

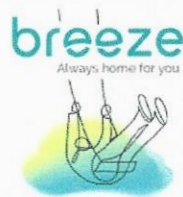
**TAMPA PALMS
COMMUNITY DEVELOPMENT DISTRICT**

*Agenda Package
Board of Supervisors Meeting*



*Wednesday, March 8, 2023
6:00 P.M. Compton Park Recreation Building
16101 Compton Drive,
Tampa, Florida*

BREEZE MANAGEMENT



TAMPA PALMS COMMUNITY DEVELOPMENT DISTRICT

CDD Meeting Advanced Package March 8, 2023

Contents

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2. Agenda
3. Financial Statements
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 - e. Check Registers & Other Disbursements
4. Strategic Planning and Capital Projects Planning
 - f. The Focus for 2023
 - g. Strategic Planning
5. February 8, 2023 Minutes
6. Consultant Reports
 - h. ... Around The Neighborhoods
 - i. Financial Conditions / Cash Management
 - j. Working Modeling For Tampa Palms
 - k. Tampa Palms Blvd Project
 - l. District "Calendar"

Tampa Palms Community Development District

**16311 Tampa Palms Blvd W
Tampa, Florida 33647**

March 3, 2023

Board of Supervisors
**Tampa Palms Community
Development District**

Dear Board Members:

The Board of Supervisors of the Tampa Palms Community Development District Board Meeting is scheduled for Wednesday, March 8, 2023 at **6:00 p.m.** at the Compton Park Recreation Building, 16101 Compton Drive, Tampa, Florida. The advanced copy of the agenda for this meeting is attached.

Enclosed for your review are the minutes of the February 8, 2023 CDD Board Meeting and the documents outlined in the table of contents.

Any additional support material will be distributed prior to the meeting, and staff will present their reports at the meeting.

If you have any questions, please do not hesitate to contact me.

Sincerely,

Maggie

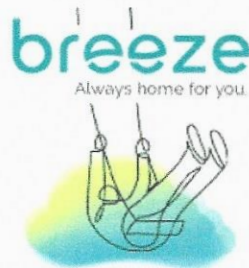
Maggie Wilson
Tampa Palms

cc: Patricia Thibault
Breeze

**Tampa Palms CDD Board Meeting
March 8, 2023 6:00 p.m.
Compton Park Recreation Building
16101 Compton Drive, Tampa, FL 33647**

1. Welcome & Roll Call
2. Board Member Discussion Items
3. Public Comments
4. Approval of the February 8, 2023 Minutes
5. Approval of District Disbursements
6. Consultant Reports
 - Community Appearance & Projects
 - Financial Conditions / Cash Management
 - Working Model- Tampa Palms Future
 - Tampa Palms Blvd Updates
7. Other Matters
8. Public Comments
9. Supervisor comments
10. Adjourn

BREEZE MANAGEMENT



Financial Summary
Ending January 31, 2023

The District ended the first four months of the fiscal year 2022-23 with cash balance of \$ 5 million net of current liabilities. The Board responsibilities for fiscal oversight are fully met as the financial health of the Tampa Palms CDD appears in a sound position to meet the community's requirements.

Based on past performance and assessments levied, the District should collect an additional \$ 155 K by close of business May 30th, 2023.

The General Fund Budget for Normal Operations reflects an unfavorable position of \$ 40 K due primarily to the payments to DPFPG for end-of-term, unexpected legal costs due to DPFPG noticing issues and the increased costs of park support. It will be monitored and reported but there is every expectation that expenses will level out as the year progresses.

The General Fund for Projects reflects a slightly unfavorable variance against budget of \$12 K primarily due to unanticipated costs of cleanup and repair due to the hurricane.

As previously mentioned, District cash balance is \$ 5. million with the following cash projections for the year:

Forecast Budget Performance Calendar Year 2023

Sources of Funds (Shown as \$000)

Balance January 31, 2022	\$ 4,986
Collections Prior to December 2023 Receipts	155
Total Sources of Funds	\$ 5,141

Uses of Funds

Balance of FY 2022-23 expenses	(\$1,847)	
Weather Damage	(400)	
Community-Wide Wall & Monument	(100)	
Pond Improvements/Restoration	(700)	
1st Qtr FY 2023-24 Expenses Operations	(262)*	
Infrastructure Replacement Contingency	(135)	
TP Signature Projects (unspent)	(329)	
Total Uses of Funds		(\$ 3,773)

Projected District Unallocated Balance	January 31, 2023	\$ 1,368
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* \$468K of 1st Qtr. Funding Appears on Balance Sheet & Included In Cash Balance For 1/31/23

Outlook

The District outlook is consistent with the FY 2022-23 budget. There are no known significant budget variances that suggest performing otherwise.

FAQ It has been discussed that in the coming months Tampa Palms will experience substantial upheaval due to the paving of Tampa Palms Blvd. Is there any idea of what type of damage will be sustained and more important, are the funds available to handle such damages?

Until actual construction it is difficult to determine with specificity the type or extent of damage to CDD assets or City assets (such as the medians) for which the CDD oversees for the benefit of the owners.

That said, Tampa Palms Blvd. both at the entry and through the community is a signature element of the community and residents will expect it to be maintained as best it can be during construction and restored post-construction.

After several meetings with City and contractor personnel damage will most likely fall into four categories:

1. Damage to irrigation along the boulevard
 - Mainlines (serious and could shut down both passage and construction)
 - Valves
 - Service lines
 - Water heads
2. Damage to trees on the medians by large equipment which might result in the loss of trees
3. Damage to annuals, turf and shrubs due required irrigation shutdown
4. Damage to signature signs

See Section 6, Tab K for more information.

All parties are working together to minimize damage and restoration costs. Funds are available within the Signature Funds (\$329), as Tampa Palms Blvd is certainly a Signature element of Tampa Palms and there is no indication that any special funding sources will be required.

**Tampa Palms CDD
Balance Sheet
January 31, 2023**

		<u>GENERAL</u>
<u>ASSETS:</u>		
CASH - Operating Account	\$	63,509
PETTY CASH		500
Wealth Fund Account- South State Bank		4,693,662
ICS Sweep- South State Bank		885,407
ACCTS. RECEIVABLE		7,335
RECEIVABLE FROM TAMPA PALMS HOA		-
ASSESSMENTS RECEIVABLE		96,609
RECEIVABLE EXCESS FEES		-
PREPAID ITEMS		86,630
TOTAL ASSETS		\$ 5,833,652
<u>LIABILITIES:</u>		
ACCOUNTS PAYABLE	\$	169,419
ACCRUED EXPENSES		27,645
DEFERRED REVENUE - ON ROLL ASSESSMENTS		96,609
<u>FUND BALANCE:</u>		
NON-SPENDABLE		86,630
1/4 SUBSEQUENT YEAR EXPENDITURE		467,844
UNASSIGNED:		4,985,504
TOTAL LIABILITIES & FUND BALANCE	\$	5,833,652

Note: GASB 34 government wide financial statements are available in the annual independent audit of the District. The audit is available on the website and upon request.

Tampa Palms CDD
General Fund
Statement of Revenue, Expenditures and Change in Fund Balance
For the period from October 1, 2021 through January 31, 2023

	BUDGET	BUDGET YEAR-TO-DATE	ACTUAL YEAR-TO-DATE	FAVORABLE (UNFAVORABLE) YTD VARIANCE
REVENUES				
ASSESSMENTS NON-ADVALOREM	\$ 2,874,474	2,710,559	2,710,559	\$ -
EARLY PAY DISCOUNT	(114,979)	(106,860)	(106,860)	-
INTEREST INCOME	20,000	6,667	2,691	(3,976)
UNREALIZED GAIN/LOSS	-	-	2,352	2,352
EXCESS FEES	-	-	-	-
MISC. REVENUE	1,500	500	2,372	1,872
CARRY FORWARD	139,584	46,528	-	(46,528)
TOTAL REVENUES	2,920,579	2,657,394	2,611,114	(46,279)
EXPENDITURES				
ADMINISTRATIVE EXPENDITURES:				
PERSONNEL SERVICES				
BOARD OF SUPERVISORS	11,000	3,667	2,800	867
FICA	5,824	1,941	1,619	322
FUTA/SUTA/PAYROLL FEES	6,624	2,208	385	1,823
<i>S/T PERSONNEL SERVICES</i>	23,448	7,816	4,804	3,012
PROFESSIONAL SERVICES				
ATTORNEY'S FEES	3,000	1,000	1,806	(806)
ANNUAL AUDIT	6,600	2,200	-	2,200
MANAGEMENT FEES	70,098	23,366	29,915	(6,549)
TAX COLLECTOR	56,668	45,334	53,116	(7,782)
ASSESSMENT ROLL	10,050	10,050	10,050	-
<i>S/T PROFESSIONAL SERVICES</i>	146,416	81,950	94,887	(12,936)
ADMINISTRATIVE SERVICES				
DIRECTORS & OFFICERS INSURANCE	3,811	3,811	3,691	120
MISC. ADMINISTRATIVE SERVICES	12,360	4,120	4,057	63
<i>S/T ADMINISTRATIVE SERVICES</i>	16,171	7,931	7,747	184
TOTAL ADMINISTRATIVE	186,035	97,697	107,439	(9,741)
FIELD / OPERATIONS SERVICES				
FIELD MANAGEMENT SERVICES				
DISTRICT OPERATING STAFF	182,395	60,798	55,394	5,404
PARK ATTENDANTS	79,873	26,624	27,645	(1,021)
PARK PATROLS (Security Co)	85,490	28,497	36,809	(8,312)
FIELD MANAGEMENT CONTINGENCY	20,800	6,933	6,940	(7)
<i>S/T FIELD MANAGEMENT SVCS</i>	368,558	122,853	126,788	(3,935)
GENERAL OVERHEAD:				
INSURANCE	16,500	16,500	14,698	1,802
IT (TEL / SECURITY)	26,095	8,698	4,316	4,383
WATER	44,000	14,667	14,831	(165)
REFUSE REMOVAL	20,330	6,777	3,820	2,957
ELECTRICITY	147,000	49,000	51,172	(2,172)
STORMWATER FEE	3,041	3,041	3,041	-
MISC. FIELD SERVICES	13,000	4,333	-	4,333
<i>S/T GENERAL OVERHEAD</i>	269,966	103,016	91,878	11,138
LANDSCAPE MAINTENANCE:				
LANDSCAPE & POND MAINTENANCE	1,130,000	376,667	387,296	(10,630)
LANDSCAPE MONITORING FEE	18,900	6,300	6,300	-
LANDSCAPE & REPLACEMENT	99,325	33,108	49,354	(16,246)
<i>S/T LANDSCAPE MAINTENANCE</i>	1,248,225	416,075	442,950	(26,875)
LANDSCAPE MAINTENANCE NEW & ENHANCED:				
PROPERTY MOWING	79,000	26,333	18,944	7,389
COUNTY POND	5,000	1,667	3,874	(2,207)
NPDES POND PROGRAM	49,409	16,470	18,134	(1,664)
<i>S/T LANDSCAPE NEW & ENHANCED</i>	133,409	44,470	40,952	3,518

Tampa Palms CDD
General Fund
Statement of Revenue, Expenditures and Change in Fund Balance
For the period from October 1, 2021 through January 31, 2023

	<u>BUDGET</u>	<u>BUDGET YEAR-TO-DATE</u>	<u>ACTUAL YEAR-TO-DATE</u>	<u>FAVORABLE (UNFAVORABLE) YTD VARIANCE</u>
FACILITY MAINTENANCE:				
IRRIGATION SYSTEM	111,059	37,020	44,945	(7,925)
FOUNTAIN	28,175	9,392	21,475	(12,083)
FACILITY MAINTENANCE	93,870	31,290	25,193	6,097
JANITORIAL/SUPPLIES	2,855	952	790	162
<i>S/T FACILITY MAINTENANCE</i>	<u>235,959</u>	<u>78,653</u>	<u>92,403</u>	<u>(13,750)</u>
<i>S/T Normal Operations</i>	2,442,152	862,764	902,410	(39,646)
PROJECT DRIVEN EXPENSES:				
SIGNATURE TP 2017	-	-	-	-
RENEWAL AND REPLACEMENT & DEFERRED MTC	218,400	72,800	95,570	(22,770)
CAPITAL PROJECTS	197,800	65,867	60,407	5,460
NPDES CLEAN WATER	62,427	20,809	15,645	5,164
<i>S/T TOTAL PROJECT DRIVEN EXPENSES</i>	<u>478,427</u>	<u>159,476</u>	<u>171,622</u>	<u>(12,146)</u>
TOTAL EXPENDITURES	<u>2,920,579</u>	<u>1,022,240</u>	<u>1,074,032</u>	<u>(51,792)</u>
EXCESS OF REVENUE OVER (UNDER) EXPENDITURES	(0)	1,635,154	1,537,083	5,512
FUND BALANCE - BEGINNING	-	-	4,002,895	
FUND BALANCE - ENDING	<u>\$ (0)</u>	<u>\$ 1,635,154</u>	<u>\$ 5,539,978</u>	<u>\$ 5,512</u>

**Tampa Palms Community Development District
Check Register - New Operating Account (Oct 2022)
FY2023**

Date	Check No	Vendor Name	Description	Deposit	Disbursement	New Oper Acct Balance
12/31/2022				225,300.00	248,602.67	50,969.08
1/6/2023			Deposit	8,299.64		59,268.72
1/6/2023	1189	FRONTIER COMMUNICATIONS	Act # 81397256990514915 - Service 12/28/22-01/27/22		492.01	58,776.71
1/6/2023	1190	FRONTIER COMMUNICATIONS	Act # 813-977-3933-070789-5 Service 12/16/22-01/15/23		392.67	58,384.04
1/6/2023	1191	SECURITAS SECURITY SERVICES USA, INC.	Security Patrol - 12/04/22-12/07/22		2,603.97	55,780.07
1/6/2023	1192	ADVANCED ENERGY SOLUTIONS	Make lighting repairs		6,572.83	49,207.24
1/6/2023	1193	ADVANCED ENERGY SOLUTIONS	Amberly park - Replace damaged lights pole		915.72	48,291.52
1/6/2023	1194	CLEAN SWEEP SUPPLY COMPANY	Janitorial supplies - Tissue - toilet		213.20	48,078.32
1/6/2023	1195	CLEAN SWEEP SUPPLY COMPANY	Janitorial supplies - hand soap, paper towels		177.72	47,900.60
1/6/2023	1196	REPUBLIC SERVICES 696	Solid Waste pick up - service 01/01/2022-01/31/2023		750.00	47,150.60
1/6/2023	1197	IRON MOUNTAIN	Information storage Service - 01/01/2023-01/31/2023		472.44	46,678.16
1/6/2023	1199	Void				46,678.16
1/6/2023	1199	Straley Robin Vericker	Professional services rendered through December 15, 2022		49.50	46,628.66
1/13/2023	011323ACH	Engage PEO	Period 12/26/22-1/08/23		3,037.11	43,591.55
	1200-1205	Void				43,591.55
1/31/2023	620	CITY OF TAMPA UTILITIES	Water payments Dec bank stmt		2,763.22	40,828.33
1/31/2023	621	South State Bank	Paper stmt fee		2.00	40,826.33
1/10/2023	1206	FRONTIER COMMUNICATIONS	Act # 81355802910720065 - Service 01/01/23-01/31/23		270.91	40,555.42
1/10/2023	1207	Zeno Office Solutions, Inc.	Copier Lease		18.62	40,536.80
1/12/2023	1208	Wayne Gill'	Facility Maint: Hampton Parks		750.00	39,786.80
1/12/2023	1209	Wayne Gill'	Facility Maint: CDD Building Office		850.00	38,936.80
	1210	VOID				38,936.80
1/13/2023	1211	Artemis Connected LLC CDD	Professional Management Services - Monthly fee		5,416.66	33,520.14
1/17/2023	1212	ADVANCED ENERGY SOLUTIONS	Chk Power At Reserve Fountain		90.00	33,430.14
1/17/2023	1213	ADVANCED ENERGY SOLUTIONS	Chk Stonington Fountain		154.91	33,275.23
1/17/2023	1214	CINTAS	Safety supplies - Active scraper, Urinal mat, Logo mat, safety mat		75.77	33,199.46
1/17/2023	1215	AT&T	Long Distance phone service -		41.66	33,157.80
1/17/2023	1216	Void	Void:			33,157.80
1/17/2023	1217	CINTAS	Safety supplies - Active scraper, Urinal mat, Logo mat, safety mat		75.77	33,082.03
1/17/2023	1218	FLIGHT OF ANGELS	Job # 2022001101		24.00	33,058.03
1/17/2023	1219	Lowes Business Acct/ SYNCB	Office Supplies-statement closing 1/2/23		118.37	32,939.66
	1220	Void				32,939.66
1/17/2023	1221	HOOVER PUMPING SYSTEMS	filter disc cleaning & shutoff valve rebuild		4,003.93	28,935.73
1/17/2023	1222	FR LLC Mulch & Soil	pine brk mini		3,391.00	25,544.73
1/17/2023	1223	FR LLC Mulch & Soil	pine brk mini		3,391.00	22,153.73
1/17/2023	1224	OLM, INC.	Landscape Inspections - Jan 2023		1,575.00	20,578.73
1/17/2023	1225	SECURITAS SECURITY SERVICES USA, INC.	Security Patrol - 12/01/-12/31/22		4,179.71	16,399.02
1/17/2023	1226	SECURITAS SECURITY SERVICES USA, INC.	Security Patrol - 12/18/-12/31/22		2,289.67	14,109.35
1/18/2023	9988	Transfer	Transfer	100,000.00		114,109.35
1/18/2023	9988	Transfer	Transfer	100,000.00		214,109.35
1/18/2023	1227	ABM Landscape & Turf Services	multiple projects as assigned		153,318.24	60,791.11
1/20/2023	1228	CINTAS	Safety supplies - Active scraper, Urinal mat, Logo mat, safety mat		75.77	60,715.34
1/20/2023	1229	Wayne Gill'	Hampton Park-Pressure Wash		875.00	59,840.34
1/20/2023	1230	TECO	Summary Bill		13,016.98	46,823.36
1/20/2023	1231	ESD WASTE2WATER, INC.	Clean cartridge filter, check hoses & connections		300.00	46,523.36
1/23/2023	1232	MARY-MARGARET WILSON	VOID: Consultant Compensation February, 2023			46,523.36
1/16/2023	1233	Eugene R. Field	01-11-23 Mtg	200.00		46,323.36
1/16/2023	1234	A. Michael Gibson	BOS 01-11-23 Mtg	200.00		46,123.36
1/16/2023	1235	Richard Diaz	BOS 01-11-23 Mtg	200.00		45,923.36
1/16/2023	1236	Tracey Falkowitz	BOS 01-11-23 Mtg	200.00		45,723.36
1/16/2023	1237	Donald O'Neal	BOS 01-11-23 Mtg	200.00		45,523.36
1/26/2023	1238	ABM Landscape & Turf Services	Landscape Maint & Performance		151.33	45,372.03
1/10/2023	1239	CITY OF TAMPA CENTRAL CASHIERING	False Alarm		40.00	45,332.03
	1240-1275	Removed From Use				45,332.03
1/24/2023	1276	DOUGLAS CLEANING SERVICE	Jan 2023 Cleaning Service-		1,520.00	43,812.03
1/31/2023	1277	M Wilson Consulting	Consultant Compensation February, 2023		9,625.00	34,187.03
1/27/2023	012723ACH	Engage PEO	Period 1/9/23-1/22/23		3,037.13	31,149.90
01/31/2023				208,299.64	228,118.82	31,149.90

**TAMPA PALMS CDD
FINANCIAL SUMMARY THRU JANUARY 31, 2023
GENERAL FUND**

(Shown in \$)	<u>Normal Operations</u>	<u>Non-Operating Project Driven</u>	<u>Total As Reported</u>
<u>Revenues</u>			
Operating	\$2,150,057		\$2,150,057
<u>Non Operating</u>			
Capital Projects		\$186,444	\$186,444
Renewal & Rel		\$208,296	\$208,296
Signature 2017		\$0	\$0
NPDES		\$58,902	\$58,902
Unrealized Gain/Loss		\$2,352	\$2,352
Excess Fees			-
Interest	2,691		2,691
Misc Rev	\$2,372		\$2,372
Carry Forward Bal *			
Total	\$2,155,120	\$ 455,995	\$2,611,125
<u>Expenses</u>			
Operations	\$ 902,412		902,412
<u>Non Operating</u>			
Renewal & Rel		95,570	95,570
NPDES/EPA		15,645	15,645
Capital Projects		60,407	60,407
TP Signature 2017		<u>0</u>	<u>0</u>
Total	\$902,412	\$171,622	\$171,622
Total Expenditures			\$1,074,034

**TAMPA PALMS CDD
FINANCIAL SUMMARY THRU JANUARY 31, 2023
GENERAL FUND**

<u>General Fund</u>	1/31/2023	(\$000)
Cash		64
Cash Equivalent (Excess Cash ICS)		4,694
Insured Investment Account		885
Accounts Receivable		7
Assessment Receivable		97
Prepaid Items		87
Total Assets		\$ 5,833
Less:		
Payables		169
Accrued Expenses		28
Non Spendable A/C Prepaid		87
Deferred Revenue & Sub Year Allocation From Bal Sheet		97
1st Qtr Expenses on Bal Sheet		468
	Net Cash 1/31/2023	\$ 5,458
Allocation for:		
Weather Damage		400
Community-Wide Wall & Monument		100
Pond Improvements		700
1st Qtr Expenses (Amt Not On Bal Sheet)		262
Infrastructure Replacement Contingency		135
TP Signature Projects (unspent)		329
	Adjusted Net Cash	\$ 3,532

Forecast

(\$ 000)	2022-23 Fiscal Year		
	<u>Receipts</u>	<u>Expenses</u>	<u>Monthly Bal</u>
Feb			
CDD Operations	37	220	
R&R	4	21	
NPDES	1	6	
Signature Projects	0	0	
Capital Projects	3	23	
Total	45	270	\$ 3,307
Mar			
CDD Operations	21	240	
R & R	2	9	
NPDES	1	6	
Signature Projects	0	0	
Capital Projects	2	18	
Total	25	273	\$ 3,059
Apr			
CDD Operations	37	265	
R & R	3	25	
NPDES	1	6	
Signature Projects	0	0	
Capital Projects	3	21	
Total	45	317	\$ 2,787

**TAMPA PALMS CDD
JANUARY, 2023
GENERAL FUND**

(\$000)	<u>Prior Year Collected \$</u>	<u>Prior Year Collected %</u>	<u>Current Year Collected \$</u>	<u>Current Year Collected %</u>	<u>Variance % Fav (Unfav)</u>
October					
November	\$596	23%	\$850	30.8%	8%
December	\$2,410	91.7%	\$2,522	91.4%	-0.3%
January	\$2,474	94%	\$2,604	94.4%	0.2%
February	\$2,518	96%			
March	\$2,573	98%			
April	\$2,602	99%			
May	\$2,612	99%			
June	\$2,630	100.1%			
July	\$2,630	100.1%			
August	\$2,630	100.1%			
September	\$2,630	100.1%			
Year End					
Total Assessed (Net Discount)		\$2,759			

Summary- Project Driven Expenses

	Fiscal Year 2022-23
Operating Capital Projects	(\$000)
<u>Sources of Funds</u>	
FY 2022-23 Budget	\$198
<u>Uses of Funds</u>	
Spent Thru 1/31/2023	60
Total Funds Under Consideration	\$0
Budget Available as of 1/31/2023	\$138
 Renewal & Replacement	
<u>Sources of Funds</u>	
FY 2022-23 Budget	218
<u>Uses of Funds</u>	
Spent Thru 1/31/2023	96
Total Funds Under Consideration	\$0
Budget Available as of 1/31/2023	\$123
 TP Signature Projects	
<u>Sources of Funds*</u>	
FY 2022-23 Budget	\$0
<u>Uses of Funds</u>	
Spent Thru 1/31/2023	\$0
Total Funds / Projects Under Consideration	\$0
Budget Available as of 1/31/2023	\$329

SUMMARY
FY 2022-23 RENEWAL REPLACEMENT PROJECTS

			Original Project	Jan. 31, 2022	Committed To Spend
Infrastructure					
	Hurricane Ian Restoration			\$21,840	
	Holiday Lighting Support			\$2,000	
Landscape					
	Tree management along boulevards and in parks			\$53,200	
	Holiday Pointsettias			\$11,600	
	ul de Sac Restorations			\$6,930	
Irrigation					
Lighting (Park & Landscape)					
Other					
Total R&R Projects				\$95,570	\$0

**Capital Projects 2022-23
Budget Monitor**

31-Dec-22			
(\$000)	Current Projects	Spent 2022-23	Pending Commitments
Tampa Palms Signature Projects (BB Downs)			
Consulting Services	10	0	-
Irrigation	20	0	
Main Entry Restorations	21	0	
Area 2 Pond		0	
Bruce B Downs Improvements	172	0	
Sub-Total TP Signature Projects	\$329	\$0	\$0
Capital Projects			
Consulting Services			
Irrigation Systems		12	
Parks & Cameras			
Landscape & Lighting		48	
Signs, Infrastructure & Lighting			
Sub-Total Capital Projects	\$0	60	\$0
Total TP Signature & Standard Capital Projects		\$60	\$0

**Capital Projects Signature Projects
2022-23 Through December 31, 2022**

Tampa Palms Signature Projects (BB Downs)	Current Projects	Spent A/O 12/31/2022	Pending Commitments
Consulting Services			
Restoration Designs	9,850		
Survey & Staking & MOT	400		
<i>Sub Total</i>	<u>10,250</u>		
Irrigation			
Area 1 & 2 Irrigation (Incl BB Downs)	20,000		
<i>Sub Total</i>	<u>20,000</u>		
Main Entry Restorations			
Area 1 Entry Landscape (Phase II)	77,513		
Area 2 Phase II	0		
Area 2 Landscape (TP Blvd & Amberly Phase II)	0		
Area 2 Pond Landscape & Wayfinding	50,000		
<i>Sub Total</i>	<u>127,513</u>		
Area 2 Pond			
Littoral Plantings & Noxious Removal			
<i>Sub Total</i>			
Bruce B Downs Improvements			
Wall restorations 4 villages + drainage & additional landscape buffer	171,577		
<i>Sub Total</i>	<u>171,577</u>		
Sub-Total Tampa Palms Signature	329,340	\$0	
Normal Capital Projects			
	Current		Pending
Irrigation Systems			
Pump Station Extending Life		12	
Completely Rebuild Area 1 - Back Entry Fountain			
<i>Sub Total</i>	0	12	
Parks & Cameras			
<i>Sub Total</i>		0	-
Landscape & Lighting			
Area 1 Entry			
Major Landscape (> 5 Years)		38	
New Fountain Manchester		10	
<i>Sub Total</i>	-	48	-
Signs, Infrastructure & Lighting			
Drainage Easement Reconstruction			
Replacement Fountains (4)	40,000		
Speed Limits Sign(s) & Park Signs			
Walls - Reserve & Sanctuary			
<i>Sub Total</i>			
Sub-Total Normal Capital Projects	\$0	\$60	
Total TP Signature & Standard Capital Projects		\$60	

Focus For 2022-23

Re-Presented March, 2023

The Tampa Palms CDD is a unit of State of Florida special-purpose government with limited boundaries and is distinct in both form and function from general purpose government entities including but not limited to the City of Tampa, Hillsborough County etc.



The TP CDD authority is laser-focused and limited in attention to the properties owned by the CDD or shared with the City of Tampa. (Example TP Blvd medians)

- The CDD has no enforcement powers
- The CDD's public funds cannot be spent on private property
- CDD attention and activity is limited to that which occurs within its boundaries.

The majority of the CDD budget addresses community aesthetics - making residents proud of their homes. Tampa Palms defines the standard of care as that which is observed from a vehicle at 35 mph

Specific considerations for Fiscal Year 2022-23 A/O March 2023

	Next Steps	Timing
Tampa Palms Blvd Restoration		
(1) Hold Balance of Signature	Repaving Impacts	Mid-2023
Monitor Projects in Tampa Palms		
(1) Wetland Destruction	EPC Agreement w/ Developer Plan	On-Going
(2) Possible DRI Changes	Monitor w/ City and CDD Counsel	On-going
(3) Repaving Tampa Palms Blvd	Timing and Risk Management	Review Monthly
(3) Bike Path Improvements	Inventory Areas of Significant Danger	Review W/ City
Monitor Issues Impacting Tampa Palms		
(1) Monitor Inflation Impacts	Update Board	Monthly
(2) Evaluate Investment Options	Chairman to Review With Board	On Going
Land-Use Adjacent to Tampa Palms Transportation Projects Impacting Tampa Palms		
(1) Wyndham Area Surveying	Review With Board	Mar CDD Meeting

	<u>Next Step</u>	<u>Date</u>	<u>Responsible</u>
I. Signature / Boulevard Projects	Deffered Until Further Notice		
II Capital Projects & Restoration Projects			
1) Wayfinding, Walls & Misc. Signs	Deffered Until Further Notice		
a) Report on Signs & Lighting			
b) Wayfinding Lighting	Review Improved Options	Mar	Staff
2) Infrastructure			
a) Kensington	Report to board	Mar	Staff
b) Wall Improvement Options	Discuss w/ Board	Mar	Staff
III Keeping Tampa Palms Upscale (Landscape)			
1) Assessment YTD Weather Impacts	Report To Board	On Going	Staff
2) Restoration Projects			
a) Cul de Sacs / Replacement Palms	Update	Mar	Staff
b) Monument Lighting Assessment	Update Board	Mar	Staff
d) Sign Assessment	Update Board	Apl	Staff
3) LED Landscape Lighting	Future Consideration	TBD	Staff

	<u>Next Step</u>	<u>Date</u>	<u>Responsible</u>
<u>IV Park Reviews</u>			
a) Inspections & ADA	Scheduled	April	Staff
b) Park Security	Update Board	Jun	Staff
<u>V. Misc and Local Government</u>			
a) Tampa Palms Blvd	Report Schedule To Board	Mar	Staff
b) Multi-Modal Path Repaving [COT]	Report To Board	Apl	Staff
c) Illegal Construction	Report To Board	Mar	TPOA Bus Mgr
<u>VI Financial Conditions & Investments</u>			
a) Update Conitions	Report To Board	Mar	Staff & Chairman

1
2
3 **MINUTES OF MEETING**
4 **TAMPA PALMS**
5 **COMMUNITY DEVELOPMENT DISTRICT**

6 The Regular Meeting of the Board of Supervisors of the Tampa Palms Community
7 Development District was held on Wednesday, February 8, 2023 at 6:00 p.m. at the Compton
8 Park Recreation Building, 16101 Compton Drive, Tampa, Florida.

9
10 **FIRST ORDER OF BUSINESS - Welcome & Roll Call**

11 Mr. Field called the meeting to order.

12 The Board members and staff introduced themselves for the record.

13
14 Present and constituting were:

15 Gene Field	Chairman*
16 Tracy Falkowitz	Supervisor*
17 Richard Diaz	Supervisor*
18 Don Oneal	Supervisor*
19 Mike Gibson	Supervisor*

20
21 * Constituting quorum

22
23 Also present were:

24 Patricia Thibault	Director, Breeze Management
25 Maggie Wilson	Consultant/Resident
26 Warren Dixon	TPOA Business Consultant
27 Brian Koerber	TPOA Property Manager
28 22 Residents	

29
30 Mr. Field established that a quorum of the Board was present.

31
32 **Pledge of Allegiance**

33 Mr. Diaz led the recitation of the Pledge of Allegiance.

34
35 **SECOND ORDER OF BUSINESS- FDOT Presentation**

36
37 Greg Dietz, accompanied by Lori Buck, both from FDOT, presented a concise but
38 thorough review of the multiplicity of projects, both in progress and planned, by FDOT .

39
40 Both during and after the presentation they answered questions and took comments
41 and input.

42
43 The presentation follows these minutes. A brief recess was called after the FDOT
44 presentation and the CDD minuting continued.

1 **THIRD ORDER OF BUSINESS – CDD Focus For 2023.**

2 Mr. Field discussed the CDD Focus for FY 2022-23 which includes those items of
3 strategic emphasis for the organization.

4
5 **FOURTH ORDER OF BUSINESS - Public Comments.**

6 Warren Dixon, TPOA Business Manager, discussed the progress made by the EPC
7 noting that the EPC had ordered full restoration and that the illegal developers had now
8 engaged FDEP in formulating their final proposal.

9
10 **FIFTH ORDER OF BUSINESS - Board Member Discussion Items**

11 Supervisor Diaz asked if the bike path was to be included in the restorations. Ms.
12 Wilson said that there are no indications on the plans so far and requests have and will be again
13 made. She noted an extreme lack of funds and wondered if a return of the transportation tax
14 funds might offer relief.

15 Supervisor Oneal mentioned the ungainly bushes remaining in the median between
16 Sterling Manor and Westover. Ms. Wilson said that they were cutback from the cold, she will
17 have them removed and she wondered if a tree might be more appropriate

18
19 **SIXTH ORDER OF BUSINESS – Approval of Minutes**

20
21 On MOTION by Mr. Diaz, SECONDED by Mr. Gibson WITH ALL IN FAVOR, the Board
22 approved the Minutes of the January 11, 2023 Board Meeting.

23
24 **SEVENTH ORDER OF BUSINESS - Approval of District Disbursements**

25 Gene Field noted that the checks had been reviewed for consistency and the missing
26 checks appropriately reported as void.

27
28 On MOTION by Ms. Falkowitz SECONDED by Mr. Gibson WITH ALL IN FAVOR, the
29 Board approved the Disbursements for the month ending Decemberr 31, 2022 in the amount
30 of \$248,512.82.

1 **EIGHTH ORDER OF BUSINESS - Consultant Reports**

2
3 **◆ Neighborhood Updates**

4 Ms. Wilson reviewed the effects of both record cold and
5 record hot weather on the landscape, noting that some shrubs
6 required cutback for the most part the obvious damage was to
7 the turf, both from the cold and from fungus that accompanies
8 high humidity and shortened sunlight. The fungus is being
9 treated and most turf should survive.



Neighborhood Updates...

- Been A Struggle
 - Record Cold
 - Record Hot
 - High Winds
- Battling Fungus
 - Short Days
 - Humidity
- OLM Inspection
 - Respectable 93.5%

10
11 After a discussion of the effects on the current annual plantings
12 of the several hours of high winds causing some plants to blow
13 over. current annual plantings, Ms. Wilson reviewed the Spring
14 annuals planned for the second week of March of marigolds and
15 lavender salvia.



Neighborhood Updates
Spring Soon

- Spring Annuals
 - Marigolds
 - Lavender Salvia
- First Weeks of March

16
17 Ms. Wilson reviewed the recent severe pruning of the
18 trees and shrubs at the locations where streets cross the power
19 corridor. While the plantings are necessary to block noise rolling
20 up the corridor from I-75, FERC standards imposed on the power
21 companies mandate distance to the connectors and if Tampa
22 Palms does not trim them, they will be ripped out.

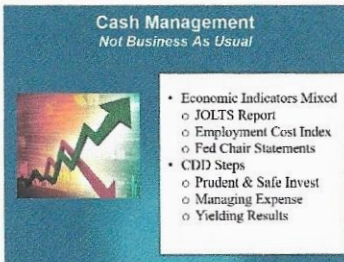


Neighborhood Updates
Power Corridor Crossings

- Noise Protection
- Limitations
 - FERC Strict
 - Lidar Required
- TECO Works w/ ABM
 - Trim vs Rip Out
 - Will Restore

23
24 **◆ Cash Management**

25 Ms. Wilson reviewed the economic indicators driving
26 increased costs in almost every area CDD operations. There was
27 general discussion about on-going expense management and the
28 CDD's prudent and insured investment plan under the direction
29 of Chairman Field that will assist in keeping Tampa Palms in a
30 manner that owners expect while minimizing financial stress.



Cash Management
Not Business As Usual

- Economic Indicators Mixed
 - JOLTS Report
 - Employment Cost Index
 - Fed Chair Statements
- CDD Steps
 - Prudent & Safe Invest
 - Managing Expense
 - Yielding Results

1 ♦ **Irrigation Systems Updates**

2 Ms. Wilson generally updated the members on both the
3 value and complexity of the irrigation systems which operate in
4 relatively hostile environment along roadways and served by
5 holding ponds which collect dirt and muck.

6 She further detailed the recently completed project whereby the
7 filtration system for Area 1 was cleaned.



Irrigation System Updates

- Essential To Tampa Palms
 - Multi-Millions - Landscape
- Complex & Expensive Asset
 - Pump Stations (2)
 - Distribution Systems
 - 425 Electric Valves
 - 10,000 Irrigation Heads
- Hostile Environment
 - Along Roadways
 - Ponds (Dirt)

8
9 ♦ **Rebuilding Kensington Wall**

10 Ms. Wilson reviewed an upcoming project that is both
11 vital to the appearance of Tampa Palms and required for safety,
12 the removal and rebuilding of 167 feet of the wall along
13 Kensington. The project for the most damaged portion (in which
14 bricks are falling off the wall and the wall is leaning
15 dangerously) will commence as soon as the bricks and blocks
16 can be sourced, followed by the less damaged portions that is less a danger.



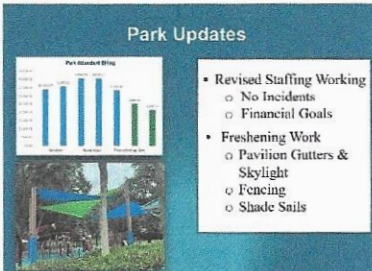
Community Appearance Restorations

- Cul de Sacs
 - Fresh Plants
 - Mulch
- Kensington Wall
 - Leaning, Separating
 - Tree Damage

17
18 ♦ **Park Updates**

19 Ms. Wilson reviewed the improved staffing plan and
20 noted that it appeared to be working well from both an
21 operational and financial stand point.

22 She noted that elements of Hampton Park, such as the shade sails
23 and roof, had been cleaned and the good news is that the sails
24 appear to continue to serve the park well without replacement.

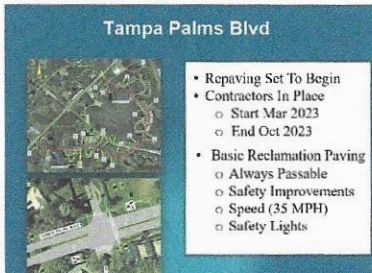


Park Updates

- Revised Staffing Working
 - No Incidents
 - Financial Goals
- Freshening Work
 - Pavilion Gutters & Skylight
 - Fencing
 - Shade Sails

25
26 ♦ **Tampa Palms Blvd**

27 Ms. Wilson reviewed the upcoming repaving project
28 planned for Tampa Palms Blvd by the City of Tampa. She noted
29 that while there has been substantial design and planning work
30 being conducted by the City, actual construction will commence
31 the first week of March and conclude by the end of October.



Tampa Palms Blvd

- Repaving Set To Begin
- Contractors In Place
 - Start Mar 2023
 - End Oct 2023
- Basic Reclamation Paving
 - Always Passable
 - Safety Improvements
 - Speed (35 MPH)
 - Safety Lights

1 ♦ **Additional Advanced Board Package Materials:**

2 Information regarding financial reports were included in the Advance Board package;
3 copy of which is attached hereto and made a part of the public record.

4 **NINTH ORDER OF BUSINESS – Other Matters**

5 There being none, the next item followed.

6 **TENTH ORDER OF BUSINESS – Public Comments**

7 There being none, the next item followed.

8 **ELEVENTH ORDER OF BUSINESS - Supervisor Comments**

9 There being none, the next item followed.

10 **TWELTH ORDER OF BUSINESS - Adjournment**

11 There being no further business,

12 On MOTION by Mr. Diaz SECODED by Mr. Falkowitz ALL IN FAVOR, the meeting was
13 adjourned.

14 **These minutes were done in summation format, not verbatim.*

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

19 **Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a
20 publicly noticed meeting held on _____.**

21

22

23 **Signature**

24

25 Patricia Thibault

26 **Printed Name**

27 **Title:**

28 **Secretary**

29 **District Manager**

Signature

Gene Field

Printed Name

Title:

Vice Chairperson

Chairperson

... Around the Neighborhoods

In general, the Tampa Palms landscape is recovering from an uncertain winter which was marked by some of the highest temperatures on record for the area and many weeks of chilly, even freezing on four occasions, damp weather which led to widespread patches of fungus. The fungus is being treated successfully and now attention turns to turf weed control.



The OLM inspection was completed on March 2nd ; the score was 93.5%. The two items for deduction were turf weeds (which cannot be treated while fungus control is occurring) and annual plantings that had barely recovered from the freeze.

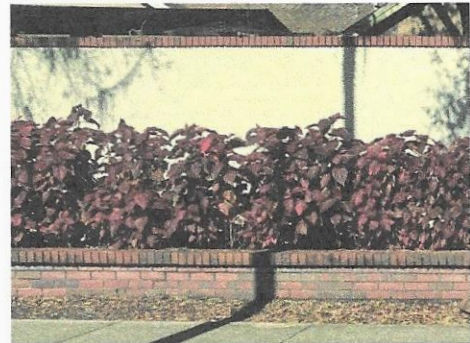


Some areas, especially in Area 2 between the CDD and Westover suffered unrecoverable cold/fungus damage and those areas are in the process of being replaced. In two areas, one at the CDD entrance and one between Huntington and Westover, the gravity drain swale had to be regraded as required by the CDD's NPDES permit.

It is important to note that the objective of these inspections is point out deficiencies, not grade *on a curve* even if the deficiencies are outside the control of the grounds' maintenance team.

Winter Damage Fading

The damaged shrubs, especially the copper plants across from the Reserve as shown to the right, have been cut way back and are beginning to bud out.



There was concern that these plants, and similar shrubs along Amberly in the Coventry / Canterbury area would have to be replaced. It is a relief that they are restoring as the cost of these plants has increased almost 50% in the last six months. Joe Laird thinks that prices may moderate in the coming months as winter damage replacements decline (both at the greenhouses and in the field)

The Work Begins



As detailed in Section 6, Tab K, the repaving of Tampa Palms Blvd has begun. The project horizon is March to October but that includes time built in for weather and other delays.

From a *community look* perspective the coming months will be a difficult time for the residents of Tampa Palms.

There is little doubt that even at this early stage, there will be damage to landscape and other assets along the boulevard and that the "mess" of construction will not be limited to just the roadway.

The picture to the right was taken on Thursday (pre-mobilization) and shows construction materials along the entry pond.





After meeting with the construction teams and previewing the actual equipment that will be used, Joe Laird assigned the tree crew to make certain that any substantial limbs extending over the boulevard low enough to catch on the equipment on the trucks be pruned.

The concern was less that the limbs would break but more that they would be ripped away from the trees and possibly destroying the trees.

Additionally given that there will be substantial lane and other blockage, Joe Laird assigned the tree crews the task of trimming around the streetlights in order to maximize the light available to the construction areas at night. (The TECO franchise agreement does not require that they trim around streetlights and the City lacks the resources.)



The crews found several streetlights buried in the trees that were broken and barely hanging on. These might have become a hazard with the vibrations anticipated from some of the construction equipment. The streetlights have been reported to TECO

Kensington Wall



Work has commenced on the repairs to the Kensington wall area. It is being done in sections, with the most seriously damaged section (closest to the entry) to be completed first.

The reason for working in sections, among other things, is to minimize opening the 162 ft expanse to the outside for the safety and security of the residents. A&A constructed a small privacy fence and placed it inside the work area, again to protect the residents from intrusion.

Cul De Sac Refreshing Continues

Cul de sacs, though not visible on Tampa Palms Blvd, are the front door to the neighbors in many villages. In this time of construction and mess in the community, it is reassuring to the residents that attention is being given to their villages.

Last month a number of cul de sacs were improved where simple shrub replacement was all that was necessary. Now ABM is continuing where tree replacements are required. Much of this work was scheduled for last year but could not be completed due to both availability and cost of trees.



Financial Conditions / Cash Management

Even with reduction in the rate of inflation published by the BLS in February for January, as indicated in the Financial Summary, inflation continues nation and worldwide but is especially robust in the Tampa Bay area, affecting the finances of Tampa Palms residents and the CDD alike

Many observers reason that a slowing economy is likely to bring the yearly inflation rate down to roughly 3.5%-4.0% by the end of 2023. However, this level is still higher than the Federal Reserve's target of 2.0%-2.5% and most likely will be lower than the inflation experienced locally.

Because proper resources and strategies to help navigate the current economic circumstances are essential, the Board created and implemented a detailed cash management plan. The results have been extremely rewarding with \$102,000 in safely earned interest income. The results are shown below.

Cash Flow Model - Operating Resources							
(\$000)	Revenue & Expenses		Investments		Operating Deposits		Sweeps Account
Month	Receipts	Expenses	Invested	Term	Interest Income	Principal Returned	Ending Balance (000)
Oct		261					1,087
Nov	816	273					1,630
Dec	1,638	263					3,016
							3,016
A/O 1-31-23							
Jan	69	200	1,000	3 Month			1,885
			1,000	6 Month			885
A/O 2-25- 23	\$35	\$47					\$ 646
	\$76	\$241			13 *	\$984	\$ 1,478
	\$23		\$984	7 Mth			\$ 494
Mar	\$92	\$241					\$ 1,329
Apl	\$34	\$241			11	\$1,000	\$ 2,133
May		\$241					\$ 1,892
Jun		\$241			4	\$239	\$ 1,894
					30 *		\$ 1,924
Jul		\$241			17	\$761	\$ 2,461
Aug		\$241					\$ 2,220
					27		
Sep		\$245			7 *		\$ 1,982
Tota;	\$2,784	-\$2,976	-\$2,984		\$109	\$2,984	\$1,982
					* Interest transferred from Wealth Account Investments		

Tampa Palms CDD Working Financial Model
FY 2022-23 to FY 2027-28

Executive Summary

The *Working Financial Model* is the summary of the CDD’s revenues and expenses displayed in the form of a spreadsheet across a five year horizon that can be used to approximate the impact of a current decisions on future outcomes and serve as a basis for the FY 2023-24 Budget, which will be presented for Board approval in May.

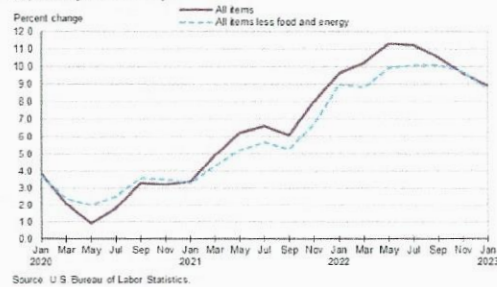
The *Working Financial Model* is based on the assumption set detailed below but it should be noted that it is presented in a time of what can only be described as one of extreme economic turbulence. Despite Fed actions to reduce inflation via tightened money policies, most observers anticipate continues high prices, even with modest reductions in inflation. Assumptions detailing both cost increase profiles and income opportunities are soft at best.

Further, the local inflation rate, while moderating as is the national rate, continues to be a substantial as the year-over-year increase percentage rate for Jan 2023 was 8.9% .

In contrast the nationwide CPI published by the Bureau of Labor Statistics was 6.4%, in Jan.

In a nutshell, the inflation impact as measured in the Consumer Price Index is almost 39% higher in Tampa than it is nationwide. (Chart to right)

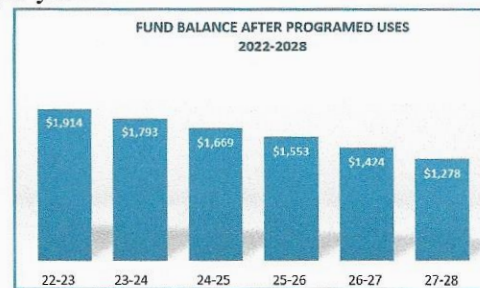
Chart 1. Over-the-year percent change in CPI-U, Tampa-St. Petersburg-Clearwater, FL, January 2020-January 2023



Assumptions Employed in Model

- Assessments modeled at modest annual 5 % increase for year one and 4% years two through five.
- Interest income is modeled at \$ 7 K year one and slightly increase (\$10mK) years two through five.
- Wealth Management income is modeled at \$55K year one and \$45K years two through five.
- In general, overall expenses are modeled at 5 % annual increase over the model horizon.
- Project-Driven expenses are modeled to increase 4 % per year.

The effect of increased cost of operation on the use of carry-forward funds required to balance the budget on the fund balance after programed uses, is displayed in the chart to the right across the model period stretching from the current year to FY 2027-28.



Next Steps

- March Board Book Meeting Discussion
- April Board Book Re-visit if Board requires
- May Board vote on a FY 2023-24 balanced budget; no further assessment increases permitted.

CDD Working Financial Model - Summary

Adopted						
Current Year	Model Year 1	Model Year 2	Model Year 3	Model Year 4	Model Year 5	
2022	2023	2024	2025	2026	2027	
2023	2024	2025	2026	2027	2028	
Model	Model	Model	Model	Model	Model	

I. ANNUAL OPERATIONS

Revenue						
Net Assessments	2,759	2,897	3,013	3,134	3,259	3,390
Misc	2	2	2	2	2	2
Interest Income	20	62	52	52	52	52
Excess Fees	0	15	15	15	15	15
Unallocated Carryward	38	85				
Revenue Total	2,921	3,061	3,082	3,202	3,328	3,458
Expenses						
Normal Expenses	2,442	2,563	2,657	2,754	2,870	2,991
Project Driven	478	498	517	538	560	582
Total Annual Expenses	\$2,921	\$3,061	\$3,174	\$3,293	\$3,430	\$3,573
Annual Excess Revenue (Deficit)	\$0	\$0	(\$93)	(\$90)	(\$102)	(\$115)

II. FUNDS RESERVED

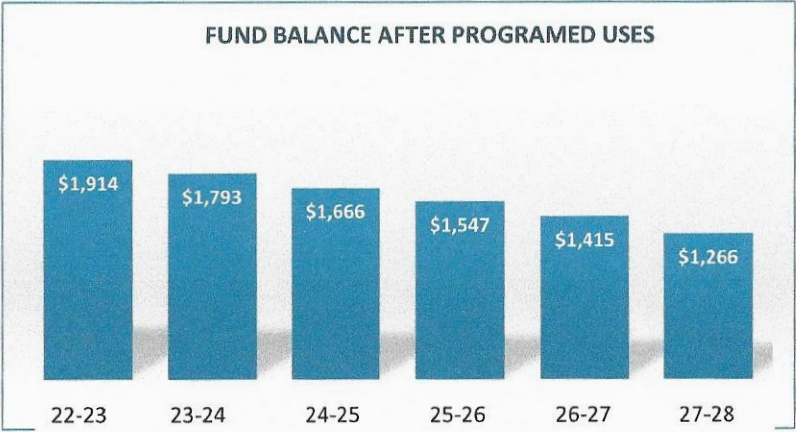
Reserves Required						
Weather Reserve	(400)	(400)	(400)	(400)	(400)	(400)
1st Quarter Operations	(695)	(730)	(765)	(794)	(823)	(858)
Community-Wide Walls	(200)	(200)	(200)	(200)	(200)	(200)
Pond Restorators	(700)	(700)	(700)	(700)	(700)	(700)
Balance of Signature	(322)	(322)	(322)	(322)	(322)	(322)
Infrastructure & Other Contingency	(135)	(135)	(135)	(135)	(135)	(135)
S/T Annual Retainage- Reserves	\$2,459	\$2,494	\$2,529	\$2,558	\$2,587	\$2,622

	Adopted 0	Model Year 1	Model Year 2	Model Year 3	Model Year 4	Model Year 5
	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28
(\$000)	Model	Model	Model	Model	Model	Model

III FUND BALANCE DETAILS

Multi-Year Fund Balance						
Beginning	4,410	4,372	4,287	4,195	4,105	4,002
Less Carryforward Moved To Budget	(38)	(85)				
FY Ending Revenue (Deficit)	0	0	(93)	(90)	(102)	(115)
Ending Fund Balance*	4,372	4,287	4,195	4,105	4,002	3,887
Excess After Required Funds	\$1,914	\$1,793	\$1,666	\$1,547	\$1,415	\$1,266

CDD Working Financial Model - Summary



CDD Working Financial Model

March 2023

General Expense Incr

5.00%

Revised 2/19/2022 8 am

CDD Operations



Assessment Increase By Year

Current Year	Model Year 1	Model Year 2	Model Year 3	Model Year 4	Model Year 5
2022	2023	2024	2025	2026	2027
2023	2024	2025	2026	2027	2028
Adopted	Model	Model	Model	Model	Model
5%	5%	4%	4%	4%	4%

Revenue- All Sources

Assessments Non-Advalorem	\$2,874,474	\$3,018,198	\$3,138,926	\$3,264,483	\$3,395,062	\$3,530,865
Early Payment Discount	-\$114,979	-\$120,728	-\$125,557	-\$130,579	-\$135,802	-\$141,235
Net Assessments	\$2,759,495	\$2,897,470	\$3,013,369	\$3,133,904	\$3,259,260	\$3,389,630
Interest Income	\$20,000	\$62,000	\$52,000	\$52,000	\$52,000	\$52,000
Wealth Account Income	\$102,000					
Excess Fees	\$0	\$15,000	\$15,000	\$15,000	\$15,000	\$15,000
Misc Revenue	\$1,500	\$1,500	\$1,500	\$1,500	\$1,500	\$1,500
Carry Forward Revenue	\$37,584	\$85,003				
Needed To Balance		\$0	-\$92,535	-\$90,170	-\$102,328	-\$115,352

Total 2,920,579 3,060,973 3,081,869 3,202,404 3,327,760 3,458,130

Expenditures

--	--	--	--	--	--

Administrative Expenditures

ADMINISTRATIVE:

SUPERVISORS COMPENSATION	11,000	11,000	11,000	11,000	11,000	11,000
MANAGEMENT SERVICES	70,098	73,603	77,283	81,147	85,205	89,465
FUTA/SUTA/WKM/BENEFITS	5,824					
FICA	2,984					
AUDITING SERVICES	6,600	6,930	7,277	7,640	8,022	8,423
ASSESSMENT ROLL SERVICES	10,050	10,553	11,080	11,634	12,216	12,827
TAX COLLECTOR FEES-ASSMTS	56,668	60,364	62,779	65,917	69,213	72,674
LEGAL SERVICES	3,000	3,150	3,308	3,473	3,647	3,829
MISCELLANEOUS ADMIN.SERVICES	12,360	12,978	13,627	14,308	15,024	15,775
DIRECTORS & OFFICERS INSURANCE	3,811	4,002	4,202	4,412	4,632	4,864
TOTAL ADMINISTRATIVE	182,395	182,579	190,554	199,532	208,959	218,856

Applies only to Board & Admin
(Yrs 1-5 Displayed In Comp)

TP 5 Year Financial Model- Detail

	2022	2023	2024	2025	2026	2027
	2023	2024	2025	2026	2027	2028
	Model	Model	Model	Model	Model	Model
Field/ Operations Services						
FIELD MANAGEMENT SERVICES:						
ADMIN ASSISTANT	74,068	77,771	80,105	82,508	84,983	88,382
Admin Reimbursement	(21,853)	(19,443)	(20,026)	(20,627)	(21,246)	(21,883)
CDD Consultant	115,440	118,903	121,281	123,707	126,181	128,705
New Hire Consultant	-	-	-	-	-	-
DISTRICT STAFF PAYROLL S/T All POSITI	186,035	188,567	192,981	197,504	202,138	206,886
PARK STAFF -LEASING CO-	79,873	69,300	72,765	76,403	80,223	82,630
PARK PATROL- SECURITY CO	85,490	89,765	94,253	98,965	103,914	109,109
FIELD MISCELLANEOUS	20,800	20,800	20,800	20,800	20,800	20,800
TOTAL FIELD MANAGEMENT SERVICES	372,198	368,431	380,799	393,672	407,075	419,426
GENERAL OVERHEAD:						
P & L INSURANCE	16,500	17,325	18,191	19,101	20,056	21,059
INFORMATION SYSTEMS (TELEPHONE & S	26,095	27,400	28,770	30,208	31,719	33,305
WATER-UTILITY	44,000	54,212	60,176	60,913	67,068	69,751
REFUSE REMOVAL (SOLID WASTE)	20,330	21,347	21,987	22,647	23,326	24,259
ELECTRICITY	\$147,000	\$164,640	\$174,518	\$184,990	\$196,089	\$207,854
STORMWATER FEE	3,041	3,193	3,353	3,520	3,696	3,881
MISC. FIELD SERVICES	13,000	13,650	14,333	15,049	15,802	16,592
TOTAL GENERAL OVERHEAD	269,966	301,767	321,327	336,428	357,755	376,700
LANDSCAPE MAINTENANCE:						
LANDSCAPING MANAGEMENT FEE	18,900	18,900	18,900	18,900	18,900	18,900
LANDSCAPE AND POND MAINTENANCE	1,130,000	1,189,467	1,227,879	1,272,273	1,318,277	1,371,008
LANDSCAPE REPLACEMENT	99,325	104,291	109,506	109,506	114,981	120,730
TOTAL LANDSCAPE MAINTENANCE	1,248,225	1,312,659	1,356,285	1,400,679	1,452,158	1,510,639
LANDSCAPE MTC NEW & ENHANCED						
PROPERTY MOWING	79,000	82,160	85,446	85,446	88,864	92,419
COUNTY POND	5,000	5,300	5,565	5,843	6,135	6,442
NPDES POND PROGRAM	49,409	51,879	54,473	57,197	60,057	63,060
TOTAL LANDSCAPE MTC : NEW	133,409	139,339	145,485	148,487	155,057	161,921
FACILITY MAINTENANCE:						
IRRIGATION MAINTENANCE	111,059	127,489	124,785	131,024	137,575	144,454
R&M FOUNTAIN	28,175	29,584	31,063	32,616	34,247	35,959

← FICA/ FUTA ETC Incl 23-27
See Compensation Notes

	Model Year 2	Model Year 3	Model Year 4	Model Year 5	Model Year 6	Model Year 6
	2022	2023	2024	2025	2026	2027
	2023	2024	2025	2026	2027	2028
	Model	Model	Model	Model	Model	Model
FACILITY MAINTENANCE	93,870	98,564	103,492	108,666	114,100	119,805
JANITORIAL/SUPPLIES	2,855	2,998	3,148	3,305	3,470	3,644
TOTAL FACILITY MAINTENANCE	235,959	258,634	262,487	275,612	289,392	303,862
Total Normal Operations	2,442,152	2,563,409	2,656,937	2,754,409	2,870,396	2,991,403
Project Driven Expenses						
Renewal and Replacement & Deferred Mtc	218,400	227,136	236,221	245,670	255,497	265,717
NPDES / Clean Water / Age Replacements	62,427	64,924	67,521	70,222	73,031	75,952
Capital Projects	197,600	205,504	213,724	222,273	231,164	240,411
Signature 2017		0	0	0	0	0
	478,427	497,564	517,467	538,165	559,692	582,080
Total Project Driven						
Total Expenses Normal Operations and Project Driven	\$2,920,579	\$3,060,973	\$3,174,403	\$3,292,574	\$3,430,087	\$3,573,482
Total Revenue - All Sources	\$2,920,579	\$3,060,973	\$3,081,869	\$3,202,404	\$3,327,760	\$3,458,130
Excess Revenue	\$0	\$0				
Required To Balance Budget	\$0	\$0	(\$92,535)	(\$90,170)	(\$102,328)	(\$115,352)

Tampa Palms Blvd Project

The project to repave Tampa Palms Blvd has begun and could take many months to complete, depending weather and exigent circumstances.

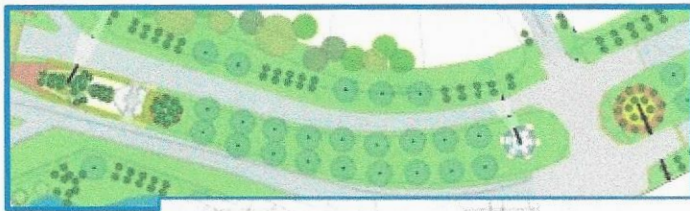
Staff and ABM met with the City of Tampa Construction Supervisor, Joe Rego, the project manager with CWR (doing the full depth reclamation [FDR] portion) and the project manager for Asphalt Paving Systems who will finish the roadway with the asphalt surface, along with City of Tampa inspectors who will oversee the project as it progresses.



Tampa Palms Blvd from BB Downs east to the Country Club is taking on the look of Bruce B Downs during the widening project, a virtual sea of orange striped barrels.

As you know, there are essentially three segments to this project within Tampa Palms:

1. Main entry
2. Amberly to Halsey Rd
3. Compton to slightly after Yardley Way



During the meeting it was determined that the project will progress in the following manner:

- One lane to begin will be completed (FDR and new asphalt surface) from Tampa Palms main entry, through Tampa Palms, and then through TPOST 3 ending at BB Downs.
- At BB Downs in TPOST 3, the process will be repeated, through TPOST 3 and then Tampa Palms, ending at the Tampa Palms main entry.
- This will process will be done for the next final two lanes, one at a time.

At no time during this entire project is there any period when both lanes in any direction will be closed, absent an emergency of course. Note: members of COT contract administration team met with Angela Gluth, Tampa Palms Elementary principal, and reviewed their plan where the work in progress will be adapted to occur with minimal impact during the bell times for the school.

The contractors stated that as the FDR proceeds slowly and that the “temporary” surface is drivable shortly after it is placed, there should be minimal to no interruptions involving the school traffic.

A full cure period for the temporary surface was identified during the CDD meeting as 48 hours. This is mostly likely dependent on the mix used in the process but notably it was stated that it was vital to avoid water intrusion.



There are concerns vis a vis irrigation in Tampa Palms, both for damage to irrigation assets and damage to landscape where irrigation must be shut down so as not to negatively affect the paving process.

For the contractor the most significant issue may be the mainlines that both traverse along the ROW and in some cases, cross under the roadway.

Fortunately in Area 1, where this project takes place, the mainlines have mostly been shown to be 3 ft deep. (Picture to the left at the edge of the road in front of the Country Club but about 3 ft deep.)

Allegedly, those mainline and median feeders that cross under the roadway are deep enough not to cause any direct problems BUT inconsistencies in placement and the effects vibration may cause ruptures.

The pictures below show mainlines along Tampa Palms Blvd not in the area of construction but obviously not 3 ft deep. It is vital to the successful outcome of this project that there be no major breaks. The CDD is providing the City and contractors with emergency response contacts.



Staff is providing copies of the working irrigation *as built* documents to the team in an effort to maximize problem avoidance to the extent possible.

Damage will most likely occur to Tampa Palms landscape and other assets. Trucks and other equipment will have to be parked along the right of way, before, during and even after actual construction. For example, there are unused barrels along the main entrance inside the sidewalk. This is unavoidable as the barrels and other equipment are crucial to safety during this project.

It is reasonable to anticipate there will be some damage to:

- Turf on sides of roadway
- Gravity-drain swales on the sides of road.
- Turf and shrubs on medians if irrigation must be shut down
- Irrigation valves [Note the CDD is replacing developer plastic valve boxes with concrete boxes to prevent damage]
- Street signs
- Traffic control signs (stop/yield etc.)

This project will be monitored and every effort is being made to minimize damage.

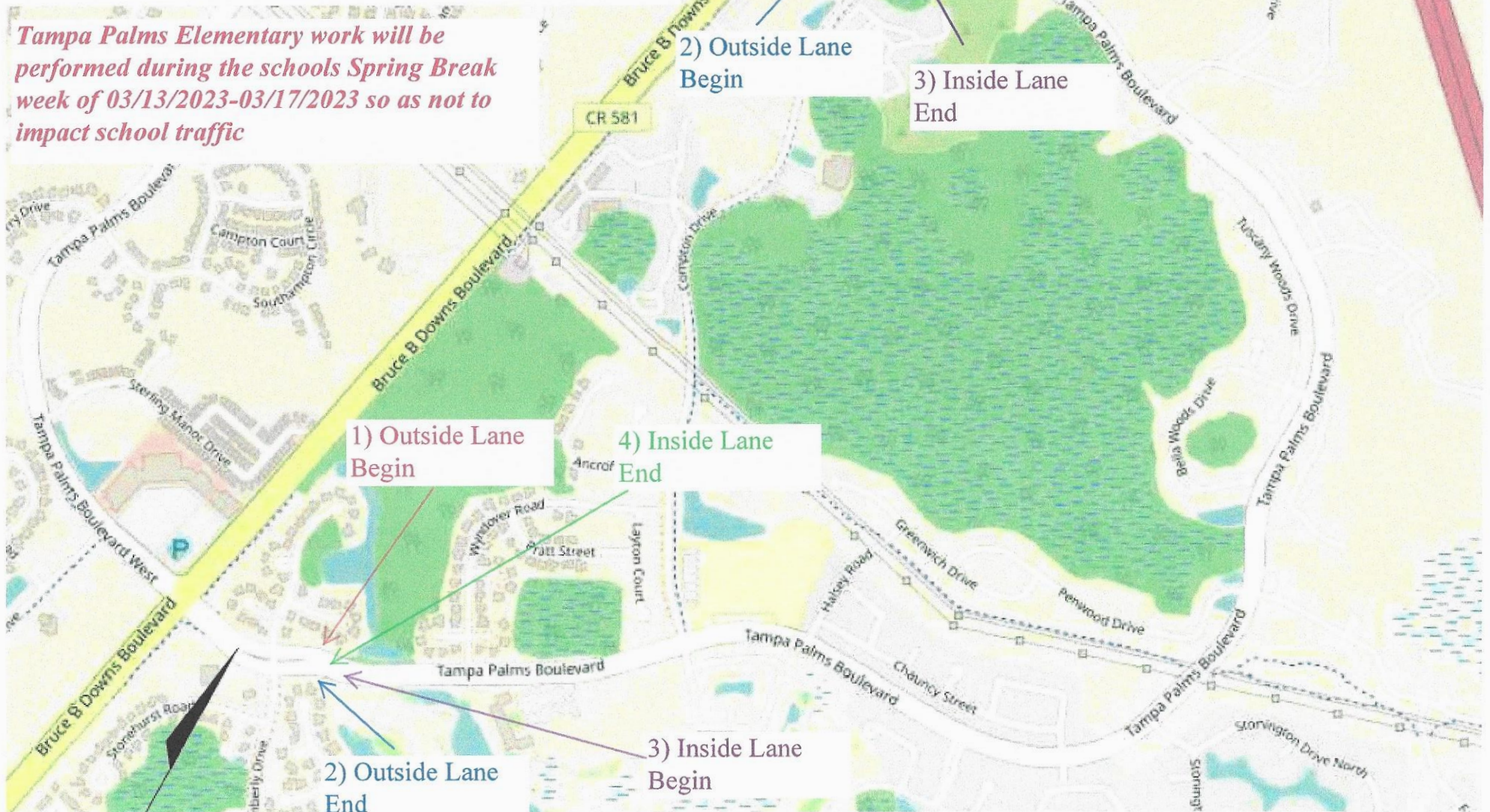
The City project management is both professional and engaged as are the contractors. This project has been a long time coming and is certainly welcomed.

Sequence of Construction

- 1)= First Lane and Location (Beginning and Ending)
- 2)=Second Lane and Location (Beginning and Ending)
- 3)=Third Lane and Location (Beginning and Ending)
- 4) Fourth Lane and Location (Beginning and Ending)

Please be aware that some of these activities may overlap as one lane is being completed and the other is beginning.

Tampa Palms Elementary work will be performed during the schools Spring Break week of 03/13/2023-03/17/2023 so as not to impact school traffic



Tampa Palms Master Calendar

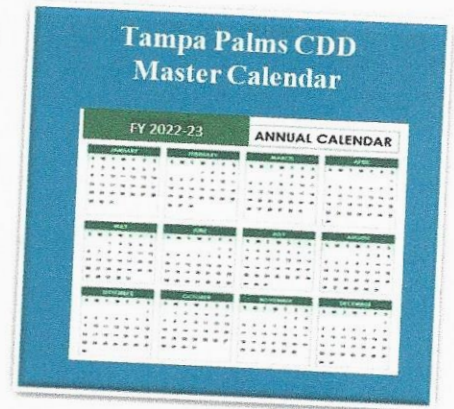
The Tampa Palms Community Development District (“CDD” or “District”) is a special-purpose unit of local government established pursuant to and governed by Chapters 189 and 190, Florida Statutes. The CDD is similar to cities and counties, except that the CDD is an organization of local special-purpose government rather than general-purpose government.

The CDD’s special powers are generally limited to funding, installing, operating, and maintaining public infrastructure. The CDD has no law making nor enforcement powers. That said the District still has numerous requirements, regulatory, reporting, maintenance requirements each year.

To assure consistency and provide back-up in the event that there is any interruption in the CDD’s operating functions; staff has prepared a Tampa Palms Master Calendar.

The calendar is not all-encompassing; many tasks are not included, especially those which are not routine.

The calendar is always in the CDD office and a copy is attached here to provide supervisors with a sense of the on-going activities of the District.



MASTER CALENDAR - TAMPA PALMS CDD

PS = Park Staff
 DS= District Staff
 B= Breeze Financial Staff

FY 2022-23
 BOS= Board of Supervisors
 Breeze-R= Breeze Recording Staff

Yes Public Notice Required
 Req Required Task - No Notice
Yes Required If Applicable

Select Month	Topic	Who	Required Notice	Task	Req By	Required Monthly	Required Annually	Complete Y /N
Oct	Records	DS	No	All Prior Recording Files Updated	Local		Yes	Y
Oct	Budget	Breeze	No	Verify District Assessment Role For Audit	DPFG		Yes	Hold For Breeze
Oct	Reg Plan	DS	Yes	Review If Rules Need Revision This Year	State		Yes	Sch Apl
Oct	Packets	DS	No	Prepare Financial Reports	Local	Yes		Y
Oct	Packets	DS	Req	Place Agenda On Website - 7 das B/4 Meeting	Local	Yes		Y
Oct	Packets	DS	No	Assemble & Deliver Pckts Frida B/4 Mtg	Local	Yes		Y
Oct	Packets	DS	Req	Place Agenda Pckt On Web	Local	Yes		Y
Oct	Packets	DS	No	Place Meeting Presentation On Web	Local	Yes		Y
Oct	Notices	DS	Yes	Confirm Meetings Notices Published	DPFG	Yes		Y
Oct	Ponds	DS	No	Inspect Bi-Weekly	Local	Yes		Y
Oct	Permit	DS	Req	Measure Water Use/Pond Levels For SWFWMD	Local	Yes		Not Reported
Oct	Mtc	DS	No	Approve Pump Station Mtc Agreements	Local		Yes	Y
Nov	Financial	Breeze	Req	Public Depositor Report- Filed w/ CFO	State		Yes	Done By DPFG
Nov	Financial	Breeze	No	Final Budget Amendments,	Local			Not Req 2022
Nov	Records	DS	No	Review Records For Retention	State		Yes	Schl Feb
Nov	Audit	Breeze	No	Prepare Records For Auditor	State		Dec	In Progress
Nov	Financial	DS	No	Renegotiate Banking Plan	Local		Yes	Complete 9/22
Nov	Packets	DS	No	Prepare Financial Reports	Local	Yes		No Dec Mtg
Nov	Packets	DS	Req	Place Agenda On Website - 7 das B/4 Meeting	Local	Yes		No Dec Mtg
Nov	Packets	DS	No	Assemble & Deliver Pckts Frida B/4 Mtg	Local	Yes		No Dec Mtg
Nov	Packets	DS	Req	Place Agenda Pckt On Web	Local	Yes		No Dec Mtg
Nov	Packets	DS	No	Place Meeting Presentation On Web	Local	Yes		No Dec Mtg
Nov	Ponds	DS		Inspect Bi-Weekly	Local	Yes		No Dec Mtg
Nov	Permit	DS	No	Measure Water Use/Pond Levels For SWFWMD	Local	Yes		Y
Nov	Notices	DS	Yes	Correct Notice If Dec Meeting Cancelled	DPFG		Yes	Y
Nov	Mtc	DS/PS		Inspect District Lighting - Monuments/ Parks/Tennis Courts	Local	Yes		Y

MASTER CALENDAR - TAMPA PALMS CDD

Select Month	Topic	Who	Required Notice	Task	Req By	Required Monthly	Required Annually	Complete Y /N
Dec	Reporting	Breeze	No	Verify Annual District Fee Paid	State		Yes	Y
Dec	Reporting	Breeze	No	Annual Compliance Statement 1B-24.003	State		Yes	Breeze Compl
Dec	NPDES	DS	No	Prepare Newsletter Articles (3 mths)	State		Yes	
Dec	Reporting	DS-BOS	Yes	Form 9 Quarterly Gift Disclosures- If An	State			Y
Dec	Packets	DS	No	Prepare Financial Reports	Local	Yes		No Meeting
Dec	Packets	DS	Req	Place Agenda On Website - 7 das B/4 Meeting	Local	Yes		No Meeting
Dec	Packets	DS	No	Assemble & Deliver Pckts Frida B/4 Mtg	Local	Yes		No Meeting
Dec	Packets	DS	Req	Place Agenda Pckt On Web	Local	Yes		No Meeting
Dec	Ponds	DS	No	Inspect Bi-Weekly	Local	Yes		Y
Dec	Records	Breeze	No	Review Records & Reports For Auditor	State			In Progress
Dec	Permit	DS	Req	Measure Water Use/Pond Levels For SWFWMD	Local	Yes		
Jan	Board	DS-BOS	No	Evaluate Organization Documents For Improvement & Represent	Local		Yes	Y
Jan	Ethics	DS-BOS	No	Reminder Form 1 (Mailed b State)	State		Y	Y
Jan	Audit	Breeze DS	No	Check Audit Progress	Local			Y
Jan	Packets	DS	No	Prepare Financial Reports	Local	Yes		Y
Jan	Packets	DS	Req	Place Agenda On Website - 7 das B/4 Meeting	Local	Yes		Y
Jan	Packets	DS	No	Assemble & Deliver Pckts Frida B/4 Mtg	Local	Yes		Y
Jan	Packets	DS	Req	Place Agenda Pckt On Web	Local	Yes		Y
Jan	Packets	DS	No	Place Meeting Presentation On Web	Local	Yes		Y
Jan	Ponds	DS	No	Inspect Bi-Weekly	Local			Y
Jan				Update Special Dist Form (Tax Collector & Supervisor of Elections)	Local			Y
Jan	Permit	DS	Req	Measure Water Use/Pond Levels For SWFWMD	Local			Y
Feb	Assets	DS	No	Review & Update District Facility Report	State		Yes	Y
Feb	Assessments	DS	No	Review Assessment Methodology- Check For Law Changes	Local		Yes	Y
Feb	Packets	DS	No	Prepare Financial Reports	Local	Yes		Y
Feb	5 Year Plan	DS	No	Rework 5 year Plan w/ Chair	Local		Yes	Y

MASTER CALENDAR - TAMPA PALMS CDD

Select Month	Topic	Who	Required Notice	Task	Req By	Required Monthly	Required Annually	Complete Y /N
Feb	Packets	DS	Req	Place Agenda On Website - 7 das B/4 Meeting	Local	Yes		Y
Feb	Packets	DS	No	Assemble & Deliver Pckts Frida B/4 Mtg	Local	Yes		Y
Feb	Packets	DS	Req	Place Agenda Pckt On Web	Local	Yes		Y
Feb	Packets	DS	No	Place Meeting Presentation On Web	Local	Yes		Y
Feb	Ponds	DS		Inspect Bi-Weekly	Local	Yes		Y
Feb	Permit	DS	Req	Measure Water Use/Pond Levels For SWFWMD	Local	Yes		Y
Mar	Reporting	DS	Req	Update County / State Re: CDD Board Members			Yes	
Mar	Packets	DS	No	Prepare Financial Reports	Local	Yes		
Mar	Packets	DS	Req	Place Agenda On Website - 7 das B/4 Meeting	Local	Yes		Y
Mar	Packets	DS		Assemble & Deliver Pckts Frida B/4 Mtg	Local	Yes		Y
Mar	Packets	DS	Req	Place Agenda Pckt On Web	Local	Yes		Y
Mar	Packets	DS	No	Place Meeting Presentation On Web	Local	Yes		Y
Mar	Ponds	DS	No	Inspect Bi-Weekly	Local			Y
Mar	Financial	DS	No	Review Financial Model W/ Board	Local		Yes	Y
Mar	Budget	DS	No	Preliminary Budget Discussions W/ Chair	Local		Yes	Y
Mar	Reporting	DS-BOS	Yes	Form 9 Quarterly Gift Disclosure- If Any	State			Y
Mar	Reporting	DS	No	Annual Backflow Preventer Tests	COT		Yes	
Mar	Permit	DS	Req	Measure Water Use/Pond Levels For SWFWMD	Local	Yes		
Mar	Mtc	DS		Inspect District Lighting - Monuments/ Parks/Tennis Courts	Local	Yes		Y
Apl	Budget	DS	No	Prepare Budget & Resolution Setting Hearing Date (Apl or Ma)	State		Yes	
Apl	Audit	Breeze	No	Audit Report Received and Presented to Board	State		Yes	
Apl	Budget	BOS	Yes	Adopt Preliminary Budget (Apl or Ma)	State		Yes	
Apl	NPDES	DS	No	Prepare Newsletter Articles (3 mths)	State			
Apl	Packets	DS	No	Prepare Financial Reports	Local	Yes		
Apl	Packets	DS	Req	Place Agenda On Website - 7 das B/4 Meeting	Local	Yes		

MASTER CALENDAR - TAMPA PALMS CDD

Select Month	Topic	Who	Required Notice	Task	Req By	Required Monthly	Required Annually	Complete Y /N
Apl	Packets	DS		Assemble & Deliver Pckts Frida B/4 Mtg	Local	Yes		
Apl	Packets	DS	Req	Place Agenda Pckt On Web	Local	Yes		
Apl	Packets	DS	No	Place Meeting Presentation On Web	Local	Yes		
Apl	Ponds	DS		Inspect Bi-Weekly	Local			
Apl	Permit	DS	Req	Measure Water Use/Pond Levels For SWFWMD	Local			
Ma	NPDES	DS		Prepare Annual Report (Collect Documents)	State		Yes	
Ma	NPDES	DS		Review NOI for additions	State		Yes	
Ma	Election	Breeze-R	Yes	Board Resolution Noticing Elections (If Applicable)	State		Bi Annual	N/A 2023
Ma	Budget	Breeze-R	Yes	Adopt preliminary budget, set public hearing date and notice the Count.	State		Yes	
Ma	Budget	Breeze-R	Req	File Notice to Hills Count made b DPFPG	Local		Yes	
Ma	Packets	DS	No	Prepare Financial Reports	Local	Yes		
Ma	Packets	DS	Req	Place Agenda On Website - 7 das B/4 Meeting	Local	Yes		
Ma	Packets	DS		Assemble & Deliver Pckts Frida B/4 Mtg	Local	Yes		
Ma	Packets	DS	Req	Place Agenda Pckt On Web	Local	Yes		
Ma	Packets	DS	No	Place Meeting Presentation On Web	Local	Yes		
Ma	Ponds	DS		Inspect Bi-Weekly	Local			
Ma	Permit	DS	Req	Measure Water Use/Pond Levels For SWFWMD	Local			
Ma	Budget	Breeze-R	Yes	If O&M Incr, Prepare Ntc Mailed To Each Owner 20 Days Before Hearing.	State		Yes	
June	Budget	Breeze-R	Yes	Publication (2 Consecutive Weeks) Not More Than 15 Das B/4 Hearing	State		Yes	
June	Budget	Breeze-R	Yes	Notice of Incr Mailed 20 Das B/4 Hearing	State		Yes	
June	Budget	Breeze-R	Yes	Prepare Resolutions - Budget & Assessments	State		Yes	
June	Budget	DS	Yes	Prepare Assessment For Bd Approval	State		Yes	
June	Financial	Breeze	Req	AFR to Div of Financial Services For 2022	State		Yes	
June	Packets	DS	No	Prepare Financial Reports	Local	Yes		

MASTER CALENDAR - TAMPA PALMS CDD

Select Month	Topic	Who	Required Notice	Task	Req By	Required Monthly	Required Annually	Complete Y /N
June	Packets	DS	Req	Place Agenda On Website - 7 das B/4 Meeting	Local	Yes		
June	Packets	DS		Assemble & Deliver Pckts Frida B/4 Mtg	Local	Yes		
June	Packets	DS	Req	Place Agenda Pckt On Web	Local	Yes		
June	Assets	DS		Asset Replacement Evaluation	Local	Yes		
June	Packets	DS	No	Place Meeting Presentation On Web	Local	Yes		
June	Ponds	DS		Inspect Bi-Weekly	Local			
June	Reporting	DS-BOS	No	Form 9 Quarterly Gift Disclosure- If An	State			
June	Permit	DS	Req	Measure Water Use/Pond Levels For SWFWMD	Local	Yes		
Jul	Ethics	DS-BOS	No	Form 1- All Board Member	State		Yes	
Jul	Packets	DS	No	Prepare Financial Reports	Local	Yes		
Jul	Packets	DS	Req	Place Agenda On Website - 7 das B/4 Meeting	Local	Yes		
Jul	Packets	DS		Assemble & Deliver Pckts Frida B/4 Mtg	Local	Yes		
Jul	Packets	DS	Req	Place Agenda Pckt On Web	Local	Yes		
Jul	Packets	DS	No	Place Meeting Presentation On Web	Local	Yes		
Jul	CDD Bldg	DS	No	Inspect & Certify Fire Extinguishers	Local		Yes	
Jul	Ponds	DS		Inspect Bi-Weekly	Local			
Jul	Permit	DS	Req	Measure Water Use/Pond Levels For SWFWMD	Local			
Jul	Mtc	DS		Inspect District Lighting - Monuments/ Parks/Tennis Courts	Local			
Jul	Budget	DS-BOS	Yes	Budget Hearing & Adoption	State		Yes	
Jul	Budget	DS-BOS	Req	Proposed Budget on Website 2 Das B/4 Hearing	State		Yes	
Jul	Budget	DS-BOS	Req	Adopted Budget & Assessments on Website w/I 30 Das	State		Yes	
Aug	NPDES	DS	No	Check For workshops and place on website (every 3 mths)	State			
Aug	Revenue	DS	Req	DR 408 To Tac Collector	State		Yes	
Aug	Revenue	Breeze-R	Req	Assessment Roll To Property Appraiser	State		Yes	
Aug	Packets	DS	No	Prepare Financial Reports	Local	Yes		
Aug	Packets	DS	Req	Place Agenda On Website - 7 das B/4 Meeting	Local	Yes		
Aug	Packets	DS		Assemble & Deliver Pckts Frida B/4 Mtg	Local	Yes		

MASTER CALENDAR - TAMPA PALMS CDD

Select Month	Topic	Who	Required Notice	Task	Req By	Required Monthly	Required Annually	Complete Y /N
Aug	Packets	DS	Req	Place Agenda Pckt On Web	Local	Yes		
Aug	Packets	DS	No	Place Meeting Presentation On Web	Local			
Aug	Ponds	DS		Inspect Bi-Weekly	Local			
Aug	Permit	DS	Req	Measure Water Use/Pond Levels For SWFWMD	Local			
Sept	Reporting	DS-BOS	Yes	Form 9 Quarterly Gift Disclosure- If An	State			
Sept	Meeting	Breeze-R	Yes	Resolution Adopting Annual Meeting Dates/Times -	State			
Sept	Packets	DS	No	Prepare Financial Reports	Local			
Sept	Packets	DS	Req	Place Agenda On Website - 7 das B/4 Meeting	Local			
Sept	Packets	DS		Assemble & Deliver Pckts Frida B/4 Mtg	Local			
Sept	Packets	DS	Req	Place Agenda Pckt On Web	Local			
Sept	Packets	DS	No	Place Meeting Presentation On Web	Local			
Sept	Ponds	DS		Inspect Bi-Weekly	Local			
Sept	CDD Bldg	DS	No	Inspect & Certify Fire Extinguishers	Local		Moved To May	
Sept	Annual Mtg	Breeze-R	Req	Advertise Meeting Schedule At Least 7 Das B/4 1st Mtg	State			
Sept	Revenue	DS	Req	DR 421 To Dept of Revenue - No Ad Valorem	State			
Sept	Financial	Breeze	Req	Engage Auditor for Audit	State			
Sept	Financial	DS		Prepare Annual Depreciation Schedule	Local			
Sept	Permit	DS		Review SWFWMD WUP for Next year Req's	State			
					Local			