.75			164,843.75
Series 2021A Revenue		627,206.79			627,206.79
Series 2021A2 Interest		0.05			0.05
Series 2021A1 Prepayment		4,790.81			4,790.81
Series 2021A2 Prepayment		1,754,669.90			1,754,669.90
Accounts Receivable - Due from Developer			\$776,698.88		776,698.88
Series 2021A Acquisition/Construction			2,027.54		2,027.54
Total Current Assets	\$384,929.83	\$2,927,483.98	\$778,726.42	\$0.00	\$4,091,140.23
<u>Investments</u>					
Amount Available in Debt Service Funds				\$2,878,483.17	\$2,878,483.17
Amount To Be Provided				18,301,516.83	18,301,516.83
Total Investments	\$0.00	\$0.00	\$0.00	\$21,180,000.00	\$21,180,000.00
Total Assets	\$384,929.83	\$2,927,483.98	\$778,726.42	\$21,180,000.00	\$25,271,140.23

Laurel Road CDD
Statement of Financial Position
As of 1/31/2024

	General Fund	Debt Service Fund	Capital Projects Fund	Long-Term Debt	Total
<u>Liabilities and Net Assets</u>					
<u>Current Liabilities</u>					
Notes and Loans Payable - Current	\$41.01				\$41.01
Due To Other Funds	49,000.81				49,000.81
Deferred Revenue	27,364.32				27,364.32
Accounts Payable			\$776,698.88		776,698.88
Retainage Payable			6,164.89		6,164.89
Deferred Revenue			776,698.88		776,698.88
Total Current Liabilities	<u>\$76,406.14</u>	<u>\$0.00</u>	<u>\$1,559,562.65</u>	<u>\$0.00</u>	<u>\$1,635,968.79</u>
<u>Long Term Liabilities</u>					
Revenue Bonds Payable - Long-Term				\$21,180,000.00	\$21,180,000.00
Total Long Term Liabilities	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$21,180,000.00</u>	<u>\$21,180,000.00</u>
Total Liabilities	<u>\$76,406.14</u>	<u>\$0.00</u>	<u>\$1,559,562.65</u>	<u>\$21,180,000.00</u>	<u>\$22,815,968.79</u>
<u>Net Assets</u>					
Net Assets, Unrestricted	(\$0.05)				(\$0.05)
Net Assets - General Government	14,979.39				14,979.39
Current Year Net Assets - General Government	293,544.35				293,544.35
Net Assets, Unrestricted		\$719,470.34			719,470.34
Current Year Net Assets, Unrestricted		2,208,013.64			2,208,013.64
Net Assets, Unrestricted			(\$689,509.54)		(689,509.54)
Current Year Net Assets, Unrestricted			(91,326.69)		(91,326.69)
Total Net Assets	<u>\$308,523.69</u>	<u>\$2,927,483.98</u>	<u>(\$780,836.23)</u>	<u>\$0.00</u>	<u>\$2,455,171.44</u>
Total Liabilities and Net Assets	<u>\$384,929.83</u>	<u>\$2,927,483.98</u>	<u>\$778,726.42</u>	<u>\$21,180,000.00</u>	<u>\$25,271,140.23</u>

Laurel Road CDD
Statement of Activities
As of 1/31/2024

	General Fund	Debt Service Fund	Capital Projects Fund	Long-Term Debt	Total
<u>Revenues</u>					
On-Roll Assessments	\$315,751.10				\$315,751.10
Off-Roll Assessments	27,364.32				27,364.32
On-Roll Assessments		\$654,705.60			654,705.60
Other Assessments		2,085,605.95			2,085,605.95
Developer Contributions			\$319,653.99		319,653.99
Other Income & Other Financing Sources			447,000.00		447,000.00
Total Revenues	\$343,115.42	\$2,740,311.55	\$766,653.99	\$0.00	\$3,850,080.96
<u>Expenses</u>					
Supervisor Fees	\$4,000.00				\$4,000.00
Public Officials' Liability Insurance	2,604.00				2,604.00
Trustee Services	4,260.40				4,260.40
Management	17,600.00				17,600.00
Disclosure	250.00				250.00
District Counsel	1,813.50				1,813.50
Assessment Administration	5,500.00				5,500.00
Postage & Shipping	1.89				1.89
Legal Advertising	1,441.50				1,441.50
Web Site Maintenance	900.00				900.00
Dues, Licenses, and Fees	175.00				175.00
General Insurance	3,182.00				3,182.00
Lake Maintenance	6,980.00				6,980.00
Street Sweeping	2,470.00				2,470.00
Streetlights	5,812.95				5,812.95
Series 2021 A2 Principal Payments		\$185,000.00			185,000.00
Series 2021 A1 Interest Payments		205,256.26			205,256.26
Series 2021 A2 Interest Payments		153,359.38			153,359.38
Engineering			\$9,609.82		9,609.82
Contingency			851,889.55		851,889.55
Total Expenses	\$56,991.24	\$543,615.64	\$861,499.37	\$0.00	\$1,462,106.25

Laurel Road CDD
Statement of Activities
As of 1/31/2024

	General Fund	Debt Service Fund	Capital Projects Fund	Long-Term Debt	Total
<u>Other Revenues (Expenses) & Gains (Losses)</u>					
Interest Income	\$7,420.17				\$7,420.17
Dividend Income		\$11,317.73			11,317.73
Dividend Income			\$3,518.69		3,518.69
Total Other Revenues (Expenses) & Gains (Losses)	<u>\$7,420.17</u>	<u>\$11,317.73</u>	<u>\$3,518.69</u>	<u>\$0.00</u>	<u>\$22,256.59</u>
Change In Net Assets	\$293,544.35	\$2,208,013.64	(\$91,326.69)	\$0.00	\$2,410,231.30
Net Assets At Beginning Of Year	<u>\$14,979.34</u>	<u>\$719,470.34</u>	<u>(\$689,509.54)</u>	<u>\$0.00</u>	<u>\$44,940.14</u>
Net Assets At End Of Year	<u><u>\$308,523.69</u></u>	<u><u>\$2,927,483.98</u></u>	<u><u>(\$780,836.23)</u></u>	<u><u>\$0.00</u></u>	<u><u>\$2,455,171.44</u></u>

Laurel Road CDD
Budget to Actual
For the Month Ending 1/31/2024

	Year To Date			FY 2024 Adopted Budget
	Actual	Budget	Variance	
<u>Revenues</u>				
On-Roll Assessments	\$ 315,751.10	\$ 105,092.29	\$ 210,658.81	\$ 315,276.88
Off-Roll Assessments	27,364.32	18,243.46	9,120.86	54,730.39
Net Revenues	\$ 343,115.42	\$ 123,335.75	\$ 219,779.67	\$ 370,007.27
<u>General & Administrative Expenses</u>				
Supervisor Fees	\$ 4,000.00	\$ 4,000.00	\$ -	\$ 12,000.00
Public Officials' Liability Insurance	2,604.00	1,000.00	1,604.00	3,000.00
Trustee Services	4,260.40	1,333.33	2,927.07	4,000.00
Management	17,600.00	17,600.00	-	52,800.00
Engineering	-	5,000.00	(5,000.00)	15,000.00
Disclosure	250.00	333.33	(83.33)	1,000.00
District Counsel	1,813.50	8,333.33	(6,519.83)	25,000.00
Assessment Administration	5,500.00	1,833.33	3,666.67	5,500.00
Reamortization Schedules	-	41.67	(41.67)	125.00
Audit	-	2,166.67	(2,166.67)	6,500.00
Arbitrage Calculation	-	166.67	(166.67)	500.00
Telephone	-	66.67	(66.67)	200.00
Postage & Shipping	1.89	166.67	(164.78)	500.00
Legal Advertising	1,441.50	2,666.67	(1,225.17)	8,000.00
Miscellaneous	-	200.00	(200.00)	600.00
Office Supplies	-	176.65	(176.65)	530.00
Web Site Maintenance	900.00	1,000.00	(100.00)	3,000.00
Dues, Licenses, and Fees	175.00	58.33	116.67	175.00
Maintenance Staff	-	6,666.67	(6,666.67)	20,000.00
Lifestyle Staff	-	6,666.67	(6,666.67)	20,000.00
Resident Services	-	3,333.33	(3,333.33)	10,000.00
Total General & Administrative Expenses	\$ 38,546.29	\$ 62,809.99	\$ (24,263.70)	\$ 188,430.00
<u>Field Operations Expenses</u>				
Electric	\$ -	\$ 1,166.67	\$ (1,166.67)	\$ 3,500.00
Water Reclaimed	-	1,666.67	(1,666.67)	5,000.00
Equipment Rental	-	2,000.00	(2,000.00)	6,000.00
General Insurance	3,182.00	1,984.00	1,198.00	5,952.00
Property & Casualty Insurance	-	1,700.00	(1,700.00)	5,100.00
Irrigation	-	66.67	(66.67)	200.00
Lake Maintenance	6,980.00	6,000.00	980.00	18,000.00
Landscaping Maintenance & Material	-	8,333.33	(8,333.33)	25,000.00
Landscape Improvements	-	833.33	(833.33)	2,500.00
Contingency	-	3,333.33	(3,333.33)	10,000.00
Gate - Repairs & Maintenance	-	333.33	(333.33)	1,000.00
Street Sweeping	2,470.00	5,000.00	(2,530.00)	15,000.00
Lighting	-	66.67	(66.67)	200.00
Streetlights - Leasing	5,812.95	11,666.67	(5,853.72)	35,000.00
Bike Share	-	833.33	(833.33)	2,500.00
Total Field Operations Expenses	\$ 18,444.95	\$ 44,984.00	\$ (26,539.05)	\$ 134,952.00

Laurel Road CDD
Budget to Actual
For the Month Ending 1/31/2024

	Year To Date			FY 2024 Adopted Budget
	Actual	Budget	Variance	
<u>Vistera - Amenity Expenses</u>				
Clubhouse Electric	\$ -	\$ 1,250.00	\$ (1,250.00)	\$ 3,750.00
Clubhouse Water	-	1,666.67	(1,666.67)	5,000.00
Amenity - Telephone	-	20.83	(20.83)	62.50
Amenity - Cable TV / Internet / Wi-Fi	-	1,083.33	(1,083.33)	3,250.00
Amenity - Landscape Maintenance	-	4,166.67	(4,166.67)	12,500.00
Amenity - Irrigation Repairs	-	1,666.67	(1,666.67)	5,000.00
Amenity - Pool Maintenance	-	900.00	(900.00)	2,700.00
Amenity - Exterior Cleaning	-	1,250.00	(1,250.00)	3,750.00
Amenity - Interior Cleaning	-	1,666.67	(1,666.67)	5,000.00
Amenity - Pest Control	-	83.33	(83.33)	250.00
Amenity - Fitness Equipment Leasing	-	795.00	(795.00)	2,385.00
Amenity - Security	-	867.59	(867.59)	2,602.77
Amenity - Pool Equipment	-	125.00	(125.00)	375.00
Total Vistera - Amenity Expenses	\$ -	\$ 15,541.76	\$ (15,541.76)	\$ 46,625.27
Total Expenses	\$ 56,991.24	\$ 123,335.75	\$ (66,344.51)	\$ 370,007.27
<u>Other Revenues (Expenses) & Gains (Losses)</u>				
Interest Income	\$ 7,420.17	\$ -	\$ 7,420.17	\$ -
Total Other Revenues (Expenses) & Gains (Losses)	\$ 7,420.17	\$ -	\$ 7,420.17	\$ -
Net Income (Loss)	\$ 293,544.35	\$ -	\$ 293,544.35	\$ -