

Bridgewalk
Community Development District

Agenda

March 6, 2023

AGENDA

Bridgewalk

Community Development District

219 E. Livingston Street, Orlando, Florida 32801
Phone: 407-841-5524 – Fax: 407-839-1526

February 27, 2023

Board of Supervisors
Bridgewalk Community
Development District

Dear Board Members:

The meeting of the Board of Supervisors of the Bridgewalk Community Development District will be held **Monday, March 6, 2023 at 1:30 p.m. at the Oasis Club at ChampionsGate, 1520 Oasis Club Blvd., ChampionsGate, FL 33896.** Following is the advance agenda for the regular meeting:

1. Roll Call
2. Public Comment Period
3. Approval of Minutes of the November 7, 2022 Meeting
4. Ratification of Data Sharing and Usage Agreement with the Osceola County Property Appraiser
5. Ratification of Lighting Service Modification for Bridgewalk Phase 1 with Orlando Utilities Commission (OUC)
6. Staff Reports
 - A. Attorney
 - B. Engineer
 - C. District Manager's Report
 - i. Approval of Check Register
 - ii. Balance Sheet and Income Statement
7. Other Business
 - A. Discussion of Pending Plat Conveyances
 - B. Status of Permit Transfers
8. Supervisor's Requests
9. Adjournment

The balance of the agenda will be discussed at the meeting. In the meantime, if you should have any questions, please contact me.

Sincerely,



George S. Flint
District Manager

Cc: Jan Carpenter, District Counsel
Broc Althafer, District Engineer

Enclosures

MINUTES

MINUTES OF MEETING
BRIDGEWALK
COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Bridgewalk Community Development District was held Monday, November 7, 2022 at 1:30 p.m. at the Oasis Club at ChampionsGate at 1520 Oasis Club Blvd., ChampionsGate, Florida.

Present and constituting a quorum were:

Adam Morgan	Chairman
Rob Bonin	Vice Chairman
Brent Kewley	Assistant Secretary
Lane Register	Assistant Secretary
Juan Vasquez	Assistant Secretary

Also present were:

George Flint	District Manager
Kristen Trucco	District Counsel
Broc Althafer <i>by phone</i>	District Engineer
Alan Scheerer	Field Manager
Michelle Barr	Lennar Homes

FIRST ORDER OF BUSINESS

Roll Call

Mr. Flint called the meeting to order and called the roll. Five Board members were present constituting a quorum. Prior to the meeting, Mr. Vasquez was sworn in by Mr. Flint.

SECOND ORDER OF BUSINESS

Public Comment Period

Mr. Flint: No members of the public other than Board and staff.

THIRD ORDER OF BUSINESS

Approval of Minutes of the October 3, 2022 Meeting

Mr. Flint: The October 3rd minutes; I did get some comments from District Counsel on the fourth order of business. Just some clean-up to make it read a little bit better. Any other comments on the minutes?

Mr. Morgan: I will make a motion to approve.

On MOTION by Mr. Morgan, seconded by Mr. Register, with all in favor, Approving the Minutes of the October 3, 2022 Board of Supervisors Meeting, were approved as amended to include District Counsel’s changes.

FOURTH ORDER OF BUSINESS

Consideration of Agreement with DiBartolomeo, McBee, Hartley & Barnes to Provide Auditing Services for the Fiscal Years 2022 – 2024

Mr. Flint: Item four is the agreement for auditing services. Any questions on the agreement? Otherwise, is there a motion to approve it?

Mr. Morgan: I will make a motion to approve.

On MOTION by Mr. Morgan, seconded by Mr. Register, with all in favor, the Agreement with DiBartolomeo, McBee, Hartley & Barnes to Provide Auditing Services for the Fiscal Years 2022-2024, was approved.

FIFTH ORDER OF BUSINESS

Ratification of Series 2022 Requisition #2

Mr. Flint: Next is the ratification of Requisition #2. This is for \$4,065,172 and it has been submitted to the Trustee and paid. We are just asking the Board to ratify the requisition.

On MOTION by Mr. Morgan, seconded by Mr. Register, with all in favor, Series 2022 Requisition #2, was ratified.

SIXTH ORDER OF BUSINESS

Discussion of Pending Plat/Conveyances

Mr. Flint: Any other plats or conveyances we need to discuss?

Mrs. Trucco: No, nothing that we need to discuss today.

SEVENTH ORDER OF BUSINESS

Staff Reports

A. Attorney

Mr. Flint: Staff reports, anything else Kristen?

Ms. Trucco: No, that’s it. No updates.

B. Engineer

Mr. Flint: Broc, anything from the District Engineer?

Mr. Althafer: No, I don’t have anything to present but I am available for questions.

C. District Manager’s Report

i. Balance Sheet and Income Statement

Mr. Flint: You have the unaudited financials through September 30th. Are there any questions on those?

Mr. Morgan: Is the developer still making contributions?

Mr. Flint: This is last fiscal year.

Mr. Morgan: Oh, it says FY 2022 \$136,000.

Mr. Flint: Yes, that ended on September 30th. This is the last month of the last fiscal year.

Mr. Morgan: Okay, good.

ii. Ratification of Funding Request #1

Mr. Flint: We are doing Funding Request #1 because the assessment revenue hasn't come in yet. Part of it is FY 2022 and part of it is FY 2023.

Mr. Morgan: Okay.

Mr. Flint: The developer can be reimbursed once the revenue starts coming in. Is there a motion to ratify Funding Request #1?

Mr. Morgan: I will make a motion.

On MOTION by Mr. Morgan, seconded by Mr. Register, with all in favor, Funding Request #1, was ratified.

EIGHTH ORDER OF BUSINESS

Other Business

Mr. Flint: Any other business? Hearing none,

NINTH ORDER OF BUSINESS

Supervisor's Requests

There being none, the next item followed.

TENTH ORDER OF BUSINESS

Adjournment

Mr. Flint: Is there a motion to adjourn?

On MOTION by Mr. Morgan, seconded by Mr. Register, with all in favor, the meeting was adjourned.

Secretary/Assistant Secretary

Chairman/Vice Chairman

SECTION IV



KATRINA S. SCARBOROUGH, CFA, CCF, MCF OSCEOLA COUNTY PROPERTY APPRAISER

Bridgewalk CDD

This Data Sharing And Usage Agreement, hereafter referred to as "Agreement," establishes the terms and conditions under which the **Bridgewalk CDD**, hereafter referred to as agency, can acquire and use Osceola County Property Appraiser (OCPA) data that is exempt from Public Records disclosure as defined in [FS 119.071](#).

Please note the referenced statute has amended as of October 1, 2021. The paragraph below reflects the changes.

The confidentiality of personal identifying and location information including: names, mailing address, or any other descriptive property information that may reveal identity or home address pertaining to parcels owned by individuals that have received exempt/confidential status, hereafter referred to as confidential personal identifying and location information, **will be protected as follows:**

1. The **agency** will not release confidential personal identifying and location information that may reveal identifying and location information of individuals exempted from Public Records disclosure.
2. The **agency** will not present the confidential personal identifying and location information in the results of data analysis (including maps) in any manner that would reveal personal identifying and location information of individuals exempted from Public Records disclosure.
3. The **agency** shall comply with all State laws and regulations governing the confidentiality of personal identifying and location information that is the subject of this Agreement.
4. The **agency** shall ensure any employee granted access to confidential personal identifying and location information is subject to the terms and conditions of this Agreement.
5. The **agency** shall ensure any third party granted access to confidential personal identifying and location information is subject to the terms and conditions of this Agreement. Acceptance of these terms must be provided in writing to the **agency** by the third party before personal identifying and location information is released.
6. The terms of this Agreement shall commence on **January 1, 2023** and shall run until **December 31, 2023**, the date of signature by the parties notwithstanding. **This Agreement shall not automatically renew.** A new agreement will be provided annually for the following year.

IN WITNESS THEREOF, both the Osceola County Property Appraiser, through its duly authorized representative, and the **agency**, through its duly authorized representative, have hereunto executed this Data Sharing and Usage Agreement as of the last below written date.

OSCEOLA COUNTY PROPERTY APPRAISER

Bridgewalk CDD

Signature: _____

Signature: George S. Flint

Print: Katrina S. Scarborough

Print: George S. Flint

Date: _____

Title: District Manager

Date: 1/4/2023

Please return signed **original copy**, no later than January 31, 2023.

2505 E IRLO BRONSON MEMORIAL HWY
KISSIMMEE, FL 34744
(407) 742-5000

INFO@PROPERTY-APPRAISER.ORG • PROPERTY-APPRAISER.ORG

SECTION V

Certificate of Completion (Exhibit 2)

Notice of Modification to Original Contract Design

Project W.O. # 747274 OUC Account # X
Project Name: Bridgewalk Phase 1
Customer/Account Name Bridgewalk CDD


Original Monthly Lighting Service Charges, Poles, Fixtures & Installation Scope:

Investment \$4357.86 Maintenance \$751.68 Fuel & Energy \$207.69
(71) 20' round black concrete poles [036-27369]
(71) 75w LED tear drop fixtures [036-23268]
(37) 27' round black concrete poles [036-27383]
(37) 120w LED tear drop fixtures [036-23332]
(108) King hook arms [036-24051]

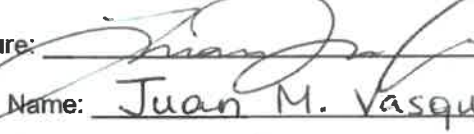
Amended Monthly Lighting Service Charges per As-Built, Poles, Fixtures & Installation Scope:

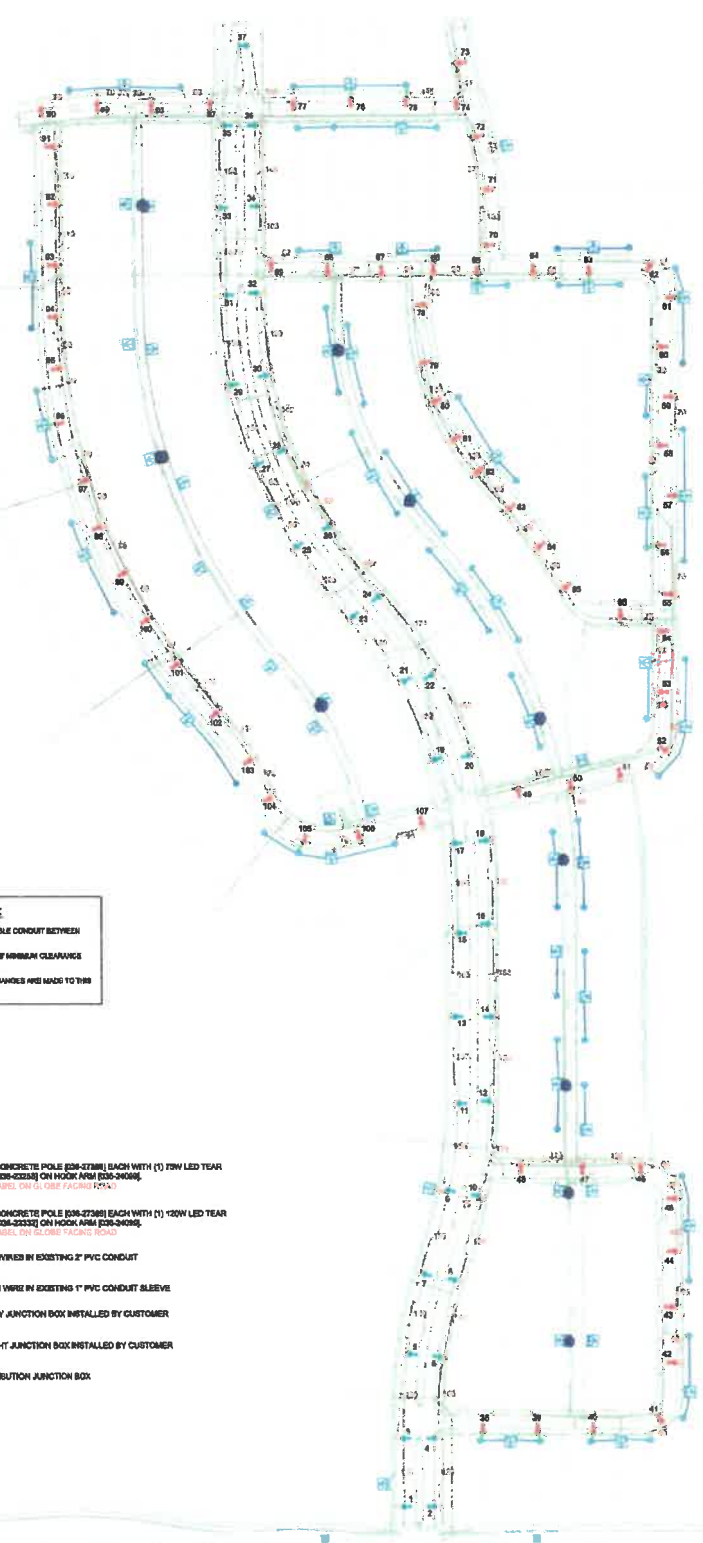
Investment \$4,783.32 Maintenance \$821.28 Fuel & Energy \$223.72
(81) 20' round black concrete poles [036-27398]
(81) 75w LED tear drop fixtures [036-23268]
(37) 27' round black concrete poles [036-27399]
(37) 120w LED tear drop fixtures [036-23332]
(118) King hook arms [036-24099]

Authorized OUC Representative

Signature: 
Printed Name: Ric Dy-Liacco
Title: Sr. Engineer
Date: 12-20-22

Authorized Customer Representative

Signature: 
Printed Name: Juan M. Vasquez
Title: Assistant Secretary
Date: February 9, 2023



GENERAL NOTES:
 INSTALL 1" LIQUIDTIGHT FLEXIBLE CONDUIT BETWEEN JUNCTION BOX AND POLE.
 ALL POLES SHALL MAINTAIN 7' MINIMUM CLEARANCE FROM A FIRE HYDRANT.
 NOTIFY ENGINEER BEFORE CHANGES ARE MADE TO THIS DRAWING.

- NOTES:**
- + INSTALL (7) 30' CONCRETE POLE (208-27388) EACH WITH (1) 70W LED TEAR DROP FIXTURE (208-28233) ON HOOD ARM (208-24089). STREET LIGHT LABEL ON BOTTOM FLANGE (204)
 - + INSTALL (7) 27' CONCRETE POLE (208-27388) EACH WITH (1) 120W LED TEAR DROP FIXTURE (208-28233) ON HOOD ARM (208-24089). STREET LIGHT LABEL ON BOTTOM FLANGE (204)
 - INSTALL 2-#8 CU WIRE IN EXISTING 2" PVC CONDUIT
 - INSTALL 3-#14 CU WIRE IN EXISTING 1" PVC CONDUIT SLEEVE
 - NEW SECONDARY JUNCTION BOX INSTALLED BY CUSTOMER
 - NEW STREETLIGHT JUNCTION BOX INSTALLED BY CUSTOMER
 - ELECTRIC DISTRIBUTION JUNCTION BOX



O.U.C.
 Lighting
 6003 Pershing Ave.
 Orlando, FL 32822
 (407) 737-4234

FORM ORDER: 9 74724	
JOB NAME: BRIDGEWALK PHASE 1	
LOCATION: CYRUS DRIVE	
GLOBE/OPTICS/CL: SEE LEGEND	JOB TYPE: L/CONTRACT
BRACKET/CL: SEE LEGEND	ENGINEER: RIG OY-LIACCO
C/UCODE: SEE LEGEND	SCALE: 1" = 60'
FIXTURE/STYLE: LED TEAR DROP	DATE: 04-04-22
JURISDICTION: CITY OF ST. CLOUD	
CONVERAGE: CONTRACT	DATE REV. BY REVISION
CONTROLLER: N	00-00-00 X 1
	00-00-00 X PAGE: 1 OF 1

SECTION VI

SECTION C

SECTION 1

Bridgewalk Community Development District

Summary of Checks

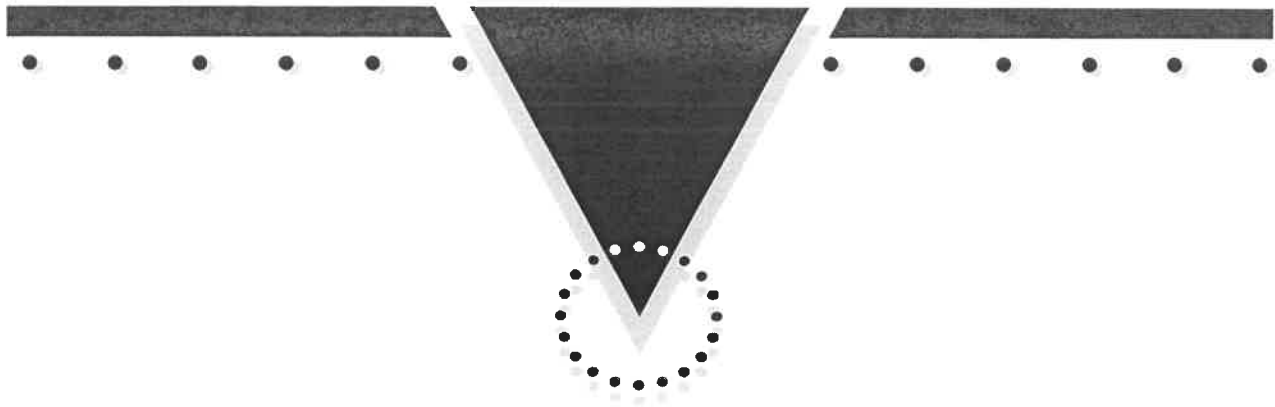
January 31, 2023 to February 27, 2023

Bank	Date	Check #	Amount
General Fund	2/1/23	71-72	\$ 204.60
	2/9/23	73-74	\$ 7,530.79
			\$ 7,735.39
			\$ 7,735.39

CHECK DATE	VEND#	INVOICE DATE	EXPENSED TO YRMO	DPT ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK#
2/01/23	00012	02012023	202302	300-20700-10000			BRIDGEWALK CDD C/O USBANK	*	156.42	156.42 000071
2/01/23	00010	02130281	202301	320-53800-43000			ORLANDO UTILITIES COMMISSION	*	48.18	48.18 000072
2/09/23	00012	02092023	202302	300-20700-10000			BRIDGEWALK CDD C/O USBANK	*	2,734.50	2,734.50 000073
2/01/23	00001	2/01/23 25	202302	310-51300-34000			MANAGEMENT FEES FEB23	*	3,062.50	3,062.50
2/01/23		2/01/23 25	202302	310-51300-35200			WEBSITE ADMIN FEB23	*	66.67	66.67
2/01/23		2/01/23 25	202302	310-51300-35100			INFORMATION TECH FEB23	*	108.33	108.33
2/01/23		2/01/23 25	202302	310-51300-31300			DISSEMINATION FEE FEB23	*	291.67	291.67
2/01/23		2/01/23 25	202302	310-51300-51000			OFFICE SUPPLIES	*	.45	.45
2/01/23		2/01/23 25	202302	310-51300-42000			POSTAGE	*	16.29	16.29
2/01/23		2/01/23 25	202302	310-51300-42000			USPS-941FORM MAILING 2022	*	.38	.38
2/01/23		2/01/23 26	202302	320-53800-12000			FIELD MANAGEMENT FEB23	*	1,250.00	1,250.00
GOVERNMENTAL MANAGEMENT SERVICES									4,796.29	000074
TOTAL FOR BANK A									7,735.39	
TOTAL FOR REGISTER									7,735.39	

BWLK BRIDGEWALK TVISCARRA

SECTION 2



Bridgewalk
Community Development District

Unaudited Financial Reporting
January 31, 2023



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Bridgewalk
COMMUNITY DEVELOPMENT DISTRICT
BALANCE SHEET
January 31, 2023

	General Fund	Debt Service Fund	Capital Projects Fund	Totals 2023
<u>ASSETS:</u>				
CASH	\$157,557	---	---	\$157,557
<u>INVESTMENTS</u>				
SERIES 2022				
RESERVE	---	\$123,450	---	\$123,450
REVENUE	---	\$241,457	---	\$241,457
CONSTRUCTION	---	---	\$19,186	\$19,186
DUE FROM GENERAL FUND	---	\$156	---	\$156
TOTAL ASSETS	\$157,557	\$365,063	\$19,186	\$541,807
<u>LIABILITIES:</u>				
ACCOUNTS PAYABLE	\$48	---	---	\$48
DUE TO DEBT SERVICE	\$156	---	---	\$156
<u>FUND EQUITY:</u>				
FUND BALANCES:				
UNASSIGNED	\$157,352	---	---	\$157,352
RESTRICTED FOR DEBT SERVICE	---	\$365,063	---	\$365,063
RESTRICTED FOR CAPITAL PROJECTS	---	---	\$19,186	\$19,186
TOTAL LIABILITIES & FUND EQUITY	\$157,557	\$365,063	\$19,186	\$541,807

BRIDGEWALK

COMMUNITY DEVELOPMENT DISTRICT

GENERAL FUND

Statement of Revenues & Expenditures

For The Period Ending January 31, 2023

	ADOPTED BUDGET	PRORATED BUDGET THRU 1/31/23	ACTUAL THRU 1/31/23	VARIANCE
REVENUES:				
SPECIAL ASSESSMENTS	\$194,313	\$189,310	\$189,310	\$0
DEVELOPER CONTRIBUTIONS	\$136,008	\$45,336	\$21,856	(\$23,480)
TOTAL REVENUES	\$330,321	\$234,646	\$211,165	(\$23,480)
EXPENDITURES:				
ADMINISTRATIVE:				
SUPERVISORS FEES	\$12,000	\$4,000	\$2,185	\$1,815
FICA EXPENSE	\$918	\$306	\$153	\$153
ENGINEERING	\$9,500	\$3,167	\$0	\$3,167
ATTORNEY	\$25,000	\$8,333	\$1,255	\$7,079
DISSEMINATION	\$3,500	\$1,167	\$1,167	(\$0)
ANNUAL AUDIT	\$5,000	\$0	\$0	\$0
TRUSTEE FEES	\$4,500	\$0	\$0	\$0
ASSESSMENT ADMINISTRATION	\$5,000	\$5,000	\$5,000	\$0
MANAGEMENT FEES	\$36,750	\$12,250	\$12,250	\$0
INFORMATION TECHNOLOGY	\$1,300	\$433	\$433	\$0
WEBSITE MAINTENANCE	\$800	\$267	\$267	(\$0)
TELEPHONE	\$300	\$100	\$0	\$100
POSTAGE	\$1,000	\$333	\$182	\$152
INSURANCE	\$5,625	\$5,625	\$5,375	\$250
PRINTING & BINDING	\$1,000	\$333	\$32	\$301
LEGAL ADVERTISING	\$2,500	\$833	\$0	\$833
OTHER CURRENT CHARGES	\$600	\$200	\$35	\$165
OFFICE SUPPLIES	\$625	\$208	\$1	\$207
DUES, LICENSE & SUBSCRIPTIONS	\$175	\$175	\$175	\$0
FIELD:				
FIELD SERVICES	\$15,000	\$5,000	\$5,000	\$0
PROPERTY INSURANCE	\$2,500	\$2,500	\$0	\$2,500
ELECTRIC	\$2,400	\$800	\$172	\$628
STREETLIGHTS	\$76,356	\$25,452	\$0	\$25,452
WATER & SEWER	\$15,000	\$5,000	\$2,800	\$2,200
LANDSCAPE MAINTENANCE	\$91,820	\$30,607	\$22,522	\$8,085
LANDSCAPE CONTINGENCY	\$2,500	\$833	\$0	\$833
IRRIGATION REPAIRS	\$2,500	\$833	\$0	\$833
LAKE MAINTENANCE	\$1,152	\$384	\$0	\$384
CONTINGENCY	\$2,500	\$833	\$0	\$833
REPAIRS & MAINTENANCE	\$2,500	\$833	\$0	\$833
TOTAL EXPENDITURES	\$330,321	\$115,807	\$59,003	\$56,804
EXCESS REVENUES (EXPENDITURES)	\$0		\$152,162	
FUND BALANCE - Beginning	\$0		\$5,190	
FUND BALANCE - Ending	\$0		\$157,352	

BRIDGEWALK

COMMUNITY DEVELOPMENT DISTRICT

DEBT SERVICE FUND

Series 2022

Statement of Revenues & Expenditures

For The Period Ending January 31, 2023

	ADOPTED BUDGET	PRORATED BUDGET THRU 1/31/23	ACTUAL THRU 1/31/23	VARIANCE
<u>REVENUES:</u>				
SPECIAL ASSESSMENTS	\$246,900	\$240,541	\$240,541	\$0
INTEREST	\$0	\$0	\$2,175	\$2,175
TOTAL REVENUES	\$246,900	\$240,541	\$242,717	\$2,175
<u>EXPENDITURES:</u>				
INTEREST EXPENSE - 12/15	\$77,219	\$77,219	\$77,219	\$0
PRINCIPAL EXPENSE - 6/15	\$90,000	\$0	\$0	\$0
INTEREST EXPENSE - 06/15	\$77,219	\$0	\$0	\$0
TOTAL EXPENDITURES	\$244,438	\$77,219	\$77,219	\$0
<u>OTHER SOURCES/(USES):</u>				
TRANSFER IN/(OUT)	\$0	\$0	(\$1,114)	\$1,114
TOTAL SOURCES/(USES)	\$0	\$0	(\$1,114)	\$1,114
EXCESS REVENUES (EXPENDITURES)	\$2,463		\$164,384	
FUND BALANCE - Beginning	\$77,236		\$200,680	
FUND BALANCE - Ending	\$79,699		\$365,063	

BRIDGEWALK

COMMUNITY DEVELOPMENT DISTRICT

CAPITAL PROJECTS FUND

Series 2022

Statement of Revenues & Expenditures

For The Period Ending January 31, 2023

	ADOPTED BUDGET	PRORATED BUDGET THRU 1/31/23	ACTUAL THRU 1/31/23	VARIANCE
<u>REVENUES:</u>				
INTEREST	\$0	\$0	\$7,576	\$7,576
TOTAL REVENUES	\$0	\$0	\$7,576	\$7,576
<u>EXPENDITURES:</u>				
<u>ADMINISTRATIVE:</u>				
CAPITAL OUTLAY - CONSTRUCTION	\$0	\$0	\$0	\$0
TOTAL EXPENDITURES	\$0	\$0	\$0	\$0
<u>OTHER SOURCES/(USES):</u>				
TRANSFER IN/(OUT)	\$0	\$0	\$1,114	(\$1,114)
TOTAL SOURCES/(USES)	\$0	\$0	\$1,114	(\$1,114)
EXCESS REVENUES (EXPENDITURES)	\$0		\$8,690	
FUND BALANCE - Beginning	\$0		\$10,496	
FUND BALANCE - Ending	\$0		\$19,186	

BRIDGEWALK Community Development District

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
REVENUES:													
SPECIAL ASSESSMENTS	\$25,698	\$13,914	\$149,575	\$123	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$189,310
DEVELOPER CONTRIBUTIONS	\$21,856	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$21,856
TOTAL REVENUES	\$47,553	\$13,914	\$149,575	\$123	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$211,165
EXPENDITURES:													
ADMINISTRATIVE:													
SUPERVISOR FEES	\$1,000	\$1,000	\$0	\$185	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,185
FICA EXPENSE	\$77	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$153
ENGINEERING	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
ATTORNEY	\$589	\$666	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,255
DISSEMINATION	\$292	\$292	\$292	\$292	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,167
ANNUAL AUDIT	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
TRUSTEE FEES	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
ASSESSMENT ADMINISTRATION	\$5,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,000
MANAGEMENT FEES	\$3,063	\$3,063	\$3,063	\$3,063	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$12,250
INFORMATION TECHNOLOGY	\$108	\$108	\$108	\$108	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$433
WEBSITE MAINTENANCE	\$67	\$67	\$67	\$67	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$267
TELEPHONE	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
POSTAGE	\$132	\$7	\$40	\$3	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$182
INSURANCE	\$5,375	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,375
PRINTING & BINDING	\$15	\$3	\$14	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$32
LEGAL ADVERTISING	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
OTHER CURRENT CHARGES	\$0	\$0	\$0	\$35	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$35
OFFICE SUPPLIES	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1
DUES, LICENSES & SUBSCRIPTIONS	\$175	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$175
FIELD:													
FIELD SERVICES	\$1,250	\$1,250	\$1,250	\$1,250	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,000
PROPERTY INSURANCE	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
ELECTRIC	\$37	\$99	\$47	\$48	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$172
STREETLIGHTS	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
WATER & SEWER	\$949	\$1,700	\$152	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,800
LANDSCAPE MAINTENANCE	\$5,478	\$5,478	\$5,478	\$6,087	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$22,522
LANDSCAPE CONTINGENCY	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
IRRIGATION REPAIRS	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
LAKE MAINTENANCE	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
CONTINGENCY	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
REPAIRS & MAINTENANCE	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
TOTAL EXPENDITURES	\$23,606	\$13,750	\$10,510	\$11,137	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$59,008
EXCESS REVENUES (EXPENDITURES)	\$23,948	\$164	\$139,065	(\$11,014)	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$152,162

BRIDGEWALK
Community Development District
Developer Contributions/Due from Developer

Funding Request #	Prepared Date	Payment Received Date	Check Amount	Total Funding Request	General Fund Portion (22)*	General Fund Portion (23)	Due from Capital	Over and (short) Balance Due
14	8/26/22	9/7/22	\$ 5,375.00	\$ 5,375.00	\$ -	\$ 5,375.00	\$ -	\$ -
15	9/14/22	10/20/22	\$ 16,584.24	\$ 16,584.24	\$ 11,584.24	\$ 5,000.00	\$ -	\$ -
1	10/30/22	11/15/22	\$ 14,699.64	\$ 14,699.64	\$ 3,218.91	\$ 11,480.73	\$ -	\$ -
Due from Developer				\$ 36,658.88	\$ 14,803.15	\$ 21,855.73	\$ -	\$ -

Total Developer Contributions FY23
\$ 21,855.73

BRIDGEWALK
COMMUNITY DEVELOPMENT DISTRICT

LONG TERM DEBT REPORT

SERIES 2022,S PECIAL ASSESSMENT BONDS	
ASSESSMENT AREA ONE PROJECT	
INTEREST RATE:	2.500%, 3.000%, 3.250%, 4.000%
MATURITY DATE:	12/15/2052
RESERVE FUND DEFINITION	50% MAXIMUM ANNUAL DEBT SERVICE
RESERVE FUND REQUIREMENT	\$123,450
RESERVE FUND BALANCE	\$123,450
BONDS OUTSTANDING - 2/22/22	\$4,440,000
CURRENT BONDS O U TSTANDING	\$4,440,000

**BRIDGEWALK
COMMUNITY DEVELOPMENT DISTRICT**

SPECIAL ASSESSMENT RECEIPTS - FY2023

TAX COLLECTOR

Gross Assessments \$ 407,809 \$ 179,602 \$ 228,207
Net Assessments \$ 383,341 \$ 168,826 \$ 214,515

Date Received	Dist.	Gross Assessments Received	Discounts/ Penalties	Commissions Paid	Interest Income	Net Amount Received	Debt Service		Total 100%
							General Fund 44.04%	Series 2022 55.96%	
11/22/22	ACH	\$ 33,581.31	\$ 1,343.24	\$ 644.76	\$ -	\$ 31,593.31	\$ 13,913.94	\$ 17,679.37	\$ 31,593.31
12/9/22	ACH	\$ 345,734.76	\$ 13,829.28	\$ 6,638.11	\$ -	\$ 325,267.37	\$ 143,250.26	\$ 182,017.11	\$ 325,267.37
12/22/22	ACH	\$ 15,264.22	\$ 610.57	\$ 293.07	\$ -	\$ 14,360.58	\$ 6,324.51	\$ 8,036.07	\$ 14,360.58
1/24/23	ACH	\$ -	\$ -	\$ -	\$ 279.53	\$ 279.53	\$ 123.11	\$ 156.42	\$ 279.53
2/9/23	ACH	\$ 5,088.08	\$ 101.76	\$ 99.73	\$ -	\$ 4,886.59	\$ 2,152.09	\$ 2,734.50	\$ 4,886.59
						\$ -	\$ -	\$ -	\$ -
						\$ -	\$ -	\$ -	\$ -
						\$ -	\$ -	\$ -	\$ -
						\$ -	\$ -	\$ -	\$ -
						\$ -	\$ -	\$ -	\$ -
						\$ -	\$ -	\$ -	\$ -
Totals		\$ 399,668.37	\$ 15,884.85	\$ 7,675.67	\$ 279.53	\$ 376,387.38	\$ 165,763.91	\$ 210,623.47	\$ 376,387.38

DIRECT BILLED ASSESSMENTS

ST ANDARD PACFC OFF LORDA \$58,350.09 \$25,697.72 \$32,652.37

DATE RECEIVED	DUE DATE	CHECK NO.	NET ASSESSED	AMOUNT RECEIVED	Operation & Maintenance	Debt Service Series 2022
10/7/22	11/1/22	1893100	\$ 12,848.86	\$ 12,848.86	\$ 12,848.86	\$ -
10/7/22	2/1/23	1893100	\$ 6,424.43	\$ 6,424.43	\$ 6,424.43	\$ -
10/7/22	5/1/23	1893100	\$ 39,076.80	\$ 39,076.80	\$ 6,424.43	\$ 32,652.37
			\$ 58,350.09	\$ 58,350.09	\$ 25,697.72	\$ 32,652.37

**Bridgewalk
Community Development District
Special Assessment Bonds, Series 2022
(Assessment Area One Project)**

Date	Requisition #	Contractor	Description	Requisitions
Fiscal Year 2022				
9/13/22	1	Greenberg Traurig	Invoice #100005573 - Post Closing Costs	\$ 155.15
TOTAL				\$ 155.15
Fiscal Year 2022				
3/1/22		Interest		\$ 4.67
3/2/22		Transfer from Reserve		\$ 0.14
4/1/22		Interest		\$ 20.66
4/4/22		Transfer from Reserve		\$ 0.63
5/2/22		Interest		\$ 20.00
5/3/22		Transfer from Reserve		\$ 0.61
6/1/22		Interest		\$ 549.73
6/2/22		Transfer from Reserve		\$ 16.70
7/1/22		Interest		\$ 1,714.26
7/5/22		Transfer from Reserve		\$ 52.06
8/1/22		Interest		\$ 3,292.25
8/2/22		Transfer from Reserve		\$ 99.94
9/1/22		Interest		\$ 5,330.72
9/2/22		Transfer from Reserve		\$ 161.68
TOTAL				\$ 11,264.05
Acquisition/Construction Fund at 2/22/22				\$ 4,064,559.03
Interest Earned thru 9/30/22				\$ 11,264.05
Requisitions Paid thru 9/30/22				\$ (155.15)
Remaining Acquisition/Construction Fund				\$ 4,075,667.93

Date	Requisition #	Contractor	Description	Requisitions
Fiscal Year 2023				
10/6/22	2	Lennar Homes LLC	Reimbursement of Infrastructure Costs	\$ 4,065,172.00
TOTAL				\$ 4,065,172.00
Fiscal Year 2023				
10/3/22		Interest		\$ 6,146.31
10/4/22		Transfer from Reserve		\$ 186.17
11/1/22		Interest		\$ 1,328.01
11/2/22		Transfer from Reserve		\$ 252.52
12/1/22		Interest		\$ 46.88
12/2/22		Transfer from Reserve		\$ 315.08
12/21/22		Interest		\$ 0.02
12/22/22		Transfer from Reserve		\$ 0.15
1/3/23		Interest		\$ 54.76
1/4/23		Transfer from Reserve		\$ 360.34
TOTAL				\$ 8,690.24
Acquisition/Construction Fund at 9/30/22				\$ 4,075,667.93
Interest Earned thru 1/31/23				\$ 8,690.24
Requisitions Paid thru 1/31/23				\$ (4,065,172.00)
Remaining Acquisition/Construction Fund				\$ 19,186.17