

*Bridgewalk
Community Development District*

Agenda

April 15, 2024

AGENDA

Bridgewalk

Community Development District

219 E. Livingston Street, Orlando, Florida 32801

Phone: 407-841-5524 – Fax: 407-839-1526

April 8, 2024

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, April 15, 2024 at 10:00 a.m., or as shortly thereafter as reasonably possible, 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 March 18, 2024 Meeting
4. Consideration of Final Funding Agreement with Standard Pacific of Florida, LLC for the 2024 Expansion Project
5. Consideration of Resolution 2024-07 Certifying the Series 2022 (AA1) Project Complete
6. Ratification of Series 2023 Requisition #3 and Consideration of Requisition #4
7. Discussion of Agreement with HOA Regarding Boat Ramp Docks
8. Staff Reports
 - A. Attorney
 - i. Memorandum Regarding Annual Reminder on Florida Laws for Public Officials
 - B. Engineer
 - i. Discussion of Pending Plat Conveyances
 - ii. Status of Permit Transfers
 - C. District Manager's Report
 - i. Approval of Check Register
 - ii. Balance Sheet and Income Statement
 - D. Field Manager's Report
9. Other Business
10. Supervisor's Requests
11. 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

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, March 18, 2024 at 10:00 a.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
Kathryn Farr <i>by phone</i>	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

FIRST ORDER OF BUSINESS

Roll Call

Mr. Flint called the meeting to order and called the roll. We have four Board members here and one by phone constituting a quorum.

SECOND ORDER OF BUSINESS

Public Comment Period

Mr. Flint: We just have Board members and staff here.

THIRD ORDER OF BUSINESS

Approval of Minutes of the February 19, 2024 Meeting

Mr. Flint: The next item is approval of the minutes from the February 19, 2024 Board of Supervisors meeting. Did the Board have any comments or corrections?

Mr. Morgan: No, they all look good. Make a motion to accept.

On MOTION by Mr. Morgan, seconded by Mr. Register with all in favor, the Minutes of the February 19, 2024 of the Board of Supervisors Meeting, were approved, as presented.

FOURTH ORDER OF BUSINESS

**Consideration of Resolution 2024-05
Authorizing a Petition to be Filed to
Expand the District Boundaries**

Mr. Flint: This is authorizing the petition to expand the District boundaries.

Ms. Trucco: Exactly! We were notified by the developer that they are ready to move forward with a petition to expand the boundary of the CDD by 83.47 acres of land. There is a survey right now that is attached to the resolution with the new description that I believe we will be using and also a sketch of that area. This resolution is going to allow us to kick off that process and engage the District Engineer to prepare the necessary exhibits for our petition and also the District Manager of course prepares the statement of estimated regulatory cost as well for the expansion and its impact to the CDD. We are looking for approval of this resolution again to authorize us to proceed with filing a petition with Osceola County to expand the boundary of the District and that will be effectuated through an amended ordinance for the CDD.

Mr. Morgan: This is 2A and 2B?

Mr. Register: No, this is at Springhead Osceola. That 241-lot piece is expanding all the way up to the county line. Broc and Kathryn, we want to start tracking this on our weekly call.

Mr. Althafer and Ms. Farr: Okay, understood.

Mr. Flint: We don't have it on the agenda but we should add 4A funding agreement to fund the cost associated with the boundary amendment. If the Board is amenable, is there a motion to amend the agenda to add item 4A?

On MOTION by Mr. Morgan, seconded by Mr. Register, with all in favor, Resolution 2024-05 Authorizing a Petition to be Filed to Expand the District Boundaries, was approved.

On MOTION by Mr. Morgan, seconded by Mr. Register, with all in favor, Amending the Agenda to Add Item 4A, was approved.

A. Funding Agreement

Mr. Flint: We need a basic funding agreement that would have Lennar paying the cost of the boundary expansion so the residents of Bridgewalk are not paying it. We will draft that and get the Chair to sign.

On MOTION by Mr. Morgan, seconded by Mr. Kewley, with all in favor, the Funding Agreement, was approved.

FIFTH ORDER OF BUSINESS

Consideration of Requisitions

A. Series 2022 Requisition #7

Mr. Flint: This is to draw down the balance of the construction account for \$23,079.42.

Mr. Morgan: Will this close out that account?

Mr. Flint: Yes, we have the same issue here with interest earnings.

Mr. Register: This is Assessment Area 1?

Mr. Flint: Correct.

Mr. Register: Which is 1A and then 1B, 2A and 2B are a separate assessment area.

Mr. Flint: That sounds right. We should be able to certify this.

Mr. Register: Broc, we need to prepare a completion certification or whatever documentation pressing forward.

Ms. Trucco: It is a short certificate. I will send it over to Broc and he is going to sign certifying that the project is complete.

Mr. Register: This is just to close out the 2022 bond series and the project associated with that assessment area.

On MOTION by Mr. Morgan, seconded by Mr. Register, with all in favor, Series 2022 Requisition #7, was approved.

B. Series 2023 Requisition #2

Mr. Flint: This is the Assessment Area 2 project for \$1,712,131.73. This is reimbursement of infrastructure costs for 1B. Any questions on the requisition?

Mr. Register: That looks good to me. How much does that leave in the account?

Mr. Flint: As of February, we had \$4.4M minus \$1.7M.

Mr. Register: That included 1B, 2A, 2B and 2C as well so that is why it is that large.

On MOTION by Mr. Morgan, seconded by Mr. Register, with all in favor, Series 2023 Requisition #2, was approved.

SIXTH ORDER OF BUSINESS

**Consideration of Resolution 2024-06
Approving the Conveyance of Real
Property and Improvements to the District**

Ms. Trucco: We completed these in conjunction with our review of the requisition because we wanted to make sure that all of the improvements and any tracts that are to be dedicated to the CDD. We are going through the process now of getting those conveyed to the District. This resolution is going to approve the conveyance documents in substantially final form subject to District Engineer and District Staff signoff on these conveyances. It is just our standard documents that are attached to the resolution. You have the Special Warranty Deed that is going to convey the tracts from the developer to the CDD. The Bill of Sale conveys the infrastructure improvements that are located on those tracts to the CDD. I am actually still confirming with the District Engineer what specifically those infrastructure improvements are. My understanding is that some of those will be conveyed either to TWA, Osceola County or OUC. There will be a follow up to this resolution but as of right now you can at least see the tracts and these are all the tracts remaining that need to be conveyed to the CDD in both of the plats that I have which is Phase 1A plat and Phase 1B, 2A, and 2B plat. Following the Bill of Sale is our agreement regarding taxes, Owner's Affidavit, standard documents where the developer certifies to us that there are no outstanding taxes on these tracts nor are there any encumbrances that would hinder the ability of the District to own and maintain these in conjunction with the intent behind those tracts. If it is a stormwater tract, there are no encumbrances on that stormwater tract that would hinder our ability to maintain and operate that as a stormwater tract. There is a Certificate of the District Engineer. This is required for all conveyances to the CDD. The District Engineer certifies that these tracts have been approved by all of the governmental entities with all approvals necessary for us to own and operate them and in addition that ownership by the CDD of these tracts is consistent with the original construction plans for the CDD. I am still confirming with the developer and District Engineer that these are completed and ready for conveyance. I believe they are.

Mr. Register: There should be nothing standing in the way of the conveyance here. I think probably the last item was sanitary clearance which we received so that is in place. Conveyance to OUC in particular, presumably the OUC components here that you called out in exhibit B to be conveyed, presumably that is just a Bill of Sale that is unilateral one sided recorded.

Ms. Trucco: We will send that to them and will say basically we are providing this to convey any and all rights the CDD incurred as a result of financing the underground electrical system. Those were noted as financed with CDD bond funds so we do want something in writing

to OUC saying we are releasing any and all rights that we may have in that system to OUC. Again, those rights would have just been by virtue of contributing to the financing of that system.

Mr. Register: We also want to do a map with these where possible so we can visually see where these tracts are in space. I don't care about highlighting the potable water or sanitary sewer stuff.

Mr. Bonin: Who is doing that map?

Mr. Register: My expectation is that someone within the chain whether that is us or Broc as highlighting the plat.

Mr. Bonin: Are you talking about Dave Reid's version of Storey Lake?

Mr. Register: I am specifically talking about when we are doing conveyance documents. I want to see a highlighted map.

Mr. Bonin: Let's be clear on who we are tasking with that.

Mr. Register: That is something we have to sort out, who does that as a matter of procedure.

Mr. Morgan: If Broc is certifying it as the Engineer, it seems like it would be logical for him to do this.

Mr. Register: I think that makes the most sense is have Broc handle the map that accompanies the certification.

Mr. Althafer: I am hearing this and will start working on putting a map together.

Ms. Trucco: Do you want to put it under staff reports? Could we have status of permit transfers. It is really something that the District Engineers work on with the developers. Maybe status of permit transfers and related highlighted map as a reminder.

Mr. Register: I am fine with that.

On MOTION by Mr. Register, seconded by Mr. Morgan, with all in favor, Resolution 2024-06 Approving the Conveyance of Real Property and Improvements to the District, was approved in substantial final form subject to staff signing off.

SEVENTH ORDER OF BUSINESS

Staff Reports

A. Attorney

Ms. Trucco: The deed that is included encompasses all of the remaining tracts that are dedicated on the plats to the CDD that have not yet been conveyed to the CDD. Once we get this conveyed, I think we are in good shape. Other updates, we will move forward with the expansion

petition and get that final soon. That is going to be dependent if we can get those exhibits back so I will send a follow up email to the developer team and District Engineer to specify what exhibits are needed and also provide example exhibits on there. Similar concept to the establishment. The Cost Allocation Agreement between Standard Pacific of Florida and Tohopekaliga Water Authority has been completed and now finalized. We will bring a version back to the Board so can put it on the upcoming agenda for ratification of the final form of that by the Board. We are continuing to work with Osceola County with regard to the drainage easements requested for the Cyrils Drive expansion project. Broc sent back some helpful comments on that and I forwarded those over to the Osceola County attorney’s office for them to work out a response on that. I will continue to keep you updated on that. Otherwise, there are no other legal issues that have come up since the last meeting.

B. Engineer

i. Discussion of Pending Plat Conveyance

ii. Status of Permit Transfers

Mr. Althafer: I am working on the Engineer’s Report for Assessment Area 3 for Springhead Lake Osceola so you will see that circulating in the next couple of weeks for initial review.

Mr. Flint: Any questions for the Engineer?

C. District Manager’s Report

i. Approval of Check Register

Mr. Flint: The check register for the General Fund and Board pay is \$31,709.04. Any questions on the register?

On MOTION by Mr. Morgan, seconded by Mr. Register, with all in favor, the Check Register totaling \$31,709.04 was approved.

ii. Balance Sheet and Income Statement

Mr. Flint: You have the unaudited financials through the end of February. If the Board has questions. We just did a requisition drawing down the 2022 Capital Funds and \$1.7 of the 2023. Any questions on the financials?

Mr. Kewley: High level, other current charges were just over \$3,000 on page 75?

Mr. Flint: Those are typically bank fees in that category. It is over significantly. I will look to see if maybe we put a miscellaneous charge against that line item.

Mr. Kewley: The palm trees died in the landscape.

Mr. Scheerer: We had the palm trees and four pine trees; those were all part of a global plant replacement and were not under warranty. Lennar funded a lot of the oak trees through there.

Mr. Register: There was a significant amount of cost participation on Lennar's part between HOA, CDD and Lennar.

Mr. Flint: Irrigation repairs are over as well. We will relook at those when we are doing the budget for next year. Probably irrigation repairs need to go up as the system is aging.

Mr. Register: I want to have a conversation with you about irrigation repair budget. We need to increase that budget. There are some systemic things that they will be facing there for a while.

On MOTION by Mr. Kewley, seconded by Mr. Morgan, with all in favor, the Balance Sheet and Income Statement, was approved.

D. Field Manager's Report

Mr. Scheerer: We are doing some repairs to the split row fence that runs east and west on Cyrils. A few slats were damaged and the contractor has been out there. We will get those fixed. Lane was copied on an email about some benches on the west end that are missing. We are trying to get those. I guess they were stolen during the installation and were never replaced so getting those handled. Irrigation inspections are ongoing. A resident that lives along Cyrils as you come in off Addison, she wants a sound wall installed because of the noise. I told her that is more than likely not going to happen. George and I were copied on an email from Michele Dudley about an agreement for the boat dock. We have been trying to find an accurate detail of what the amenity and boat slips are going to look like. I did talk to Carly and she reached out to Carrie. I have a generic hardscape plan but don't know if that has changed or been modified.

Mr. Flint: To the extent, any of it is on CDD property, there will need to be some sort of agreement.

Mr. Scheerer: We will need to address something with residents requesting permission to build docks on that same lake.

Mr. Register: Carrie can provide the correct plan set. There is a substantial portion of that dock and probably the ramp that crosses the HOA tract boundary into the pond which is CDD.

Mr. Scheerer: Michele has been talking to George about it so we want to get ahead of this. Again, we are going to have to look at some sort of ARB type agreement between the District and the HOA to allow residents to construct some sort of docks boat ramp into the pond the borrow pit.

Mr. Register: We need to have a conversation about architectural standards for that.

Mr. Scheerer: We have a CDD that currently does that so maybe George wants to use that as a footprint, Osceola Chain of Lakes or Hanover Lakes.

Mr. Register: If you want to send us what they are using, I am sure that will be sufficient.

Mr. Morgan: They all look really nice. They are \$150,000 boat houses. I do have something for Alan. Last meeting, Rob and I brought up the gate along Split Oak if there was supposed to be something kind of a finished sidewalk or whatever there. Has anything ever come of that?

Mr. Scheerer: Not from us.

Mr. Register: I am working with Daniel Brockhouse at Osceola County with the Parks and Rec Department. There will eventually be two that connect.

Mr. Bonin: Assign that to somebody.

EIGHTH ORDER OF BUSINESS

Other Business

There being no comments, the next item followed.

NINTH ORDER OF BUSINESS

Supervisor’s Requests

There being no comments, 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

**FUNDING AGREEMENT BETWEEN BRIDGEWALK COMMUNITY
DEVELOPMENT DISTRICT AND STANDARD PACIFIC OF FLORIDA, LLC
FOR THE 2024 EXPANSION PROJECT**

THIS FUNDING AGREEMENT BETWEEN BRIDGEWALK COMMUNITY DEVELOPMENT DISTRICT AND STANDARD PACIFIC OF FLORIDA, LLC REGARDIGN THE 2024 EXPANSION PROJECT (this "Agreement") is made and effective this ____ day of April 2024, by and between the **BRIDGEWALK COMMUNITY DEVELOPMENT DISTRICT**, a local unit of special-purpose government established pursuant to Chapter 190, *Florida Statutes*, being situated in the Osceola County, Florida, (the "District") and **STANDARD PACIFIC OF FLORIDA, LLC**, a Florida limited liability company, located at 5505 Waterford District Drive, Miami, Florida 33126 (hereinafter the "Developer" and, together with the District, the "Parties").

RECITALS

WHEREAS, the District was created by the adoption of Ordinance No. 2021-64 by the Board of County Commissioners of Osceola County, Florida (the "County"), adopted on September 20, 2021 and effective as of September 23, 2021;

WHEREAS, the Developer has acquired an interest in certain undeveloped lands, located adjacent to and outside of the current boundary of the District, with an acreage of approximately 83.47 acres (the "Expansion Property") and the Developer desires to amend the current boundary of the District to add the Expansion Property into the District;

WHEREAS, the District's Board adopted Resolution 2024-05 on March 18, 2024, approving the addition of the Expansion Property to the District;

WHEREAS, the District requires that the Developer enter into a funding agreement to pay for the engineering, legal, administrative and other costs related to the expansion of the District's boundary, including the filing of a Petition to Expand with the Osceola County (hereinafter "the Petition"); and

WHEREAS, Developer and the District desire to enter into this Agreement to provide the District such funding relating to the Expansion Property, including the Petition.

NOW THEREFORE, based upon good and valuable consideration and the mutual covenants of the Parties, the receipt of which and sufficiency of which are hereby acknowledged, the Parties agree as follows:

1. Incorporation of Recitals. The recitals stated above are true and correct and by this reference are incorporated herein as a material part of this Agreement.

2. Provision of Funds. Developer agrees to make available to the District such monies as are necessary to proceed with the filing of the Petition and all other related work related to adding the Expansion Property into the District, as follows:

- A. Developer agrees to provide to the District any such monies upon receipt of an invoice from the District requesting such funds, as invoiced pursuant to an agreement or engagement letter approved by the District. Such funds, and all future funds provided pursuant to this Agreement, may be supplied by check, cash, wire transfer or other form of payment deemed satisfactory in the sole discretion of the District as determined by the District Manager. Developer authorizes the District to direct District staff, including the District Engineer, District Manager and other professional assistance as may be necessary, to proceed with the work contemplated by this Agreement.
- B. Developer and the District agree that all fees, costs or other expenses incurred by the District for the services of the District Engineer, District Manager, District Counsel or other professionals for the work contemplated by this Agreement shall be paid solely from the funds provided by Developer pursuant to this Agreement. Such payments shall be made in accordance with the District's normal invoice and payment procedures. The District agrees that any funds provided by Developer pursuant to this Agreement shall be used solely for fees, costs, and expenses arising from or related to the work contemplated by this Agreement.
- C. Developer agrees to provide funds within fourteen (14) days of receipt of written notification from the District Manager of the need for such funds.
- D. In the event the Developer fails to provide any such funds pursuant to this Agreement, Developer and the District agree the work may be halted until such time as sufficient funds are provided by Developer to ensure payment of the costs, fees or expenses which may be incurred in the performance of such work. The District may, in its discretion, place a lien on property (requiring payment as additional assessments) in the District owned by Developer, if such funds are not paid within ninety (90) days of the demand therefor.

3. **Termination.** Any of the Parties hereto may terminate this Agreement without cause by providing ten (10) days' written notice of termination. Any such termination by Developer is contingent upon Developer's provision of sufficient funds to cover any and all fees, costs or expenses incurred by the District in connection with the work to be performed under this Agreement as of the date by when notice of termination is received.

4. **Default.** A default by any party under this Agreement shall entitle the other party to all remedies available at law or in equity, which may include, but not be limited to, the right of damages.

5. **Enforcement of Agreement.** In the event that any of the Parties is required to enforce this Agreement by court proceedings or otherwise, then the prevailing party shall be

entitled to recover all fees and costs incurred, including reasonable attorney's fees and costs for trial, alternative dispute resolution, or appellate proceedings.

6. Agreement. This instrument shall constitute the final and complete expression of this Agreement between the Parties relating to the subject matter of this Agreement.

7. Amendments. Amendments to and waivers of the provisions contained in this Agreement may be made only by an instrument in writing which is executed by all of the Parties hereto.

8. Authorization. The execution of this Agreement has been duly authorized by the appropriate body or official of all Parties hereto, each party has complied with all the requirements of law, and each party has full power and authority to comply with the terms and provisions of this instrument.

9. Notices. All notices, requests, consents and other communications hereunder ("Notices") shall be in writing and shall be delivered, mailed by First Class Mail, postage prepaid, or overnight delivery service, to the parties, as follows:

If to the District: Bridgewalk Community Development District
 c/o Governmental Management Services, LLC
 219 E. Livingston Street
 Orlando, Florida 32801
 Attention: District Manager, George S. Flint

With a copy to: Latham, Luna, Eden & Beaudine, LLP
 201 S. Orange Avenue, Suite 1400
 Orlando, Florida 32801
 Attention: Jan Albanese Carpenter, Esq.

If to Developer: Standard Pacific of Florida, LLC
 5505 Waterford District Drive
 Miami, Florida 33126
 Attention: Mark McDonald

Except as otherwise provided herein, any Notice shall be deemed received only upon actual delivery at the address set forth herein. Notices delivered after 5:00 p.m. (at the place of delivery) or on a non-business day, shall be deemed received on the next business day. If any time for giving Notice contained in this Agreement would otherwise expire on a non-business day, the Notice period shall be extended to the next succeeding business day. Saturdays, Sundays and legal holidays recognized by the United States government shall not be regarded as business days. Counsel for the Parties may deliver Notice on behalf of the Parties. Any party or other person to whom Notices are to be sent or copied may notify the other Parties and addressees of any change in name or address to which Notices shall be sent by providing the same on five (5) days' written notice to the Parties and addressees set forth herein.

10. Third Party Beneficiaries. This Agreement is solely for the benefit of the formal Parties hereto and no right or cause of action shall accrue upon or by reason hereof, to or for the benefit of any third party not a formal party hereto. Nothing in this Agreement expressed or implied is intended or shall be construed to confer upon any person or entity other than the Parties hereto any right, remedy or claim under or by reason of this Agreement or any provisions or conditions hereof; and all the provisions, representations, covenants and conditions herein contained shall inure to the sole benefit of and shall be binding upon the Parties hereto and their respective representatives, successors and assigns.

11. Assignment. None of the parties hereto may assign this Agreement or any monies to become due hereunder without the prior written approval of the other parties. Any purported assignment without such prior written approval shall be void.

12. Controlling Law; Venue. This Agreement and the provisions contained herein shall be construed, interpreted and controlled according to the laws of the State of Florida. Venue for any action arising hereunder shall be in a court of appropriate jurisdiction in Osceola County, Florida.

13. Effective Date. The Agreement shall be effective after execution by all Parties hereto and shall remain in effect unless terminated by any of the Parties hereto.

14. Sovereign Immunity. Nothing contained herein shall cause or be construed as a waiver of the District's sovereign immunity or limitations on liability granted pursuant to section 768.28, *Florida Statutes*, or other law, and nothing in this Agreement shall inure to the benefit of any third party for the purpose of allowing any claim which could otherwise be barred under the Doctrine of Sovereign Immunity or by operation of law.

15. Public Records. The Developer understands and agrees that all documents of any kind provided to the District or to District Staff in connection with the work contemplated under this Agreement are public records and are treated as such in accordance with Florida law.

[COUNTERPART SIGNATURE PAGES TO FOLLOW]

**COUNTERPART SIGNATURE PAGE FOR FUNDING AGREEMENT BETWEEN
BRIDGEWALK COMMUNITY DEVELOPMENT DISTRICT AND STANDARD
PACIFIC OF FLORIDA, LLC FOR THE 2024 EXPANSION PROJECT**

IN WITNESS WHEREOF, the Parties hereto have executed this Agreement as of the day and year first written above.

DISTRICT:

Attest:

BRIDGEWALK COMMUNITY DEVELOPMENT
DISTRICT

Secretary/Asst. Secretary

By: _____

Name: _____
Chairman of the Board of Supervisors

**COUNTERPART SIGNATURE PAGE FOR FUNDING AGREEMENT BETWEEN
BRIDGEWALK COMMUNITY DEVELOPMENT DISTRICT AND STANDARD
PACIFIC OF FLORIDA, LLC FOR THE 2024 EXPANSION PROJECT**

IN WITNESS WHEREOF, the Parties hereto have executed this Agreement as of the day and year first written above.

DEVELOPER:

STANDARD PACIFIC OF FLORIDA, a
Florida limited liability company

WITNESSES:

Print: _____

Print: _____

By: _____

Name: _____

Title: _____

SECTION V

RESOLUTION 2024-07

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE BRIDGEWALK COMMUNITY DEVELOPMENT DISTRICT ACCEPTING THE CERTIFICATION OF THE DISTRICT ENGINEER THAT THE ASSESSMENT AREA ONE PROJECT IS COMPLETE; DECLARING THE ASSESSMENT AREA ONE PROJECT COMPLETE; PROVIDING FOR SEVERABILITY, CONFLICTS, AND AN EFFECTIVE DATE.

WHEREAS, on September 30, 2021, the Board of Supervisors (“**Board**”) of the Bridgewalk Community Development District (“**District**”) adopted Resolution 2021-14, authorizing, among other things, the issuance of not exceeding \$26,025,000 aggregate principal amount of its bonds to finance the construction or acquisition of public infrastructure within the District, and on January 3, 2022, the Board of the District adopted Resolution 2022-08 authorizing, among other things, the issuance of the District’s Series 2022 Bonds in an aggregate principal amount of not to exceed \$7,500,000 to finance the costs of the construction, installation, and acquisition of public infrastructure, improvements, and services on lands within the District referred to as Assessment Area One;

WHEREAS, the District authorized and issued the \$4,440,000 “Bridgewalk Community Development District Special Assessment Bonds, Series 2022 (Assessment Area One Project)” (“**Series 2022 Bonds**”), pursuant to the Master Trust Indenture between the District and U.S. Bank National Association, as Trustee, dated January 1, 2022 (“**Master Trust Indenture**”) and the First Supplemental Trust Indenture between the District and U.S. Bank National Association, as Trustee, dated January 1, 2022 (“**First Supplemental Indenture**”), for the purpose of acquiring and constructing all or a portion of the District referred to as “Assessment Area One Project”;

WHEREAS, the District adopted the “Bridgewalk Community Development District Master Engineer’s Report,” dated September 2021 (the “**Engineer’s Report**”), which identifies and describes the capital improvement plan for the Assessment Area One Project, financed with the Series 2022 Bonds (“**Assessment Area One Project**”);

WHEREAS, the Assessment Area One Project has been completed;

WHEREAS, pursuant to Section 5.01(c) of the Master Trust Indenture, the District Engineer executed and delivered an Engineer’s Certification of Completion dated April __, 2024 (“**Engineer’s Certification**”), attached hereto as *Exhibit “A,”* wherein the District Engineer established the completion date of the Assessment Area One Project; and

WHEREAS, Section 170.08, *Florida Statutes*, requires that upon completion of the Assessment Area One Project, the District is to credit each of the assessments the difference, if any, between the amounts assessed and the actual cost of the improvements.

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

1. Recitals. The recitals are true and correct and are hereby incorporated into and form a material part of this Resolution.

2. Authority for this Resolution. This Resolution is adopted pursuant to the provisions of Florida law, including Chapters 170 and 190, *Florida Statutes*.

3. Acceptance and Certification of Completion of the Assessment Area One Project. The Board hereby accepts the Engineer's Certification and upon reliance thereon, certifies that the Assessment Area One Project is complete in accordance with the Master Trust Indenture and First Supplemental Trust Indenture.

4. Final Assessments. The Board noticed and conducted a public hearing pursuant to Chapters 170, 190 and 197, *Florida Statutes*, and other applicable law, relating to the imposition, levy, collection and enforcement of special assessments and imposed and levied special assessments pursuant to Resolution Numbers 2021-15, 2021-16 and 2022-01. The amount of special assessments levied pursuant to Resolution 2022-01, adopted by the Board on November 1, 2021, was later revised to \$4,440,000 by Resolution 2022-10, adopted by the Board on March 7, 2022 ("**Series 2022 Special Assessments**"). The Engineer's Certification indicates that the cost of the Assessment Area One Project was in excess of \$4,440,000. The Assessment Area One Project cost therefore does exceed the par amount of the Series 2022 Special Assessments, as required by Section 170.08, *Florida Statutes*.

5. Severability. If any section or part of a section of this Resolution is declared invalid or unconstitutional, the validity, force or effect of any other section or part of a section of this resolution shall not thereby be affected or impaired unless it clearly appears that such other section or part of a section of this resolution is wholly or necessarily dependent upon the section or part of a section so held to be invalid or unconstitutional.

6. Conflicts. All resolutions or parts thereof in conflict herewith are, to the extent of such conflict, superseded and repealed.

7. Effective Date. This resolution shall take effect immediately upon its adoption.

[SIGNATURE PAGE TO FOLLOW]

PASSED AND ADOPTED THIS _____ DAY OF APRIL, 2024.

ATTEST:

**BRIDGEWALK COMMUNITY
DEVELOPMENT DISTRICT**

By: George Flint
Title: Secretary

By: _____
Title: _____

EXHIBIT “A”
ENGINEER’S CERTIFICATION

[See attached.]

ENGINEER'S CERTIFICATE

The undersigned representative of Osceola Engineering, Inc., as the designated engineer (“**District Engineer**”) for the Bridgewalk Community Development District in connection with the \$4,440,000 “Bridgewalk Community Development District Special Assessment Bonds, Series 2022 (Assessment Area One Project)” (“**Series 2022 Bonds**”) hereby certify:

1. The District Engineer prepared the “Bridgewalk Community Development District Master Engineer’s Report,” dated September 2021 (the “**Engineer’s Report**”), which identifies and describes the public infrastructure deemed necessary for the Assessment Area One Project, financed with the Series 2022 Bonds (the “**Assessment Area One Project**”). According to the Engineer’s Report, the total cost of the Assessment Area One Project was anticipated to be \$12,369,046.65.

2. The Assessment Area One Project has been substantially completed in accordance with the Engineer’s Report with no substantial deviations.

3. Pursuant to Section 5.01(c) of the Master Trust Indenture, the Completion Date is hereby established as of the date of this Certificate.

4. The final cost to complete the Assessment Area One Project, as described in the Engineer’s Report, was in excess of \$4,440,000.

OSCEOLA ENGINEERING, INC., Engineer

By: _____

Print Name: Broc Althafer, P.E.

Title: Professional Engineer (State of Florida
Certificate of Licensure No. 72321)

SECTION VI

**BRIDGEWALK COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2023
(ASSESSMENT AREA TWO PROJECT)**

(Acquisition and Construction)

The undersigned, a Responsible Officer of the Bridgewalk Community Development District (the "District") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture between the District and U.S. Bank National Association, as trustee (the "Trustee"), dated as of January 1, 2022, as supplemented by that certain Second Supplemental Trust Indenture dated as of November 1, 2023 (collectively, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

- (A) Requisition Number: **3**
- (B) Identify Acquisition Agreement, if applicable;
- (C) Name of Payee:
Osceola Engineering
- (D) Amount Payable: **\$700.00**
- (E) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments):
Invoice #11781 – Preparation of Req.2 – February 2024
- (F) Fund or Account and subaccount, if any, from which disbursement to be made:
Series 2023 Acquisition and Construction Account of the Acquisition and Construction Fund.

The undersigned hereby certifies that:

1. obligations in the stated amount set forth above have been incurred by the District,
2. each disbursement set forth above is a proper charge against the Series 2023 Acquisition and Construction Account;
3. each disbursement set forth above was incurred in connection with the Cost of the Assessment Area Two Project; and
4. each disbursement represents a cost of Assessment Area Two Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain.

Originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered with respect to which disbursement is hereby requested are on file with the District.

BRIDGEWALK COMMUNITY
DEVELOPMENT DISTRICT

By: _____

Responsible Officer

Date: _____

**CONSULTING ENGINEER'S APPROVAL FOR
NON-COST OF ISSUANCE OR NON-OPERATING COSTS REQUESTS ONLY**

The undersigned Consulting Engineer hereby certifies that this disbursement is for the Cost of the Assessment Area Two Project and is consistent with: (i) the Acquisition Agreement; and (ii) the report of the Consulting Engineer, as such report shall have been amended or modified.



Consulting Engineer



1003 Florida Avenue
 St. Cloud, FL 34769
 407-891-0452

Contract Invoice

Date	Invoice #
3/7/2024	11781

Prepared for:
 Bridgewalk Community Development District
 219 E. Livingston St
 Orlando, LF 32801

Date of Services:	Terms	Project
Feb 2024	Net 30	17-014-14/Bridgewalk CDD

Task	Description	Contract Amt	Prior %	Curr %	Total %	Amount
100	Professional Engineering Agreement 2023 Req 2 Prep 4.0 hours @ \$175.00/hr					700.00

Prompt payment is appreciated. Please include invoice number on your check. Finance charges will be assessed on overdue invoices.

Total	\$700.00
Payments/Credits	\$0.00
Balance Due	\$700.00

the 1990s, the number of people in the world who are under 15 years of age is expected to increase from 1.1 billion to 1.5 billion (United Nations 1999).

There are a number of reasons why the number of children in the world is increasing. One of the main reasons is that the number of children who are surviving to adulthood is increasing. This is due to a number of factors, including improved medical care, better nutrition, and a decrease in child mortality. Another reason is that the number of children who are being born is increasing. This is due to a number of factors, including a decrease in the age at which women are having children, and an increase in the number of children who are being born to women who are already having children.

The increase in the number of children in the world is a cause for concern. This is because children are the most vulnerable members of society, and they are often the most neglected. Children who are not properly cared for and educated are more likely to become ill, disabled, or even die. Children who are not properly educated are more likely to become unemployed and poor. Children who are not properly cared for and educated are more likely to become criminals and drug addicts.

There are a number of things that can be done to help children. One of the most important things is to ensure that all children have access to basic medical care, nutrition, and education. This can be done through a number of ways, including providing free or low-cost medical care, providing free or low-cost nutrition, and providing free or low-cost education. Another important thing is to ensure that all children are properly cared for and educated. This can be done through a number of ways, including providing a safe and healthy home environment, providing a good quality education, and providing a good quality job.

The number of children in the world is increasing, and this is a cause for concern. Children are the most vulnerable members of society, and they are often the most neglected. Children who are not properly cared for and educated are more likely to become ill, disabled, or even die. Children who are not properly educated are more likely to become unemployed and poor. Children who are not properly cared for and educated are more likely to become criminals and drug addicts.

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**BRIDGEWALK COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2023
(ASSESSMENT AREA TWO PROJECT)**

(Acquisition and Construction)

The undersigned, a Responsible Officer of the Bridgewalk Community Development District (the “District”) hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture between the District and U.S. Bank National Association, as trustee (the “Trustee”), dated as of January 1, 2022, as supplemented by that certain Second Supplemental Trust Indenture dated as of November 1, 2023 (collectively, the “Indenture”) (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

- (A) Requisition Number: **4**
- (B) Identify Acquisition Agreement, if applicable;
- (C) Name of Payee:
Latham, Luna, Eden & Beaudine, LLP
- (D) Amount Payable: **\$1,770.00**
- (E) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments):
Invoice #124009 – Prepare updated for conveyances for Phase 1B, 2A & 2B. – February 2024
- (F) Fund or Account and subaccount, if any, from which disbursement to be made:
Series 2023 Acquisition and Construction Account of the Acquisition and Construction Fund.

The undersigned hereby certifies that:

1. obligations in the stated amount set forth above have been incurred by the District,
2. each disbursement set forth above is a proper charge against the Series 2023 Acquisition and Construction Account;
3. each disbursement set forth above was incurred in connection with the Cost of the Assessment Area Two Project; and
4. each disbursement represents a cost of Assessment Area Two Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain.

Originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered with respect to which disbursement is hereby requested are on file with the District.

BRIDGEWALK COMMUNITY
DEVELOPMENT DISTRICT

By: _____
Responsible Officer

Date: _____

**CONSULTING ENGINEER’S APPROVAL FOR
NON-COST OF ISSUANCE OR NON-OPERATING COSTS REQUESTS ONLY**

The undersigned Consulting Engineer hereby certifies that this disbursement is for the Cost of the Assessment Area Two Project and is consistent with: (i) the Acquisition Agreement; and (ii) the report of the Consulting Engineer, as such report shall have been amended or modified.

Consulting Engineer



201 S. ORANGE AVE, STE 1400
POST OFFICE BOX 3353
ORLANDO, FLORIDA 32801

March 18, 2024

Invoice #: 124009
Federal ID #:59-3366512

BRIDGEWALK CDD

c/o Governmental Management Services- CFL, Inc.
219 East Livingston Street
Orlando, FL 32801

Matter ID: 3371-004 Conveyances/Requisitions

For Professional Services Rendered:

2/26/2024	KET	Review of email correspondence from Lennar regarding documents for the conveyance of the Phase 1B 2A & 2B lift station conveyance to Toho. Email correspondence to Fidelity regarding updated title commitment. Review of commitment exceptions.	0.50	\$150.00
2/27/2024	KET	Prepared updates to the conveyance documents for the Phase 1B 2A & 2B lift station conveyance to Toho. Email and telephone communication with Lennar regarding same. Review of commitment to ensure satisfaction of requirements set forth therein. Ordered Certificates of Good Standing of Standard Pacific of Florida GP, LLC and Standard Pacific of Florida, LLC. Downloaded other required documentation to satisfy title commitment requirements. Assisted with preparing policy amount and premium calculation. Email correspondence to Toho. regarding review of same. Email correspondence with Fidelity regarding update to commitment. Review of updated title commitment from Fidelity. Marked-up same per Toho's counsel's request and email correspondence to Toho regarding same. Sent check request to GMS for closing costs.	4.70	\$1,410.00
2/29/2024	KET	Review of email correspondence from Toho regarding comments on the conveyance documents for the lift station conveyance to Toho in the Phase 1A 2A and 2B plat. Updated Agreement Regarding Taxes to include Toho per their request. Email correspondence with Toho regarding same.	0.70	\$210.00

Total Professional Services: **5.90** **\$1,770.00**

Total	\$1,770.00
Previous Balance	\$1,148.00
Total Due	\$2,918.00

SECTION VIII

SECTION A

SECTION 1



LATHAM, LUNA,
EDEN & BEAUDINE, ^{LLP}
ATTORNEYS AT LAW

MICHAEL J. BEAUDINE
JAN ALBANESE CARPENTER
DANIEL H. COULTOFF
SARAH M. DINON
JENNIFER S. EDEN
DOROTHY F. GREEN
BRUCE D. KNAPP
PETER G. LATHAM

201 SOUTH ORANGE AVENUE, SUITE 1400
ORLANDO, FLORIDA 32801
POST OFFICE BOX 3353
ORLANDO, FLORIDA 32802
TELEPHONE: (407) 481-5800
FACSIMILE: (407) 481-5801
WWW.LATHAMLUNA.COM

JAY E. LAZAROVICH
MARC L. LEVINE
JUSTIN M. LUNA
LORI T. MILVAIN
BENJAMIN R. TAYLOR
CHRISTINA Y. TAYLOR
KRISTEN E. TRUCCO
DANIEL A. VELASQUEZ

To: CDD Board of Supervisors
From: District Counsel (Jan Albanese Carpenter, Esq., Jay E. Lazarovich, Esq. and Kristen E. Trucco, Esq.)
Regarding: Annual Reminder on Florida Laws for Public Officials
Date: April 2024

I. Code of Ethics Reminders

a. "GIFTS LAW"

-BENEFIT TO YOU: public officials are prohibited from accepting or asking for anything of value based upon an understanding that such thing will influence the official's vote, official action or judgment. Section 112.313(2), *Florida Statutes*.

-BENEFIT TO SPOUSE/MINOR CHILDREN: a public official, their spouse and minor children are prohibited from accepting anything of value when the public official knows, or under the circumstances should know, that it was given to influence a vote or other official action of the public official. Section 112.313(4), *Florida Statutes*.

-DISCLOSURE DUTY: a public official must disclose gifts with a value of more than \$100 to the Commission on Ethics (on Form 9) unless the gift is from a relative or unless the public official pays the donor an amount to reduce the value of the gift to \$100 or less within 90 days of receiving the gift. Section 112.3148(8)(a), *Florida Statutes*.

b. MISUSE OF PUBLIC POSITION

-No public official shall corruptly¹ use or attempt to use his/her official position or any property or resource which may be within his or her trust, or perform his or her official duties, to secure a special privilege, benefit or exemption for himself/herself, or others. Section 112.313(6), *Florida Statutes*.

-Recent examples: (1) Florida Commission on Ethics found probable cause to believe that a CDD Supervisor misused her public position by using her official CDD email account to send an email

¹ "Corruptly" "means done with a wrongful intent and for the purpose of obtaining, or compensating or receiving compensation for, any benefit resulting from some act or omission of a public servant which is inconsistent with the proper performance of his or her public duties." See Section 112.312(9), *Florida Statutes*.

April 2024

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endorsing her preferred candidates for the upcoming homeowners association election; and (2) Florida Commission on Ethics opined that use of City business cards by City Commissioners and a City Mayor for private promotion or gain creates a prohibited conflict of interest under Section 112.313(6), *Florida Statutes*.

c. VOTING CONFLICTS

-A public officer must **not** vote on any measure which would (1) **result in his/her special private gain or loss**; or (2) which the officer knows would result in a special private gain or loss to:

- i. a principal² by whom the officer is retained³;
- ii. a parent organization or subsidiary of a corporate principal by whom the officer is retained;
- iii. a relative (parents, children, spouse, sibling, mother/father-in-law, son/daughter-in-law); and
- iv. a business associate (pursuing common commercial/business pursuit for profit and such pursuit is current and ongoing). Example: business partner.

-If you have a voting conflict you should: (1) consult with your CDD's counsel and/or your CDD's District Manager; (2) disclose your conflict⁴; and (3) submit the Commission on Ethics Form 8B within 15 days after the vote occurs to your District Manager so that the form can be incorporated into the minutes.

II. Quorum & Sunshine Law Reminders

a. QUORUM

-A majority of the Board of Supervisors must be physically present in order for the Board to take any official action.

-Participation by telephone: Participation by physical presence at Board meetings is expected under the Sunshine law. However, when a quorum of the Board is physically present, a Supervisor may participate by telephone only if the Supervisor's absence is due to an extraordinary circumstance such as an illness. In the event a Supervisor participates by telephone, the Supervisor must vote on every action unless a voting conflict exists. Likewise, if a Supervisor is participating in person, the Supervisor must vote on every action unless a voting conflict exists.

² According to the Commission on Ethics, a "principal" excludes a "government agency" and includes: (1) an employer; (2) a client of a legal, accounting, insurance or other professional practice; and (3) a corporation for which the officer serves as a compensated director.

³ Generally speaking, a "principal by whom retained" means for compensation, consideration or similar thing of value. See Section 112.3143(1)(a), *Florida Statutes* for the full definition.

⁴ Although there may be a slight difference on timing and procedure for disclosure of a voting conflict for "**Elected Officers**" vs. "**Appointed Officers**," it is recommended that the conflict be disclosed prior to any discussion on the matter. Further, we caution that discussions on items on which a Supervisor has a voting conflict could potentially be challenged as a violation of the "Misuse of Public Position" rule in Section 112.313(6), *Florida Statutes*, if the discussion is seen as persuasion or an attempt to influence the Board's position to secure a special benefit for the Supervisor or others. If you have any questions, please contact counsel to discuss.

April 2024

Page 3

b. SUNSHINE LAW

-Outside of a Board of Supervisors meetings, two or more members of the Board **must not** discuss any matter on which foreseeable action will be taken by the Board. This applies to in-person, “liaison” and “virtual” discussions, including text messages, emails, telephone calls, online postings (social media) and any other means of communication. Failure to abide to this rule constitutes a Sunshine law violation.

-**Best practices:** (1) utilize Board meetings for discussions with other Supervisors; (2) refrain from posting about CDD business online and responding/reacting to matters online related to CDD business.

III. Public Records Reminders

-Chapter 119, *Florida Statutes* & the Florida Constitution (Article 1, Section 24) guarantees the public a right to access government records.

-Includes **all materials** (i.e., documents, emails, **TEXT MESSAGES**, sound recordings, films, maps, books, photographs, tapes, etc.) made or received in connection with the official business of the CDD.

-You are required to keep records for the time period set by the Division of Library Information Services of the Florida Department of State.⁵ For example, correspondence and memoranda that are associated with administrative practices or routine issues (but do not create a policy/procedure, document the business of a particular program or act as a receipt) are required to be retained for **3 fiscal years**.⁶ Correspondence and memoranda that document policy development, decision-making, or substantive programmatic issues, procedures or activities are required to be retained for **5 fiscal years**. For more information on the retention and disposition of records, please contact your CDD’s District Manager.

-Exceptions are very limited. Examples of exemptions: (1) materials related to security and/or fire safety of a facility (including video surveillance and security details); and (2) materials related to active criminal investigations.

-**Best Practices:** (1) in-person or telephone discussions (except with other Board members); (2) use or create a separate email account for CDD related materials; (3) avoid posting on social media about CDD business (posts can be removed/edited by users and website controller); and (4) avoid using text/social media messaging as they generally cannot be saved.

⁵ The Records Schedule is accessible at the following URL: <https://files.floridados.gov/media/706717/gsl-sl-june-2023.pdf>.

⁶ October 1st through September 30th.

SECTION C

SECTION 1

Bridgewalk

Community Development District

Summary of Invoices

March 01, 2024 - March 31, 2024

Fund	Date	Check No.'s	Amount
General Fund			
	3/5/24	141	\$ 6,479.18
	3/12/24	142-144	9,362.33
	3/20/24	145-146	4,564.50
			<hr/>
			\$ 20,406.01
Payroll			
	<u>March 2024</u>		
	Adam Morgan	50073	\$ 184.70
	Brent Kewley	50074	\$ 184.70
	David Register	50075	\$ 184.70
	Patrick Bonin Jr.	50076	\$ 184.70
			<hr/>
			\$ 738.80
TOTAL			\$ 21,144.81

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO YRMO	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
3/05/24	00008	2/26/24	69956	202402	320-53800-46400			RPR MAINLINE-3012 ELLA WY	*	392.18		
		3/01/24	71496	202403	320-53800-46200			MTHLY LANDSCAPE MNT MAR24	*	6,087.00		
FLORIDA ULS OPERATING LLC DBA											6,479.18	000141
3/12/24	00012	3/11/24	03112024	202403	300-20700-10000			FY24 SPCL ASMNT SER2022	*	3,473.95		
BRIDGEWALK CDD C/O USBANK											3,473.95	000142
3/12/24	00008	3/04/24	71660	202403	320-53800-46400			3012 ELLA WAY-RPR MAINLIN	*	438.48		
FLORIDA ULS OPERATING LLC DBA											438.48	000143
3/12/24	00001	3/01/24	53	202403	310-51300-34000			MANAGEMENT FEES MAR24	*	3,246.25		
		3/01/24	53	202403	310-51300-35200			WEBSITE ADMIN MAR24	*	100.00		
		3/01/24	53	202403	310-51300-35100			INFORMATION TECH MAR24	*	150.00		
		3/01/24	53	202403	310-51300-31300			DISSEMINATION FEE MAR24	*	583.33		
		3/01/24	53	202403	310-51300-51000			OFFICE SUPPLIES	*	.12		
		3/01/24	53	202403	310-51300-42000			POSTAGE	*	13.76		
		3/01/24	53	202403	310-51300-42500			COPIES	*	14.70		
		3/01/24	54	202403	320-53800-12000			FIELD MANAGEMENT MAR24	*	1,325.00		
		3/01/24	54A	202401	310-51300-51000			OFFICE DEPOT-TAX FRM/EVLP	*	14.42		
		3/01/24	54A	202401	310-51300-42000			USPS-MAIL W3 FORMS	*	.79		
		3/01/24	54A	202401	310-51300-42000			USPS-MAIL 941&944 FORMS	*	.88		
		3/01/24	54A	202401	310-51300-42000			USPS-MAIL 1099 FORMS	*	.65		
GOVERNMENTAL MANAGEMENT SERVICES											5,449.90	000144
3/20/24	00002	3/18/24	124008	202402	310-51300-31500			DRAIN EASEMNT/MTG/EXP.PRJ	*	2,387.00		
LATHAM, LUNA, EDEN & BEAUDINE, LLP											2,387.00	000145
3/20/24	00007	3/07/24	11799	202402	310-51300-31100			REV CTY EASE/CONST.PLAN	*	2,177.50		
OSCEOLA ENGINEERING INC											2,177.50	000146
TOTAL FOR BANK A										20,406.01		
BWLK BRIDGEWALK TVISCARRA												

CHECK DATE	VEND#INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNTCHECK..... AMOUNT #
TOTAL FOR REGISTER						20,406.01	

BWLK BRIDGEWALK TVISCARRA

SECTION 2

Bridgewalk
Community Development District

Unaudited Financial Reporting
March 31, 2024



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3	<hr/> <u>Debt Service Fund Series 2022 Income Statement</u>
4	<hr/> <u>Debt Service Fund Series 2023 Income Statement</u>
5	<hr/> <u>Capital Projects Fund Series 2022 Income Statement</u>
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7	<hr/> <u>Month to Month</u>
8	<hr/> <u>Long Term Debt Summary</u>
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10	<hr/> <u>Construction Schedule Series 2022</u>
11	<hr/> <u>Construction Schedule Series 2023</u>

Bridgewalk
Community Development District
Balance Sheet
March 31, 2024

	<i>General Fund</i>	<i>Debt Service Fund</i>	<i>Capital Projects Fund</i>	<i>Totals Governmental Funds</i>
Assets:				
Cash - Truist Bank	\$ 65,560	\$ -	\$ -	\$ 65,560
Investments:				
Series 2022				
Reserve	\$ -	\$ 123,450	\$ -	\$ 123,450
Revenue	\$ -	\$ 257,063	\$ -	\$ 257,063
Construction	\$ -	\$ -	\$ -	\$ -
Series 2023				
Reserve	\$ -	\$ 191,338	\$ -	\$ 191,338
Revenue	\$ -	\$ -	\$ -	\$ -
Construction	\$ -	\$ -	\$ 2,746,791	\$ 2,746,791
Cost of Issuance	\$ -	\$ -	\$ 112	\$ 112
State Board of Administration	\$ 278,354	\$ -	\$ -	\$ 278,354
Due From General Fund	\$ -	\$ -	\$ -	\$ -
Total Assets	\$ 343,914	\$ 571,850	\$ 2,746,903	\$ 3,662,667
Liabilities:				
Accounts Payable	\$ -	\$ -	\$ -	\$ -
Total Liabilities	\$ -	\$ -	\$ -	\$ -
Fund Balances:				
Assigned For Debt Service 2022	\$ -	\$ 380,513	\$ -	\$ 380,513
Assigned For Debt Service 2023	\$ -	\$ 191,338	\$ -	\$ 191,338
Assigned For Capital Projects 2022	\$ -	\$ -	\$ -	\$ -
Assigned For Capital Projects 2023	\$ -	\$ -	\$ 2,746,903	\$ 2,746,903
Unassigned	\$ 343,914	\$ -	\$ -	\$ 343,914
Total Fund Balances	\$ 343,914	\$ 571,850.33	\$ 2,746,903	\$ 3,662,667
Total Liabilities & Fund Equity	\$ 343,914	\$ 571,850	\$ 2,746,903	\$ 3,662,667

Bridgewalk

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance For The Period Ending March 31, 2024

	Adopted	Prorated Budget	Actual	
	Budget	Thru 03/31/24	Thru 03/31/24	Variance
Revenues:				
Special Assessments - Tax Roll	\$ 278,990	\$ 271,514	\$ 271,514	\$ -
Special Assessments - Direct Billed	\$ 222,011	\$ 166,509	\$ 166,509	\$ -
Interest	\$ -	\$ -	\$ 3,354	\$ 3,354
Total Revenues	\$ 501,001	\$ 438,023	\$ 441,377	\$ 3,354
Expenditures:				
Administrative:				
Supervisor Fees	\$ 12,000	\$ 6,000	\$ 3,000	\$ 3,000
FICA Expense	\$ 918	\$ 459	\$ 230	\$ 230
Engineering Fees	\$ 9,500	\$ 4,750	\$ 3,228	\$ 1,523
Attorney	\$ 25,000	\$ 12,500	\$ 10,467	\$ 2,033
Arbitrage	\$ 900	\$ -	\$ -	\$ -
Dissemination	\$ 7,000	\$ 3,500	\$ 2,917	\$ 583
Annual Audit	\$ 4,400	\$ -	\$ -	\$ -
Trustee Fees	\$ 8,100	\$ -	\$ -	\$ -
Assessment Administration	\$ 5,300	\$ 5,300	\$ 5,300	\$ -
Management Fees	\$ 38,955	\$ 19,478	\$ 19,478	\$ -
Information Technology	\$ 1,800	\$ 900	\$ 900	\$ -
Website Maintenance	\$ 1,200	\$ 600	\$ 600	\$ -
Telephone	\$ 300	\$ 150	\$ -	\$ 150
Postage	\$ 1,000	\$ 500	\$ 113	\$ 387
Printing & Binding	\$ 1,000	\$ 500	\$ 34	\$ 466
Insurance	\$ 5,915	\$ 5,915	\$ 5,563	\$ 352
Legal Advertising	\$ 2,500	\$ 1,250	\$ 685	\$ 566
Other Current Charges	\$ 600	\$ 300	\$ 4,121	\$ (3,821)
Office Supplies	\$ 625	\$ 313	\$ 15	\$ 297
Property Appraiser	\$ 400	\$ 400	\$ 172	\$ 228
Dues, Licenses & Subscriptions	\$ 175	\$ 175	\$ 175	\$ -
Total Administrative:	\$ 127,588	\$ 62,989	\$ 56,996	\$ 5,993
Operations & Maintenance				
Field Services	\$ 15,900	\$ 7,950	\$ 7,950	\$ -
Property Insurance	\$ 7,500	\$ 7,500	\$ 2,066	\$ 5,434
Electric	\$ 2,400	\$ 1,200	\$ 174	\$ 1,026
Streetlights	\$ 157,123	\$ 78,562	\$ 22,555	\$ 56,007
Water & Sewer	\$ 25,000	\$ 12,500	\$ 14,556	\$ (2,056)
Landscape Maintenance	\$ 117,824	\$ 58,912	\$ 36,522	\$ 22,390
Landscape Contingency	\$ 5,000	\$ 2,500	\$ 12,304	\$ (9,804)
Irrigation Repairs	\$ 2,500	\$ 1,250	\$ 4,832	\$ (3,582)
Lake Maintenance	\$ 1,152	\$ 576	\$ -	\$ 576
Contingency	\$ 2,500	\$ 1,250	\$ -	\$ 1,250
Repairs & Maintenance	\$ 2,500	\$ 1,250	\$ -	\$ 1,250
Capital Outlay	\$ 34,014	\$ 17,007	\$ -	\$ 17,007
Total Operations & Maintenance:	\$ 373,413	\$ 190,457	\$ 100,959	\$ 89,497
Total Expenditures	\$ 501,001	\$ 253,446	\$ 157,955	\$ 95,490
Excess Revenues (Expenditures)	\$ -		\$ 283,422	
Fund Balance - Beginning	\$ -		\$ 60,492	
Fund Balance - Ending	\$ -		\$ 343,914	

Bridgewalk

Community Development District

Debt Service Fund - Series 2022

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending March 31, 2024

	Adopted	Prorated Budget	Actual	
	Budget	Thru 03/31/24	Thru 03/31/24	Variance
Revenues:				
Special Assessments	\$ 246,900	\$ 240,726	\$ 240,726	\$ -
Interest	\$ 5,000	\$ 2,500	\$ 6,565	\$ 4,065
Total Revenues	\$ 251,900	\$ 243,226	\$ 247,291	\$ 4,065
Expenditures:				
Series 2022				
Interest - 12/15	\$ 76,094	\$ 76,094	\$ 76,094	\$ -
Principal - 06/15	\$ 95,000	\$ -	\$ -	\$ -
Interest - 06/15	\$ 76,094	\$ -	\$ -	\$ -
Total Expenditures	\$ 247,188	\$ 76,094	\$ 76,094	\$ -
Other Sources/(Uses)				
Transfer In/(Out)	\$ -	\$ -	\$ (2,956)	\$ 2,956
Total Other Financing Sources (Uses)	\$ -	\$ -	\$ (2,956)	\$ 2,956
Excess Revenues (Expenditures)	\$ 4,713		\$ 168,242	
Fund Balance - Beginning	\$ 86,799		\$ 212,271	
Fund Balance - Ending	\$ 91,512		\$ 380,513	

Bridgewalk

Community Development District

Debt Service Fund - Series 2023

Statement of Revenues, Expenditures, and Changes in Fund Balance For The Period Ending March 31, 2024

	Adopted		Prorated Budget		Actual		Variance
	Budget		Thru 03/31/24		Thru 03/31/24		
Revenues:							
Bond Proceeds	\$	-	\$	-	\$	188,694	\$ 188,694
Interest	\$	-	\$	-	\$	2,644	\$ 2,644
Total Revenues	\$	-	\$	-	\$	191,338	\$ 191,338
Expenditures:							
Series 2023							
Interest - 06/15	\$	-	\$	-	\$	-	\$ -
Total Expenditures	\$	-	\$	-	\$	-	\$ -
Other Sources/(Uses)							
Transfer In/(Out)	\$	-	\$	-	\$	-	\$ -
Total Other Financing Sources (Uses)	\$	-	\$	-	\$	-	\$ -
Excess Revenues (Expenditures)	\$	-	\$	-	\$	191,338	\$ -
Fund Balance - Beginning	\$	-	\$	-	\$	-	\$ -
Fund Balance - Ending	\$	-	\$	-	\$	191,338	\$ -

Bridgewalk

Community Development District Capital Projects Fund - Series 2022

Statement of Revenues, Expenditures, and Changes in Fund Balance For The Period Ending March 31, 2024

	Adopted Budget	Prorated Budget Thru 03/31/24	Actual Thru 03/31/24	Variance
Revenues:				
Interest	\$ -	\$ -	\$ 539	\$ 539
Total Revenues	\$ -	\$ -	\$ 539	\$ 539
Expenditures:				
Series 2022				
Capital Outlay	\$ -	\$ -	\$ 24,458	\$ (24,458)
Total Expenditures	\$ -	\$ -	\$ 24,458	\$ (24,458)
Other Financing Sources/(Uses)				
Transfer In/(Out)	\$ -	\$ -	\$ 2,956	\$ (2,956)
Total Other Financing Sources (Uses)	\$ -	\$ -	\$ 2,956	\$ (2,956)
Excess Revenues (Expenditures)	\$ -		\$ (20,964)	
Fund Balance - Beginning	\$ -		\$ 20,964	
Fund Balance - Ending	\$ -		\$ -	

Bridgewalk

Community Development District Capital Projects Fund - Series 2023

Statement of Revenues, Expenditures, and Changes in Fund Balance For The Period Ending March 31, 2024

	Adopted	Prorated Budget	Actual	Variance
	Budget	Thru 03/31/24	Thru 03/31/24	
Revenues:				
Bond Proceeds	\$ -	\$ -	\$ 4,741,306	\$ 4,741,306
Interest	\$ -	\$ -	\$ 61,725	\$ 61,725
Total Revenues	\$ -	\$ -	\$ 4,803,032	\$ 4,803,032
Expenditures:				
Series 2023				
Capital Outlay	\$ -	\$ -	\$ 1,719,057	\$ (1,719,057)
Capital Outlay - Cost of Issuance	\$ -	\$ -	\$ 337,072	\$ (337,072)
Total Expenditures	\$ -	\$ -	\$ 2,056,129	\$ (2,056,129)
Other Financing Sources/(Uses)				
Transfer In/(Out)	\$ -	\$ -	\$ -	\$ -
Total Other Financing Sources (Uses)	\$ -	\$ -	\$ -	\$ -
Excess Revenues (Expenditures)	\$ -		\$ 2,746,903	
Fund Balance - Beginning	\$ -		\$ -	
Fund Balance - Ending	\$ -		\$ 2,746,903	

Bridgewalk

Community Development District

Month to Month

	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sept	Total
Revenues:													
Special Assessments - Tax Roll	\$ -	\$ 28,252	\$ 237,418	\$ 891	\$ 1,036	\$ 3,918	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 271,514
Special Assessments - Direct Billed	\$ 111,006	\$ -	\$ -	\$ 55,503	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 166,509
Interest	\$ -	\$ -	\$ -	\$ 839	\$ 1,216	\$ 1,299	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,354
													\$ -
Total Revenues	\$ 111,006	\$ 28,252	\$ 237,418	\$ 57,233	\$ 2,252	\$ 5,218	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 441,377
Expenditures:													
Administrative:													
Supervisor Fees	\$ 600	\$ 600	\$ 400	\$ -	\$ 600	\$ 800	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,000
FICA Expense	\$ 46	\$ 46	\$ 31	\$ -	\$ 46	\$ 61	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 230
Engineering Fees	\$ 875	\$ -	\$ 175	\$ -	\$ 2,178	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,228
Attorney	\$ 3,435	\$ 1,115	\$ 1,752	\$ 1,780	\$ 2,387	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 10,467
Arbitrage	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Dissemination	\$ 292	\$ 292	\$ 583	\$ 583	\$ 583	\$ 583	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,917
Annual Audit	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Trustee Fees	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Assessment Administration	\$ 5,300	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,300
Management Fees	\$ 3,246	\$ 3,246	\$ 3,246	\$ 3,246	\$ 3,246	\$ 3,246	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 19,478
Information Technology	\$ 150	\$ 150	\$ 150	\$ 150	\$ 150	\$ 150	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 900
Website Maintenance	\$ 100	\$ 100	\$ 100	\$ 100	\$ 100	\$ 100	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 600
Telephone	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Postage	\$ 0	\$ 8	\$ 2	\$ 13	\$ 76	\$ 14	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 113
Printing & Binding	\$ -	\$ 10	\$ 7	\$ 2	\$ -	\$ 15	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 34
Insurance	\$ 5,563	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,563
Legal Advertising	\$ 685	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 685
Other Current Charges	\$ -	\$ -	\$ 78	\$ 47	\$ 3,958	\$ 38	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4,121
Office Supplies	\$ -	\$ 0	\$ 0	\$ 15	\$ 0	\$ 0	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 15
Property Appraiser	\$ -	\$ -	\$ -	\$ -	\$ 172	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 172
Dues, Licenses & Subscriptions	\$ 175	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 175
Total Administrative:	\$ 20,466	\$ 5,567	\$ 6,524	\$ 5,936	\$ 13,496	\$ 5,008	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 56,996
Operations & Maintenance													
Field Services	\$ 1,325	\$ 1,325	\$ 1,325	\$ 1,325	\$ 1,325	\$ 1,325	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 7,950
Property Insurance	\$ 2,066	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,066
Electric	\$ -	\$ 43	\$ 48	\$ -	\$ 45	\$ 38	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 174
Streetlights	\$ -	\$ 5,918	\$ 5,925	\$ -	\$ 5,173	\$ 5,539	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 22,555
Water & Sewer	\$ 2,063	\$ 1,723	\$ 2,850	\$ 2,376	\$ 2,344	\$ 3,200	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 14,556
Landscape Maintenance	\$ 6,087	\$ 6,087	\$ 6,087	\$ 6,087	\$ 6,087	\$ 6,087	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 36,522
Landscape Contingency	\$ -	\$ -	\$ -	\$ -	\$ 12,304	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 12,304
Irrigation Repairs	\$ -	\$ 1,230	\$ 1,824	\$ 905	\$ 434	\$ 438	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4,832
Lake Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Contingency	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Repairs & Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Capital Outlay	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Total Operations & Maintenance:	\$ 11,541	\$ 16,326	\$ 18,058	\$ 10,693	\$ 27,714	\$ 16,627	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 100,959
Total Expenditures	\$ 32,008	\$ 21,893	\$ 24,583	\$ 16,628	\$ 41,210	\$ 21,635	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 157,955
Excess Revenues (Expenditures)	\$ 78,998	\$ 6,359	\$ 212,835	\$ 40,605	\$ (38,958)	\$ (16,417)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 283,422

Bridgewalk

Community Development District

Long Term Debt Report

SERIES 2022, SPECIAL ASSESSMENT BONDS	
ASSESSMENT AREA ONE PROJECT	
OPTIONAL REDEMPTION DATE:	6/15/2032
INTEREST RATES:	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 - 02/22/22	\$4,440,000
LESS: PRINCIPAL PAYMENT - 06/15/23	(\$90,000)
CURRENT BONDS OUTSTANDING	\$4,350,000

SERIES 2023, SPECIAL ASSESSMENT BONDS	
ASSESSMENT AREA TWO PROJECT	
OPTIONAL REDEMPTION DATE:	12/15/2033
INTEREST RATES:	5.500%, 6.250%, 6.500%
MATURITY DATE:	12/15/2053
RESERVE FUND DEFINITION	50% MAXIMUM ANNUAL DEBT SERVICE
RESERVE FUND REQUIREMENT	\$188,694
RESERVE FUND BALANCE	\$191,338
BONDS OUTSTANDING - 11/16/23	\$4,930,000
CURRENT BONDS OUTSTANDING	\$4,930,000

Bridgewalk
COMMUNITY DEVELOPMENT DISTRICT
Special Assessment Receipts
Fiscal Year 2024

Gross Assessments \$ 296,573.12 \$ 262,943.48 \$ 559,516.60
 Net Assessments \$ 278,778.73 \$ 247,166.87 \$ 525,945.60

TAX COLLECTOR ASSESSMENTS

53.01% 46.99% 100.00%

Date	Distribution	Gross Amount	Commissions	Discount/Penalty	Interest	Net Receipts	2022 Debt		Total
							O&M Portion	Service Asmt	
11/10/23	ACH	\$693.72	\$13.15	\$36.42	\$0.00	\$644.15	\$341.43	\$302.72	\$644.15
11/24/23	ACH	\$55,968.86	\$1,074.60	\$2,238.73	\$0.00	\$52,655.53	\$27,910.19	\$24,745.34	\$52,655.53
12/11/23	ACH	\$467,168.01	\$8,969.63	\$18,686.62	\$0.00	\$439,511.76	\$232,964.27	\$206,547.49	\$439,511.76
12/22/23	ACH	\$8,904.13	\$171.46	\$330.72	\$0.00	\$8,401.95	\$4,453.47	\$3,948.48	\$8,401.95
01/10/24	ACH	\$1,179.56	\$22.89	\$35.39	\$0.00	\$1,121.28	\$594.34	\$526.94	\$1,121.28
01/31/24	ACH	\$0.00	\$0.00	\$0.00	\$559.10	\$559.10	\$296.35	\$262.75	\$559.10
02/08/24	ACH	\$2,035.23	\$39.89	\$40.70	\$0.00	\$1,954.64	\$1,036.06	\$918.58	\$1,954.64
03/08/24	ACH	\$7,632.11	\$150.86	\$89.04	\$0.00	\$7,392.21	\$3,918.26	\$3,473.95	\$7,392.21
04/08/24	ACH	\$6,614.50	\$132.29	\$0.00	\$0.00	\$6,482.21	\$3,435.91	\$3,046.30	\$6,482.21
04/08/24	ACH	\$1,179.56	\$23.59	\$0.00	\$0.00	\$1,155.97	\$612.72	\$543.25	\$1,155.97
						\$0.00	\$0.00	\$0.00	\$0.00
						\$0.00	\$0.00	\$0.00	\$0.00
						\$0.00	\$0.00	\$0.00	\$0.00
TOTAL		\$ 551,375.68	\$ 10,598.36	\$ 21,457.62	\$ 559.10	\$ 519,878.80	\$ 275,563.00	\$ 244,315.80	\$ 519,878.80

98.85%	Net Percent Collected
\$ 6,066.80	Balance Remaining to Collect

DIRECT BILLED ASSESSMENTS

STANDARD PACIFIC OF FLORIDA

\$598,212.78

\$222,011.43

\$376,201.35

DATE RECEIVED	DUE DATE	CHECK NO.	NET ASSESSED	AMOUNT RECEIVED	General Fund	Series 2023 Fund
10/18/23	11/1/23	2114382	\$111,005.71	\$111,005.71	\$111,005.71	\$0.00
1/19/24	2/1/24	2168514	\$55,502.86	\$55,502.86	\$55,502.86	\$0.00
	4/1/24		\$180,632.60	\$0.00	\$0.00	\$0.00
	5/1/24		\$55,502.86	\$0.00	\$0.00	\$0.00
	9/1/24		\$195,568.75	\$0.00	\$0.00	\$0.00
			\$598,212.78	\$166,508.57	\$166,508.57	\$0.00

Bridgewalk
COMMUNITY DEVELOPMENT DISTRICT

Special Assessment Bonds, Series 2022

Date	Requisition #	Contractor	Description	Requisition
Fiscal Year 2024				
12/8/23	4	Latham, Luna, Eden & Beaudine	Invoice #122129 - Services for Phase 1A Lift Station Conveyance to TWA - Oct.23	\$ 168.00
3/15/24	5	Latham, Luna, Eden & Beaudine	Invoice #122616 - Services for Phase 2A Lift Station Conveyance to TWA - Nov.23	\$ 1,036.00
3/15/24	6	Osceola Engineering Inc.	Invoice #11602-1 - Prepare requisition for remaining costs. - Nov.23	\$ 175.00
3/15/24	7	Lennar Homes LLC	Unfunded portion of infrastructure costs fo AA1.	\$ 23,079.42
TOTAL				\$ 24,458.42
Fiscal Year 2024				
10/2/23		Interest		\$ 87.38
10/3/23		Transfer from Reserve		\$ 485.85
11/1/23		Interest		\$ 87.75
11/2/23		Transfer from Reserve		\$ 503.87
12/1/23		Interest		\$ 87.65
12/4/23		Transfer from Reserve		\$ 489.39
1/2/24		Interest		\$ 92.20
1/3/24		Transfer from Reserve		\$ 505.45
2/1/24		Interest		\$ 94.17
2/2/24		Transfer from Reserve		\$ 503.31
3/1/24		Interest		\$ 89.84
3/4/24		Transfer from Reserve		\$ 467.71
TOTAL				\$ 3,494.57
Project (Construction) Fund at 09/30/23				\$ 20,963.85
Interest Earned/Transferred Funds thru 3/31/24				\$ 3,494.57
Requisitions Paid thru 3/31/24				\$ (24,458.42)
Remaining Project (Construction) Fund				\$ -

Bridgewalk
COMMUNITY DEVELOPMENT DISTRICT

Special Assessment Bonds, Series 2023

Date	Requisition #	Contractor	Description	Requisition
Fiscal Year 2024				
3/13/24	1	Osceola Engineering Inc.	Invoices #11601-1 & 11673 - Update engineer's report & prep reimbursement req.	\$ 6,925.00
3/15/24	2	Lennar Homes LLC	Reimbursement of infrastructure costs for Phase 1B.	\$ 1,712,131.73
TOTAL				\$ 1,719,056.73
Fiscal Year 2024				
12/1/23		Interest		\$ 8,738.54
1/2/24		Interest		\$ 18,060.99
2/1/24		Interest		\$ 18,060.23
3/1/24		Interest		\$ 16,853.46
TOTAL				\$ 61,713.22
Project (Construction) Fund at 11/16/23				\$ 4,404,134.05
Interest Earned/Transferred Funds thru 3/31/24				\$ 61,713.22
Requisitions Paid thru 3/31/24				\$ (1,719,056.73)
Remaining Project (Construction) Fund				\$ 2,746,790.54