

*Highland Meadows West
Community Development District*

Meeting Agenda

May 20, 2021

AGENDA

Highland Meadows West

Community Development District

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

May 13, 2021

**Board of Supervisors
Highland Meadows West
Community Development District**

Dear Board Members:

The regular meeting of the Board of Supervisors of **Highland Meadows West Community Development District** will be held **Thursday, May 20, 2021 at 10:15 AM at 346 East Central Ave., Winter Haven, FL 33880.**

Those members of the public wishing to attend the meeting can do so using the information below:

Zoom Video Link: <https://zoom.us/j/98944711075>

Zoom Call-In Information: 1-646-876-9923
Meeting ID: 989 4471 1075

Following is the advance agenda for the meeting:

1. Roll Call
2. Public Comment Period (¹Speakers will fill out a card and submit it to the District Manager prior to the beginning of the meeting)
3. Swearing in of Keaton Alexander
4. Approval of Minutes of the April 15, 2021 Board of Supervisors Meeting
5. Consideration of Resolution 2021-05 Setting the Public Hearing and Approving the Proposed Fiscal Year 2022 Budget (Suggested Date: August 19, 2021)
6. Consideration of Proposal to Provide Professional Consulting Services from Dewberry
7. Staff Reports
 - A. Attorney
 - B. Engineer
 - C. Field Manager's Report

¹ Comments will be limited to three (3) minutes

- D. District Manager's Report
 - i. Approval of Check Register
 - ii. Balance Sheet and Income Statement
 - iii. Ratification of Series 2020 AA3 Requisitions #61 and #62
 - iv. Presentation of Number of Registered Voters – 87
- 8. Other Business
- 9. Supervisors Requests and Audience Comments
- 10. Adjournment

The second order of business is the Public Comment Period where the public has an opportunity to be heard on propositions coming before the Board as reflected on the agenda, and any other items. Speakers must fill out a Request to Speak form and submit it to the District Manager prior to the beginning of the meeting.

The third order of business is the Swearing in of Keaton Alexander.

The fourth order of business is the approval of the minutes of the April 15, 2021 Board of Supervisors Meeting. A copy of the minutes is enclosed for your review.

The fifth order of business is the Consideration of Resolution 2021-05 Setting the Public Hearing and Approving the Proposed Fiscal Year 2022 Budget (Suggested Date: August 19, 2021). The resolution is enclosed for your review.

The sixth order of business is the Consideration of Proposal to Provide Professional Consulting Services from Dewberry. The proposal is enclosed for your review.

The seventh order of business is Staff Reports. Section C is the Field Manager's Report for your review. Section D is the District Manager's Report. Sub-Section 1 includes the check register for approval and Sub-Section 2 includes the balance sheet and income statement. These items are enclosed for your review. Sub-Section 3 is the Ratification of Series 2020 AA3 Requisitions #61 and #62. Sub-Section 4 is the Presentation of Number of Registered Voters.

The balance of the agenda will be discussed at the meeting. In the meantime, if you should have any questions, please do not hesitate to contact me.

Sincerely,

Jill Burns
District Manager

CC: Roy Van Wyk, District Counsel

Enclosures

MINUTES

**MINUTES OF MEETING
HIGHLAND MEADOWS WEST
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Highland Meadows West Community Development District was held on Thursday, **April 15, 2021** at 10:20 a.m. at 346 East Central Ave., Winter Haven, Florida.

Present and constituting a quorum:

Lauren Schwenk
Andrew Rhinehart
Patrick Marone

Vice Chairman
Assistant Secretary
Assistant Secretary

Also, present were:

Jill Burns
Roy Van Wyk
Clayton Smith
Rey Malave

District Manager, GMS
Hopping Green & Sams
GMS
Dewberry

The following is a summary of the discussions and actions taken at the April 15, 2021 Highland Meadows West Community Development District's Board of Supervisors Meeting.

FIRST ORDER OF BUSINESS

Roll Call

Ms. Burns called the meeting to order and stated that three supervisors were in attendance at the meeting, constituting a quorum.

SECOND ORDER OF BUSINESS

Public Comment Period

There being no members of the public present, the next item followed.

THIRD ORDER OF BUSINESS

**Approval of Minutes of the February 18,
2021 Board of Supervisors Meeting**

Ms. Burns presented the minutes of the February 18, 2021 Board of Supervisors meeting minutes. Ms. Burns asked for any comments or corrections to the minutes. The Board had no changes.

On MOTION by Ms. Schwenk, seconded by Mr. Rhinehart, with all in favor, the Minutes of the February 18, 2021 Board of Supervisors Meeting, were approved.

FOURTH ORDER OF BUSINESS

Ranking of Proposals Received for District Engineering Services and Selection of District Engineer

Ms. Burns noted that they received one proposal from Dewberry and suggested ranking them number one. The Board had no questions on the Engineering Services proposal. Ms. Burns asked that the Board authorize District counsel to draft a form of agreement and authorize the Chair to sign that agreement once drafted.

On MOTION by Ms. Schwenk, seconded by Mr. Rhinehart, with all in favor, Ranking Dewberry #1 of the Proposals Received for District Engineering Services and Authorization for Counsel to Draft an Agreement and for the Chair to Sign, was approved.

FIFTH ORDER OF BUSINESS

Consideration of Arbitrage Rebate Reports

A. Series 2020A Assessment Area 2 Project

B. Series 2020A Assessment Area 3 Project

Ms. Burns noted there was an arbitrage report for each series of bonds for the new issuance. Ms. Burns reviewed the arbitrage reports noting that there were negative arbitrage amounts in both reports.

On MOTION by Ms. Schwenk, seconded by Mr. Rhinehart, with all in favor, Accepting the Arbitrage Rebate Reports, was approved.

SIXTH ORDER OF BUSINESS

Staff Reports

A. Attorney

Mr. Van Wyk had nothing to report.

B. Engineer

Mr. Malave had nothing to report.

C. Field Manager's Report

Mr. Smith reviewed the field manager's report included in the agenda package.

D. District Manager's Report

i. Approval of Check Register

Ms. Burns stated the check register was from February 17th through April 7th and totaled \$502,701.05. She asked for a motion to approve.

On MOTION by Ms. Schwenk, seconded by Mr. Rhinehart, with all in favor, the Check Register for \$502,701.05. was approved.

ii. Balance Sheet and Income Statement

Ms. Burns stated the financials through February 28th were in the packet for the Board's review and no action needed to be taken.

iii. Ratification of Funding Requisitions

a. Summary of Series 2020 AA2 Requisitions #76

Ms. Burns presented the Series 2020 AA2 Requisitions #76 and asked that they be ratified by the Board.

b. Summary of Series 2020 AA3 Requisitions #57, #58, and #60

Ms. Burns presented the Series 2020 AA3 Requisitions #57, #58, and #60 and asked that they be ratified by the Board.

On MOTION by Ms. Schwenk, seconded by Mr. Rhinehart, with all in favor, the Series 2020 AA2 Requisitions #76, and Series 2020 AA3 Requisitions #57, #58, and #60, were ratified.
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SEVENTH ORDER OF BUSINESS

Other Business

There was no other business.

EIGHTH ORDER OF BUSINESS

Supervisors Requests and Audience Comments

There being none, the next item followed.

NINTH ORDER OF BUSINESS

Adjournment

The meeting was adjourned.

On MOTION by Ms. Schwenk, seconded by Mr. Rhinehart, with all in favor, the meeting was adjourned.
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Secretary/Assistant Secretary

Chairman/Vice Chairman

SECTION V

RESOLUTION 2021-05

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE HIGHLAND MEADOWS WEST COMMUNITY DEVELOPMENT DISTRICT APPROVING A PROPOSED BUDGET FOR FISCAL YEAR 2021/2022 AND SETTING A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW; ADDRESSING TRANSMITTAL, POSTING AND PUBLICATION REQUIREMENTS; ADDRESSING SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the District Manager has heretofore prepared and submitted to the Board of Supervisors ("**Board**") of the Highland Meadows West Community Development District ("**District**") prior to June 15, 2021, a proposed budget ("**Proposed Budget**") for the fiscal year beginning October 1, 2021 and ending September 30, 2022 ("**Fiscal Year 2021/2022**"); and

WHEREAS, the Board has considered the Proposed Budget and desires to set the required public hearing thereon.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE HIGHLAND MEADOWS WEST COMMUNITY DEVELOPMENT DISTRICT:

1. PROPOSED BUDGET APPROVED. The Proposed Budget prepared by the District Manager for Fiscal Year 2021/2022 attached hereto as **Exhibit A** is hereby approved as the basis for conducting a public hearing to adopt said Proposed Budget.

2. SETTING A PUBLIC HEARING. A public hearing on said approved Proposed Budget is hereby declared and set for the following date, hour and location:

DATE:	August 19, 2021
HOUR:	10:15 AM
LOCATION:	Cassidy Offices 346 E. Central Ave. Winter Haven, Florida 33880

3. TRANSMITTAL OF PROPOSED BUDGET TO LOCAL GENERAL PURPOSE GOVERNMENT(S). The District Manager is hereby directed to submit a copy of the Proposed Budget to the City of Davenport and Polk County at least 60 days prior to the hearing set above.

4. POSTING OF PROPOSED BUDGET. In accordance with Section 189.016, *Florida Statutes*, the District's Secretary is further directed to post the approved Proposed Budget on the District's website at least two days before the budget hearing date as set forth in Section 2, and shall remain on the website for at least 45 days.

5. PUBLICATION OF NOTICE. Notice of this public hearing shall be published in the manner prescribed in Florida law.

6. SEVERABILITY. The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.

7. EFFECTIVE DATE. This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED this 20th day of May 2021.

ATTEST:

**HIGHLAND MEADOWS WEST COMMUNITY
DEVELOPMENT DISTRICT**

Secretary

Chairperson, Board of Supervisors

Exhibit A: Proposed Budget for Fiscal Year 2021/2022

*Including
Developer
Contribution*

Highland Meadows West
Community Development District

Proposed Budget
FY2022



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Highland Meadows West
Community Development District
Proposed Budget
General Fund

Description	Adopted Budget FY2021	Actuals Thru 3/31/21	Projected Next 6 Months	Total Thru 9/30/21	Proposed Budget FY2022
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Revenues

Assessments - Tax Roll	\$ 308,295	\$ 277,176	\$ 31,119	\$ 308,295	\$ 308,295
Assessments - Lot Closings	\$ -	\$ 3,000	\$ -	\$ 3,000	\$ -
Developer Contributions	\$ 26,565	\$ -	\$ -	\$ -	\$ 47,933
Other Revenue	\$ -	\$ 2	\$ -	\$ 2	\$ -
Total Revenues	\$ 334,860	\$ 280,178	\$ 31,119	\$ 311,297	\$ 356,228

Expenditures

Administrative

Supervisor Fees	\$ 12,000	\$ 800	\$ 6,000	\$ 6,800	\$ 12,000
Engineering	\$ 20,000	\$ -	\$ 10,000	\$ 10,000	\$ 20,000
District Counsel	\$ 20,000	\$ 4,552	\$ 10,000	\$ 14,552	\$ 20,000
Annual Audit	\$ 6,000	\$ 2,500	\$ 3,500	\$ 6,000	\$ 6,000
Assessment Administration	\$ 5,000	\$ 5,000	\$ -	\$ 5,000	\$ 5,000
Arbitrage	\$ 1,300	\$ 450	\$ 450	\$ 900	\$ 1,300
Dissemination	\$ 10,000	\$ 5,250	\$ 5,000	\$ 10,250	\$ 10,000
Trustee Fees	\$ 7,000	\$ 5,908	\$ 1,092	\$ 7,000	\$ 7,000
Management Fees	\$ 35,000	\$ 17,500	\$ 17,500	\$ 35,000	\$ 36,050
Information Technology	\$ 1,410	\$ 450	\$ 960	\$ 1,410	\$ 1,800
Website Maintenance	\$ 940	\$ -	\$ 940	\$ 940	\$ 1,200
Telephone	\$ 250	\$ -	\$ 125	\$ 125	\$ 250
Postage & Delivery	\$ 500	\$ 85	\$ 250	\$ 335	\$ 500
Office Supplies	\$ 1,000	\$ 4	\$ 500	\$ 504	\$ 1,000
Printing & Binding	\$ 1,000	\$ 26	\$ 500	\$ 526	\$ 1,000
Insurance	\$ 5,700	\$ 5,641	\$ -	\$ 5,641	\$ 5,700
Legal Advertising	\$ 10,000	\$ 1,823	\$ 5,000	\$ 6,823	\$ 10,000
Other Current Charges	\$ 5,000	\$ 886	\$ 2,500	\$ 3,386	\$ 5,000
Dues, Licenses & Subscriptions	\$ 175	\$ 175	\$ -	\$ 175	\$ 175
Subtotal Administrative	\$ 142,275	\$ 51,050	\$ 64,317	\$ 115,367	\$ 143,975

Highland Meadows West
Community Development District
Proposed Budget
General Fund

Description	Adopted Budget FY2021	Actuals Thru 3/31/21	Projected Next 6 Months	Total Thru 9/30/21	Proposed Budget FY2022
<i><u>Operations & Maintenance</u></i>					
Property Insurance	\$ 6,000	\$ -	\$ 6,000	\$ 6,000	\$ 6,000
Field Management	\$ 7,500	\$ 3,750	\$ 3,750	\$ 7,500	\$ 7,500
Interlocal Amenity Agreement	\$ 59,005	\$ -	\$ 62,409	\$ 62,409	\$ 61,919
Playground Lease	\$ 30,000	\$ 14,921	\$ 14,868	\$ 29,789	\$ 30,000
Playground Repairs & Maintenance	\$ 500	\$ -	\$ -	\$ -	\$ -
Landscape Maintenance	\$ 36,880	\$ 13,440	\$ 13,440	\$ 26,880	\$ 51,334
Landscape Replacement	\$ 5,000	\$ -	\$ 2,500	\$ 2,500	\$ 10,000
Streetlights	\$ 14,700	\$ 7,543	\$ 8,400	\$ 15,943	\$ 18,000
Electric	\$ 4,000	\$ 559	\$ 1,200	\$ 1,759	\$ 2,500
Water & Sewer	\$ 6,000	\$ 156	\$ 300	\$ 456	\$ 1,000
Irrigation Repairs	\$ 2,500	\$ 766	\$ 1,250	\$ 2,016	\$ 3,500
Sidewalk & Asphalt Maintenance	\$ 500	\$ -	\$ -	\$ -	\$ -
General Repairs & Maintenance	\$ 5,000	\$ 93	\$ 2,500	\$ 2,593	\$ 13,000
Contingency	\$ 15,000	\$ 8	\$ 7,000	\$ 7,008	\$ 7,500
<u>Subtotal Operations & Maintenance</u>	\$ 192,585	\$ 41,236	\$ 123,617	\$ 164,853	\$ 212,253
Total Expenditures	\$ 334,860	\$ 92,287	\$ 187,934	\$ 280,220	\$ 356,228
Excess Revenues/(Expenditures)	\$ -	\$ 187,891	\$ (156,814)	\$ 31,077	\$ -

Net Assessments	\$308,295
Add: Discounts & Collections 7%	\$23,205
Gross Assessments	<u>\$331,500</u>
Assessable Units	442
Per Unit Gross Assessment	<u>\$750.00</u>

Highland Meadows West

Community Development District

General Fund Budget

Revenues:

Assessments

The District will levy a non-ad valorem assessment on all the assessable property within the District in order to pay for operating expenditures during the fiscal year.

Developer Contributions

The District will enter into a Funding Agreement with the Developer to fund operating expenditures not covered by assessments.

Expenditures:

General & Administrative:

Supervisor Fees

Chapter 190, Florida Statutes, allows for each Board member to receive \$200 per meeting, not to exceed \$4,800 per year paid to each Supervisor for the time devoted to District business and meetings.

Engineering

The District's engineer will be providing general engineering services to the District, e.g. attendance and preparation for monthly board meetings, review invoices and various projects as directed by the Board of Supervisors and the District Manager.

District Counsel

The District's legal counsel will be providing general legal services to the District, e.g. attendance and preparation for meetings, preparation and review of agreements, resolutions, etc. as directed by the Board of Supervisors and the District Manager.

Annual Audit

The District is required by Florida Statutes to arrange for an independent audit of its financial records on an annual basis.

Assessment Administration

The District will contract to levy and administer the collection of non-ad valorem assessment on all assessable property within the District.

Arbitrage

The District will contract with an independent certified public accountant to annually calculate the District's Arbitrage Rebate Liability on its Series 2019, Series 2020 A2 & Series 2020 A3 bonds.

Highland Meadows West

Community Development District

General Fund Budget

Dissemination

The District is required by the Security and Exchange Commission to comply with Rule 15c2-12(b)(5) which relates to additional reporting requirements for unrated bond issues. This cost is based upon an the Series 2019, Series 2020 A2 and Series 2020 A3 bonds.

Trustee Fees

The District will incur trustee related costs with the issuance of its' issued bonds.

Management Fees

The District receives Management, Accounting and Administrative services as part of a Management Agreement with Governmental Management Services-Central Florida, LLC. The services include but are not limited to, recording and transcription of board meetings, administrative services, budget preparation, all financial reports, annual audits, etc.

Information Technology

Represents costs related to the District's information systems, which include but are not limited to video conferencing services, cloud storage services and servers, security, accounting software, etc.

Website Maintenance

Represents the costs associated with monitoring and maintaining the District's website created in accordance with Chapter 189, Florida Statutes. These services include site performance assessments, security and firewall maintenance, updates, document uploads, hosting and domain renewals, website backups, etc.

Telephone

Telephone and fax machine.

Postage & Delivery

The District incurs charges for mailing of Board meeting agenda packages, overnight deliveries, correspondence, etc.

Office Supplies

Any supplies that may need to be purchased during the fiscal year, e.g., paper, minute books, file folders, labels, paper clips, etc.

Printing & Binding

Printing and Binding agenda packages for board meetings, printing of computerized checks, stationary, envelopes, etc.

Insurance

The District's general liability and public official's liability insurance coverages

Highland Meadows West

Community Development District

General Fund Budget

Legal Advertising

The District is required to advertise various notices for monthly Board meetings, public hearings, etc. in a newspaper of general circulation.

Other Current Charges

Bank charges and any other miscellaneous expenses incurred during the year.

Dues, Licenses & Subscriptions

The District is required to pay an annual fee to the Florida Department of Economic Opportunity for \$175. This is the only expense under this category for the District.

Operations & Maintenance:

Property Insurance

The District's property insurance coverages.

Field Management

Represents the costs of contracting services that provide onsite field management of contracts for the District such as landscape and lake maintenance. These services are provided by Governmental Management Services-Central Florida, LLC. Services provided include onsite inspections, meetings with contractors, monitoring of utility accounts, attend Board meetings and receive and respond to property owner phone calls and emails.

Interlocal Amenity Agreement

The District will enter into an Interlocal Agreement with Davenport Road South Community Development District (CDD) for the use of their amenity facilities. This cost is based on 52% of the overall amenity budget of Davenport Road South CDD.

Playground Lease

The District has entered into a leasing agreement for playgrounds installed in the community with Navitas.

Landscape Maintenance

Represents the estimated maintenance of the landscaping within the common areas of the District after the installation of landscape material has been completed. The District has contracted with Prince & Sons, Inc. to provide these services.

Landscape Replacement

Represents the estimated cost of replacing landscaping within the common areas of the District.

Highland Meadows West
Community Development District
General Fund Budget

Streetlights

Represents the cost to maintain street lights within the District Boundaries that are expected to be in place throughout the fiscal year.

Electric

Represents current and estimated electric charges of common areas throughout the District.

Water & Sewer

Represents current and estimated costs for water and refuse services provided for common areas throughout the District.

Irrigation Repairs

Represents the cost of maintaining and repairing the irrigation system. This includes the sprinklers, and irrigation wells.

General Repairs & Maintenance

Represents estimated costs for general repairs and maintenance of the District's common areas.

Contingency

Represents funds allocated to expenses that the District could incur throughout the fiscal year that do not fit into any field category.

Highland Meadows West
Community Development District
Proposed Budget
Series 2019 Debt Service Fund

Description	Adopted Budget FY2021	Actual Thru 3/31/21	Projected Next 6 Months	Projected Thru 9/30/21	Proposed Budget FY2022
Revenues					
Assessments	\$ 322,081	\$ 289,969	\$ 32,112	\$ 322,081	\$ 320,250
Assessments - Lot Closings	\$ -	\$ 6,020	\$ -	\$ 6,020	\$ -
Prepayments	\$ -	\$ -	\$ -	\$ -	\$ -
Interest Income	\$ 1,000	\$ 7	\$ -	\$ 7	\$ -
Carry Forward Surplus	\$ 270,523	\$ 255,368	\$ -	\$ 255,368	\$ 212,620
Total Revenues	\$ 593,604	\$ 551,364	\$ 32,112	\$ 583,476	\$ 532,870
Expenses					
Interest - 11/1	\$ 119,338	\$ 119,338	\$ -	\$ 119,338	\$ 116,519
Principal - 11/1	\$ 105,000	\$ 105,000	\$ -	\$ 105,000	\$ 85,000
Special Call - 11/1	\$ -	\$ 30,000	\$ -	\$ 30,000	\$ -
Interest - 5/1	\$ 117,238	\$ -	\$ 116,519	\$ 116,519	\$ 114,819
Total Expenditures	\$ 341,575	\$ 254,338	\$ 116,519	\$ 370,856	\$ 316,338
Excess Revenues/(Expenditures)	\$ 252,029	\$ 297,026	\$ (84,406)	\$ 212,620	\$ 216,533

Interest Expense 11/1/22	\$ 114,819
Principal Expense 11/1/22	\$ 90,000
Total	\$ 204,819

Highland Meadows West
Community Development District
Series 2019 Special Assessment Bonds
Amortization Schedule

Date		Balance	Principal		Interest		Total
05/01/21	\$	4,865,000.00	\$	-	\$	116,518.75	
11/01/21	\$	4,865,000.00	\$	85,000.00	\$	116,518.75	\$ 318,037.50
05/01/22	\$	4,780,000.00	\$	-	\$	114,818.75	
11/01/22	\$	4,780,000.00	\$	90,000.00	\$	114,818.75	\$ 319,637.50
05/01/23	\$	4,690,000.00	\$	-	\$	113,018.75	
11/01/23	\$	4,690,000.00	\$	90,000.00	\$	113,018.75	\$ 316,037.50
05/01/24	\$	4,600,000.00	\$	-	\$	111,218.75	
11/01/24	\$	4,600,000.00	\$	95,000.00	\$	111,218.75	\$ 317,437.50
05/01/25	\$	4,505,000.00	\$	-	\$	109,318.75	
11/01/25	\$	4,505,000.00	\$	100,000.00	\$	109,318.75	\$ 318,637.50
05/01/26	\$	4,405,000.00	\$	-	\$	107,256.25	
11/01/26	\$	4,405,000.00	\$	105,000.00	\$	107,256.25	\$ 319,512.50
05/01/27	\$	4,300,000.00	\$	-	\$	105,090.63	
11/01/27	\$	4,300,000.00	\$	110,000.00	\$	105,090.63	\$ 320,181.25
05/01/28	\$	4,190,000.00	\$	-	\$	102,821.88	
11/01/28	\$	4,190,000.00	\$	110,000.00	\$	102,821.88	\$ 315,643.75
05/01/29	\$	4,080,000.00	\$	-	\$	100,553.13	
11/01/29	\$	4,080,000.00	\$	115,000.00	\$	100,553.13	\$ 316,106.25
05/01/30	\$	3,965,000.00	\$	-	\$	98,181.25	
11/01/30	\$	3,965,000.00	\$	120,000.00	\$	98,181.25	\$ 316,362.50
05/01/31	\$	3,845,000.00	\$	-	\$	95,256.25	
11/01/31	\$	3,845,000.00	\$	125,000.00	\$	95,256.25	\$ 315,512.50
05/01/32	\$	3,720,000.00	\$	-	\$	92,209.38	
11/01/32	\$	3,720,000.00	\$	135,000.00	\$	92,209.38	\$ 319,418.75
05/01/33	\$	3,585,000.00	\$	-	\$	88,918.75	
11/01/33	\$	3,585,000.00	\$	140,000.00	\$	88,918.75	\$ 317,837.50
05/01/34	\$	3,445,000.00	\$	-	\$	85,506.25	
11/01/34	\$	3,445,000.00	\$	145,000.00	\$	85,506.25	\$ 316,012.50
05/01/35	\$	3,300,000.00	\$	-	\$	81,971.88	
11/01/35	\$	3,300,000.00	\$	155,000.00	\$	81,971.88	\$ 318,943.75
05/01/36	\$	3,145,000.00	\$	-	\$	78,193.75	
11/01/36	\$	3,145,000.00	\$	160,000.00	\$	78,193.75	\$ 316,387.50
05/01/37	\$	2,985,000.00	\$	-	\$	74,293.75	
11/01/37	\$	2,985,000.00	\$	170,000.00	\$	74,293.75	\$ 318,587.50
05/01/38	\$	2,815,000.00	\$	-	\$	70,150.00	
11/01/38	\$	2,815,000.00	\$	175,000.00	\$	70,150.00	\$ 315,300.00
05/01/39	\$	2,640,000.00	\$	-	\$	65,884.38	
11/01/39	\$	2,640,000.00	\$	185,000.00	\$	65,884.38	\$ 316,768.75
05/01/40	\$	2,455,000.00	\$	-	\$	61,375.00	
11/01/40	\$	2,455,000.00	\$	195,000.00	\$	61,375.00	\$ 317,750.00
05/01/41	\$	2,260,000.00	\$	-	\$	56,500.00	
11/01/41	\$	2,260,000.00	\$	205,000.00	\$	56,500.00	\$ 318,000.00
05/01/42	\$	2,055,000.00	\$	-	\$	51,375.00	
11/01/42	\$	2,055,000.00	\$	215,000.00	\$	51,375.00	\$ 317,750.00
05/01/43	\$	1,840,000.00	\$	-	\$	46,000.00	
11/01/43	\$	1,840,000.00	\$	225,000.00	\$	46,000.00	\$ 317,000.00
05/01/44	\$	1,615,000.00	\$	-	\$	40,375.00	
11/01/44	\$	1,615,000.00	\$	235,000.00	\$	40,375.00	\$ 315,750.00
05/01/45	\$	1,380,000.00	\$	-	\$	34,500.00	
11/01/45	\$	1,380,000.00	\$	250,000.00	\$	34,500.00	\$ 319,000.00
05/01/46	\$	1,130,000.00	\$	-	\$	28,250.00	

Highland Meadows West
Community Development District
Series 2019 Special Assessment Bonds
Amortization Schedule

Date		Balance		Principal		Interest		Total
11/01/46	\$	1,130,000.00	\$	260,000.00	\$	28,250.00	\$	316,500.00
05/01/47	\$	870,000.00	\$	-	\$	21,750.00		
11/01/47	\$	870,000.00	\$	275,000.00	\$	21,750.00	\$	318,500.00
05/01/48	\$	595,000.00	\$	-	\$	14,875.00		
11/01/48	\$	595,000.00	\$	290,000.00	\$	14,875.00	\$	319,750.00
05/01/49	\$	305,000.00	\$	-	\$	7,625.00		
11/01/49	\$	305,000.00	\$	305,000.00	\$	7,625.00	\$	320,250.00
				\$ 4,865,000.00	\$	4,347,612.50	\$	9,212,612.50

Highland Meadows West
Community Development District
Proposed Budget
Series 2020 A2 Debt Service Fund

Description	Adopted Budget FY2021	Actual Thru 3/31/21	Projected Next 6 Months	Projected Thru 9/30/21	Proposed Budget FY2022
<u>Revenues</u>					
Assessments	\$ 157,456	\$ 141,714	\$ 15,742	\$ 157,456	\$ 157,456
Interest Income	\$ -	\$ 5	\$ -	\$ 5	\$ -
Carry Forward Surplus	\$ 50,927	\$ 55,143	\$ -	\$ 55,143	\$ 56,123
Total Revenues	\$ 208,384	\$ 196,862	\$ 15,742	\$ 212,604	\$ 213,579
<u>Expenses</u>					
Interest - 11/1	\$ 50,741	\$ 50,741	\$ -	\$ 50,741	\$ 49,950
Principal - 5/1	\$ 55,000	\$ -	\$ 55,000	\$ 55,000	\$ 55,000
Interest - 5/1	\$ 50,741	\$ -	\$ 50,741	\$ 50,741	\$ 49,950
Total Expenditures	\$ 156,481	\$ 50,741	\$ 105,741	\$ 156,481	\$ 154,900
Excess Revenues/(Expenditures)	\$ 51,902	\$ 146,121	\$ (89,998)	\$ 56,123	\$ 58,679

Interest Expense 11/1/22	\$ 49,159
Total	\$ 49,159

Highland Meadows West
Community Development District
Series 2020 A2 Special Assessment Bonds
Amortization Schedule

Date		Balance	Principal		Interest		Total
05/01/21	\$	2,770,000.00	\$	55,000.00	\$	50,740.63	
11/01/21	\$	2,715,000.00	\$	-	\$	49,950.00	\$ 155,690.63
05/01/22	\$	2,715,000.00	\$	55,000.00	\$	49,950.00	
11/01/22	\$	2,660,000.00	\$	-	\$	49,159.38	\$ 154,109.38
05/01/23	\$	2,660,000.00	\$	60,000.00	\$	49,159.38	
11/01/23	\$	2,600,000.00	\$	-	\$	48,296.88	\$ 157,456.25
05/01/24	\$	2,600,000.00	\$	60,000.00	\$	48,296.88	
11/01/24	\$	2,540,000.00	\$	-	\$	47,434.38	\$ 155,731.25
05/01/25	\$	2,540,000.00	\$	60,000.00	\$	47,434.38	
11/01/25	\$	2,480,000.00	\$	-	\$	46,571.88	\$ 154,006.25
05/01/26	\$	2,480,000.00	\$	65,000.00	\$	46,571.88	
11/01/26	\$	2,415,000.00	\$	-	\$	45,515.63	\$ 157,087.50
05/01/27	\$	2,415,000.00	\$	65,000.00	\$	45,515.63	
11/01/27	\$	2,350,000.00	\$	-	\$	44,459.38	\$ 154,975.00
05/01/28	\$	2,350,000.00	\$	65,000.00	\$	44,459.38	
11/01/28	\$	2,285,000.00	\$	-	\$	43,403.13	\$ 152,862.50
05/01/29	\$	2,285,000.00	\$	70,000.00	\$	43,403.13	
11/01/29	\$	2,215,000.00	\$	-	\$	42,265.63	\$ 155,668.75
05/01/30	\$	2,215,000.00	\$	70,000.00	\$	42,265.63	
11/01/30	\$	2,145,000.00	\$	-	\$	41,128.13	\$ 153,393.75
05/01/31	\$	2,145,000.00	\$	75,000.00	\$	41,128.13	
11/01/31	\$	2,070,000.00	\$	-	\$	39,909.38	\$ 156,037.50
05/01/32	\$	2,070,000.00	\$	75,000.00	\$	39,909.38	
11/01/32	\$	1,995,000.00	\$	-	\$	38,550.00	\$ 153,459.38
05/01/33	\$	1,995,000.00	\$	80,000.00	\$	38,550.00	
11/01/33	\$	1,915,000.00	\$	-	\$	37,100.00	\$ 155,650.00
05/01/34	\$	1,915,000.00	\$	80,000.00	\$	37,100.00	
11/01/34	\$	1,835,000.00	\$	-	\$	35,650.00	\$ 152,750.00
05/01/35	\$	1,835,000.00	\$	85,000.00	\$	35,650.00	
11/01/35	\$	1,750,000.00	\$	-	\$	34,109.38	\$ 154,759.38
05/01/36	\$	1,750,000.00	\$	90,000.00	\$	34,109.38	
11/01/36	\$	1,660,000.00	\$	-	\$	32,478.13	\$ 156,587.50
05/01/37	\$	1,660,000.00	\$	90,000.00	\$	32,478.13	
11/01/37	\$	1,570,000.00	\$	-	\$	30,846.88	\$ 153,325.00
05/01/38	\$	1,570,000.00	\$	95,000.00	\$	30,846.88	
11/01/38	\$	1,475,000.00	\$	-	\$	29,125.00	\$ 154,971.88
05/01/39	\$	1,475,000.00	\$	100,000.00	\$	29,125.00	
11/01/39	\$	1,375,000.00	\$	-	\$	27,312.50	\$ 156,437.50
05/01/40	\$	1,375,000.00	\$	100,000.00	\$	27,312.50	
11/01/40	\$	1,275,000.00	\$	-	\$	25,500.00	\$ 152,812.50
05/01/41	\$	1,275,000.00	\$	105,000.00	\$	25,500.00	
11/01/41	\$	1,170,000.00	\$	-	\$	23,400.00	\$ 153,900.00
05/01/42	\$	1,170,000.00	\$	110,000.00	\$	23,400.00	
11/01/42	\$	1,060,000.00	\$	-	\$	21,200.00	\$ 154,600.00
05/01/43	\$	1,060,000.00	\$	115,000.00	\$	21,200.00	
11/01/43	\$	945,000.00	\$	-	\$	18,900.00	\$ 155,100.00
05/01/44	\$	945,000.00	\$	120,000.00	\$	18,900.00	
11/01/44	\$	825,000.00	\$	-	\$	16,500.00	\$ 155,400.00
05/01/45	\$	825,000.00	\$	125,000.00	\$	16,500.00	

Highland Meadows West
Community Development District
Series 2020 A2 Special Assessment Bonds
Amortization Schedule

Date		Balance		Prinicpal		Interest		Total
11/01/45	\$	700,000.00	\$	-	\$	14,000.00	\$	155,500.00
05/01/46	\$	700,000.00	\$	130,000.00	\$	14,000.00		
11/01/46	\$	570,000.00	\$	-	\$	11,400.00	\$	155,400.00
05/01/47	\$	570,000.00	\$	135,000.00	\$	11,400.00		
11/01/47	\$	435,000.00	\$	-	\$	8,700.00	\$	155,100.00
05/01/48	\$	435,000.00	\$	140,000.00	\$	8,700.00		
11/01/48	\$	295,000.00	\$	-	\$	5,900.00	\$	154,600.00
05/01/49	\$	295,000.00	\$	145,000.00	\$	5,900.00		
11/01/49	\$	150,000.00	\$	-	\$	3,000.00	\$	153,900.00
05/01/50	\$	150,000.00	\$	150,000.00	\$	3,000.00	\$	153,000.00
				\$ 2,770,000.00	\$	1,874,271.88	\$	4,644,271.88

Highland Meadows West
Community Development District
Proposed Budget
Series 2020 A3 Debt Service Fund

Description	Adopted Budget FY2021	Actual Thru 3/31/21	Projected Next 6 Months	Projected Thru 9/30/21	Proposed Budget FY2022
Revenues					
Assessments	\$ 55,769	\$ 50,145	\$ 5,624	\$ 55,769	\$ 55,769
Interest Income	\$ -	\$ 2	\$ -	\$ 2	\$ -
Carry Forward Surplus	\$ 17,562	\$ 19,016	\$ -	\$ 19,016	\$ 19,793
Total Revenues	\$ 73,331	\$ 69,162	\$ 5,624	\$ 74,786	\$ 75,562
Expenses					
Interest - 11/1	\$ 17,497	\$ 17,497	\$ -	\$ 17,497	\$ 17,209
Principal - 5/1	\$ 20,000	\$ -	\$ 20,000	\$ 20,000	\$ 20,000
Interest - 5/1	\$ 17,497	\$ -	\$ 17,497	\$ 17,497	\$ 17,209
Total Expenditures	\$ 54,994	\$ 17,497	\$ 37,497	\$ 54,994	\$ 54,419
Excess Revenues/(Expenditures)	\$ 18,338	\$ 51,666	\$ (31,873)	\$ 19,793	\$ 21,143

Interest Expense 11/1/22	\$ 16,922
Total	\$ 16,922

Highland Meadows West
Community Development District
Series 2020 A3 Special Assessment Bonds
Amortization Schedule

Date		Balance	Principal		Interest		Total
05/01/21	\$	955,000.00	\$	20,000.00	\$	17,496.88	
11/01/21	\$	935,000.00	\$	-	\$	17,209.38	\$ 54,706.25
05/01/22	\$	935,000.00	\$	20,000.00	\$	17,209.38	
11/01/22	\$	915,000.00	\$	-	\$	16,921.88	\$ 54,131.25
05/01/23	\$	915,000.00	\$	20,000.00	\$	16,921.88	
11/01/23	\$	895,000.00	\$	-	\$	16,634.38	\$ 53,556.25
05/01/24	\$	895,000.00	\$	20,000.00	\$	16,634.38	
11/01/24	\$	875,000.00	\$	-	\$	16,346.88	\$ 52,981.25
05/01/25	\$	875,000.00	\$	20,000.00	\$	16,346.88	
11/01/25	\$	855,000.00	\$	-	\$	16,059.38	\$ 52,406.25
05/01/26	\$	855,000.00	\$	20,000.00	\$	16,059.38	
11/01/26	\$	835,000.00	\$	-	\$	15,734.38	\$ 51,793.75
05/01/27	\$	835,000.00	\$	20,000.00	\$	15,734.38	
11/01/27	\$	815,000.00	\$	-	\$	15,409.38	\$ 51,143.75
05/01/28	\$	815,000.00	\$	25,000.00	\$	15,409.38	
11/01/28	\$	790,000.00	\$	-	\$	15,003.13	\$ 55,412.50
05/01/29	\$	790,000.00	\$	25,000.00	\$	15,003.13	
11/01/29	\$	765,000.00	\$	-	\$	14,596.88	\$ 54,600.00
05/01/30	\$	765,000.00	\$	25,000.00	\$	14,596.88	
11/01/30	\$	740,000.00	\$	-	\$	14,190.63	\$ 53,787.50
05/01/31	\$	740,000.00	\$	25,000.00	\$	14,190.63	
11/01/31	\$	715,000.00	\$	-	\$	13,784.38	\$ 52,975.00
05/01/32	\$	715,000.00	\$	25,000.00	\$	13,784.38	
11/01/32	\$	690,000.00	\$	-	\$	13,331.25	\$ 52,115.63
05/01/33	\$	690,000.00	\$	25,000.00	\$	13,331.25	
11/01/33	\$	665,000.00	\$	-	\$	12,878.13	\$ 51,209.38
05/01/34	\$	665,000.00	\$	30,000.00	\$	12,878.13	
11/01/34	\$	635,000.00	\$	-	\$	12,334.38	\$ 55,212.50
05/01/35	\$	635,000.00	\$	30,000.00	\$	12,334.38	
11/01/35	\$	605,000.00	\$	-	\$	11,790.63	\$ 54,125.00
05/01/36	\$	605,000.00	\$	30,000.00	\$	11,790.63	
11/01/36	\$	575,000.00	\$	-	\$	11,246.88	\$ 53,037.50
05/01/37	\$	575,000.00	\$	30,000.00	\$	11,246.88	
11/01/37	\$	545,000.00	\$	-	\$	10,703.13	\$ 51,950.00
05/01/38	\$	545,000.00	\$	35,000.00	\$	10,703.13	
11/01/38	\$	510,000.00	\$	-	\$	10,068.75	\$ 55,771.88
05/01/39	\$	510,000.00	\$	35,000.00	\$	10,068.75	
11/01/39	\$	475,000.00	\$	-	\$	9,434.38	\$ 54,503.13
05/01/40	\$	475,000.00	\$	35,000.00	\$	9,434.38	
11/01/40	\$	440,000.00	\$	-	\$	8,800.00	\$ 53,234.38
05/01/41	\$	440,000.00	\$	35,000.00	\$	8,800.00	
11/01/41	\$	405,000.00	\$	-	\$	8,100.00	\$ 51,900.00
05/01/42	\$	405,000.00	\$	40,000.00	\$	8,100.00	
11/01/42	\$	365,000.00	\$	-	\$	7,300.00	\$ 55,400.00
05/01/43	\$	365,000.00	\$	40,000.00	\$	7,300.00	
11/01/43	\$	325,000.00	\$	-	\$	6,500.00	\$ 53,800.00
05/01/44	\$	325,000.00	\$	40,000.00	\$	6,500.00	
11/01/44	\$	285,000.00	\$	-	\$	5,700.00	\$ 52,200.00
05/01/45	\$	285,000.00	\$	45,000.00	\$	5,700.00	

Highland Meadows West
Community Development District
Series 2020 A3 Special Assessment Bonds
Amortization Schedule

Date		Balance	Principal		Interest		Total
11/01/45	\$	240,000.00	\$	-	\$	4,800.00	\$ 55,500.00
05/01/46	\$	240,000.00	\$	45,000.00	\$	4,800.00	
11/01/46	\$	195,000.00	\$	-	\$	3,900.00	\$ 53,700.00
05/01/47	\$	195,000.00	\$	45,000.00	\$	3,900.00	
11/01/47	\$	150,000.00	\$	-	\$	3,000.00	\$ 51,900.00
05/01/48	\$	150,000.00	\$	50,000.00	\$	3,000.00	
11/01/48	\$	100,000.00	\$	-	\$	2,000.00	\$ 55,000.00
05/01/49	\$	100,000.00	\$	50,000.00	\$	2,000.00	
11/01/49	\$	50,000.00	\$	-	\$	1,000.00	\$ 53,000.00
05/01/50	\$	50,000.00	\$	50,000.00	\$	1,000.00	\$ 51,000.00
			\$	955,000.00	\$	647,053.13	\$ 1,602,053.13

*Not
Including
Developer
Contribution*

Highland Meadows West
Community Development District

Proposed Budget
FY2022



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Highland Meadows West
Community Development District
Proposed Budget
General Fund

Description	Adopted Budget FY2021	Actuals Thru 3/31/21	Projected Next 6 Months	Total Thru 9/30/21	Proposed Budget FY2022
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Revenues

Assessments - Tax Roll	\$ 308,295	\$ 277,176	\$ 31,119	\$ 308,295	\$ 356,228
Assessments - Lot Closings	\$ -	\$ 3,000	\$ -	\$ 3,000	\$ -
Developer Contributions	\$ 26,565	\$ -	\$ -	\$ -	\$ -
Other Revenue	\$ -	\$ 2	\$ -	\$ 2	\$ -

Total Revenues	\$ 334,860	\$ 280,178	\$ 31,119	\$ 311,297	\$ 356,228
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Expenditures

Administrative

Supervisor Fees	\$ 12,000	\$ 800	\$ 6,000	\$ 6,800	\$ 12,000
Engineering	\$ 20,000	\$ -	\$ 10,000	\$ 10,000	\$ 20,000
District Counsel	\$ 20,000	\$ 4,552	\$ 10,000	\$ 14,552	\$ 20,000
Annual Audit	\$ 6,000	\$ 2,500	\$ 3,500	\$ 6,000	\$ 6,000
Assessment Administration	\$ 5,000	\$ 5,000	\$ -	\$ 5,000	\$ 5,000
Arbitrage	\$ 1,300	\$ 450	\$ 450	\$ 900	\$ 1,300
Dissemination	\$ 10,000	\$ 5,250	\$ 5,000	\$ 10,250	\$ 10,000
Trustee Fees	\$ 7,000	\$ 5,908	\$ 1,092	\$ 7,000	\$ 7,000
Management Fees	\$ 35,000	\$ 17,500	\$ 17,500	\$ 35,000	\$ 36,050
Information Technology	\$ 1,410	\$ 450	\$ 960	\$ 1,410	\$ 1,800
Website Maintenance	\$ 940	\$ -	\$ 940	\$ 940	\$ 1,200
Telephone	\$ 250	\$ -	\$ 125	\$ 125	\$ 250
Postage & Delivery	\$ 500	\$ 85	\$ 250	\$ 335	\$ 500
Office Supplies	\$ 1,000	\$ 4	\$ 500	\$ 504	\$ 1,000
Printing & Binding	\$ 1,000	\$ 26	\$ 500	\$ 526	\$ 1,000
Insurance	\$ 5,700	\$ 5,641	\$ -	\$ 5,641	\$ 5,700
Legal Advertising	\$ 10,000	\$ 1,823	\$ 5,000	\$ 6,823	\$ 10,000
Other Current Charges	\$ 5,000	\$ 886	\$ 2,500	\$ 3,386	\$ 5,000
Dues, Licenses & Subscriptions	\$ 175	\$ 175	\$ -	\$ 175	\$ 175

<u>Subtotal Administrative</u>	\$ 142,275	\$ 51,050	\$ 64,317	\$ 115,367	\$ 143,975
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Highland Meadows West
Community Development District
Proposed Budget
General Fund

Description	Adopted Budget FY2021	Actuals Thru 3/31/21	Projected Next 6 Months	Total Thru 9/30/21	Proposed Budget FY2022
<i><u>Operations & Maintenance</u></i>					
Property Insurance	\$ 6,000	\$ -	\$ 6,000	\$ 6,000	\$ 6,000
Field Management	\$ 7,500	\$ 3,750	\$ 3,750	\$ 7,500	\$ 7,500
Interlocal Amenity Agreement	\$ 59,005	\$ -	\$ 62,409	\$ 62,409	\$ 61,919
Playground Lease	\$ 30,000	\$ 14,921	\$ 14,868	\$ 29,789	\$ 30,000
Playground Repairs & Maintenance	\$ 500	\$ -	\$ -	\$ -	\$ -
Landscape Maintenance	\$ 36,880	\$ 13,440	\$ 13,440	\$ 26,880	\$ 51,334
Landscape Replacement	\$ 5,000	\$ -	\$ 2,500	\$ 2,500	\$ 10,000
Streetlights	\$ 14,700	\$ 7,543	\$ 8,400	\$ 15,943	\$ 18,000
Electric	\$ 4,000	\$ 559	\$ 1,200	\$ 1,759	\$ 2,500
Water & Sewer	\$ 6,000	\$ 156	\$ 300	\$ 456	\$ 1,000
Irrigation Repairs	\$ 2,500	\$ 766	\$ 1,250	\$ 2,016	\$ 3,500
Sidewalk & Asphalt Maintenance	\$ 500	\$ -	\$ -	\$ -	\$ -
General Repairs & Maintenance	\$ 5,000	\$ 93	\$ 2,500	\$ 2,593	\$ 13,000
Contingency	\$ 15,000	\$ 8	\$ 7,000	\$ 7,008	\$ 7,500
<u>Subtotal Operations & Maintenance</u>	\$ 192,585	\$ 41,236	\$ 123,617	\$ 164,853	\$ 212,253
Total Expenditures	\$ 334,860	\$ 92,287	\$ 187,934	\$ 280,220	\$ 356,228
Excess Revenues/(Expenditures)	\$ -	\$ 187,891	\$ (156,814)	\$ 31,077	\$ -

Net Assessments	\$356,228
Add: Discounts & Collections 7%	\$26,813
Gross Assessments	<u>\$383,041</u>
Assessable Units	442
Per Unit Gross Assessment	<u>\$866.61</u>

Highland Meadows West

Community Development District

General Fund Budget

Revenues:

Assessments

The District will levy a non-ad valorem assessment on all the assessable property within the District in order to pay for operating expenditures during the fiscal year.

Developer Contributions

The District will enter into a Funding Agreement with the Developer to fund operating expenditures not covered by assessments.

Expenditures:

General & Administrative:

Supervisor Fees

Chapter 190, Florida Statutes, allows for each Board member to receive \$200 per meeting, not to exceed \$4,800 per year paid to each Supervisor for the time devoted to District business and meetings.

Engineering

The District's engineer will be providing general engineering services to the District, e.g. attendance and preparation for monthly board meetings, review invoices and various projects as directed by the Board of Supervisors and the District Manager.

District Counsel

The District's legal counsel will be providing general legal services to the District, e.g. attendance and preparation for meetings, preparation and review of agreements, resolutions, etc. as directed by the Board of Supervisors and the District Manager.

Annual Audit

The District is required by Florida Statutes to arrange for an independent audit of its financial records on an annual basis.

Assessment Administration

The District will contract to levy and administer the collection of non-ad valorem assessment on all assessable property within the District.

Arbitrage

The District will contract with an independent certified public accountant to annually calculate the District's Arbitrage Rebate Liability on its Series 2019, Series 2020 A2 & Series 2020 A3 bonds.

Highland Meadows West

Community Development District

General Fund Budget

Dissemination

The District is required by the Security and Exchange Commission to comply with Rule 15c2-12(b)(5) which relates to additional reporting requirements for unrated bond issues. This cost is based upon an the Series 2019, Series 2020 A2 and Series 2020 A3 bonds.

Trustee Fees

The District will incur trustee related costs with the issuance of its' issued bonds.

Management Fees

The District receives Management, Accounting and Administrative services as part of a Management Agreement with Governmental Management Services-Central Florida, LLC. The services include but are not limited to, recording and transcription of board meetings, administrative services, budget preparation, all financial reports, annual audits, etc.

Information Technology

Represents costs related to the District's information systems, which include but are not limited to video conferencing services, cloud storage services and servers, security, accounting software, etc.

Website Maintenance

Represents the costs associated with monitoring and maintaining the District's website created in accordance with Chapter 189, Florida Statutes. These services include site performance assessments, security and firewall maintenance, updates, document uploads, hosting and domain renewals, website backups, etc.

Telephone

Telephone and fax machine.

Postage & Delivery

The District incurs charges for mailing of Board meeting agenda packages, overnight deliveries, correspondence, etc.

Office Supplies

Any supplies that may need to be purchased during the fiscal year, e.g., paper, minute books, file folders, labels, paper clips, etc.

Printing & Binding

Printing and Binding agenda packages for board meetings, printing of computerized checks, stationary, envelopes, etc.

Insurance

The District's general liability and public official's liability insurance coverages

Highland Meadows West

Community Development District

General Fund Budget

Legal Advertising

The District is required to advertise various notices for monthly Board meetings, public hearings, etc. in a newspaper of general circulation.

Other Current Charges

Bank charges and any other miscellaneous expenses incurred during the year.

Dues, Licenses & Subscriptions

The District is required to pay an annual fee to the Florida Department of Economic Opportunity for \$175. This is the only expense under this category for the District.

Operations & Maintenance:

Property Insurance

The District's property insurance coverages.

Field Management

Represents the costs of contracting services that provide onsite field management of contracts for the District such as landscape and lake maintenance. These services are provided by Governmental Management Services-Central Florida, LLC. Services provided include onsite inspections, meetings with contractors, monitoring of utility accounts, attend Board meetings and receive and respond to property owner phone calls and emails.

Interlocal Amenity Agreement

The District will enter into an Interlocal Agreement with Davenport Road South Community Development District (CDD) for the use of their amenity facilities. This cost is based on 52% of the overall amenity budget of Davenport Road South CDD.

Playground Lease

The District has entered into a leasing agreement for playgrounds installed in the community with Navitas.

Landscape Maintenance

Represents the estimated maintenance of the landscaping within the common areas of the District after the installation of landscape material has been completed. The District has contracted with Prince & Sons, Inc. to provide these services.

Landscape Replacement

Represents the estimated cost of replacing landscaping within the common areas of the District.

Highland Meadows West
Community Development District
General Fund Budget

Streetlights

Represents the cost to maintain street lights within the District Boundaries that are expected to be in place throughout the fiscal year.

Electric

Represents current and estimated electric charges of common areas throughout the District.

Water & Sewer

Represents current and estimated costs for water and refuse services provided for common areas throughout the District.

Irrigation Repairs

Represents the cost of maintaining and repairing the irrigation system. This includes the sprinklers, and irrigation wells.

General Repairs & Maintenance

Represents estimated costs for general repairs and maintenance of the District's common areas.

Contingency

Represents funds allocated to expenses that the District could incur throughout the fiscal year that do not fit into any field category.

Highland Meadows West
Community Development District
Proposed Budget
Series 2019 Debt Service Fund

Description	Adopted Budget FY2021	Actual Thru 3/31/21	Projected Next 6 Months	Projected Thru 9/30/21	Proposed Budget FY2022
Revenues					
Assessments	\$ 322,081	\$ 289,969	\$ 32,112	\$ 322,081	\$ 320,250
Assessments - Lot Closings	\$ -	\$ 6,020	\$ -	\$ 6,020	\$ -
Prepayments	\$ -	\$ -	\$ -	\$ -	\$ -
Interest Income	\$ 1,000	\$ 7	\$ -	\$ 7	\$ -
Carry Forward Surplus	\$ 270,523	\$ 255,368	\$ -	\$ 255,368	\$ 212,620
Total Revenues	\$ 593,604	\$ 551,364	\$ 32,112	\$ 583,476	\$ 532,870
Expenses					
Interest - 11/1	\$ 119,338	\$ 119,338	\$ -	\$ 119,338	\$ 116,519
Principal - 11/1	\$ 105,000	\$ 105,000	\$ -	\$ 105,000	\$ 85,000
Special Call - 11/1	\$ -	\$ 30,000	\$ -	\$ 30,000	\$ -
Interest - 5/1	\$ 117,238	\$ -	\$ 116,519	\$ 116,519	\$ 114,819
Total Expenditures	\$ 341,575	\$ 254,338	\$ 116,519	\$ 370,856	\$ 316,338
Excess Revenues/(Expenditures)	\$ 252,029	\$ 297,026	\$ (84,406)	\$ 212,620	\$ 216,533

Interest Expense 11/1/22	\$ 114,819
Principal Expense 11/1/22	\$ 90,000
Total	\$ 204,819

Highland Meadows West
Community Development District
Series 2019 Special Assessment Bonds
Amortization Schedule

Date		Balance	Principal		Interest		Total
05/01/21	\$	4,865,000.00	\$	-	\$	116,518.75	
11/01/21	\$	4,865,000.00	\$	85,000.00	\$	116,518.75	\$ 318,037.50
05/01/22	\$	4,780,000.00	\$	-	\$	114,818.75	
11/01/22	\$	4,780,000.00	\$	90,000.00	\$	114,818.75	\$ 319,637.50
05/01/23	\$	4,690,000.00	\$	-	\$	113,018.75	
11/01/23	\$	4,690,000.00	\$	90,000.00	\$	113,018.75	\$ 316,037.50
05/01/24	\$	4,600,000.00	\$	-	\$	111,218.75	
11/01/24	\$	4,600,000.00	\$	95,000.00	\$	111,218.75	\$ 317,437.50
05/01/25	\$	4,505,000.00	\$	-	\$	109,318.75	
11/01/25	\$	4,505,000.00	\$	100,000.00	\$	109,318.75	\$ 318,637.50
05/01/26	\$	4,405,000.00	\$	-	\$	107,256.25	
11/01/26	\$	4,405,000.00	\$	105,000.00	\$	107,256.25	\$ 319,512.50
05/01/27	\$	4,300,000.00	\$	-	\$	105,090.63	
11/01/27	\$	4,300,000.00	\$	110,000.00	\$	105,090.63	\$ 320,181.25
05/01/28	\$	4,190,000.00	\$	-	\$	102,821.88	
11/01/28	\$	4,190,000.00	\$	110,000.00	\$	102,821.88	\$ 315,643.75
05/01/29	\$	4,080,000.00	\$	-	\$	100,553.13	
11/01/29	\$	4,080,000.00	\$	115,000.00	\$	100,553.13	\$ 316,106.25
05/01/30	\$	3,965,000.00	\$	-	\$	98,181.25	
11/01/30	\$	3,965,000.00	\$	120,000.00	\$	98,181.25	\$ 316,362.50
05/01/31	\$	3,845,000.00	\$	-	\$	95,256.25	
11/01/31	\$	3,845,000.00	\$	125,000.00	\$	95,256.25	\$ 315,512.50
05/01/32	\$	3,720,000.00	\$	-	\$	92,209.38	
11/01/32	\$	3,720,000.00	\$	135,000.00	\$	92,209.38	\$ 319,418.75
05/01/33	\$	3,585,000.00	\$	-	\$	88,918.75	
11/01/33	\$	3,585,000.00	\$	140,000.00	\$	88,918.75	\$ 317,837.50
05/01/34	\$	3,445,000.00	\$	-	\$	85,506.25	
11/01/34	\$	3,445,000.00	\$	145,000.00	\$	85,506.25	\$ 316,012.50
05/01/35	\$	3,300,000.00	\$	-	\$	81,971.88	
11/01/35	\$	3,300,000.00	\$	155,000.00	\$	81,971.88	\$ 318,943.75
05/01/36	\$	3,145,000.00	\$	-	\$	78,193.75	
11/01/36	\$	3,145,000.00	\$	160,000.00	\$	78,193.75	\$ 316,387.50
05/01/37	\$	2,985,000.00	\$	-	\$	74,293.75	
11/01/37	\$	2,985,000.00	\$	170,000.00	\$	74,293.75	\$ 318,587.50
05/01/38	\$	2,815,000.00	\$	-	\$	70,150.00	
11/01/38	\$	2,815,000.00	\$	175,000.00	\$	70,150.00	\$ 315,300.00
05/01/39	\$	2,640,000.00	\$	-	\$	65,884.38	
11/01/39	\$	2,640,000.00	\$	185,000.00	\$	65,884.38	\$ 316,768.75
05/01/40	\$	2,455,000.00	\$	-	\$	61,375.00	
11/01/40	\$	2,455,000.00	\$	195,000.00	\$	61,375.00	\$ 317,750.00
05/01/41	\$	2,260,000.00	\$	-	\$	56,500.00	
11/01/41	\$	2,260,000.00	\$	205,000.00	\$	56,500.00	\$ 318,000.00
05/01/42	\$	2,055,000.00	\$	-	\$	51,375.00	
11/01/42	\$	2,055,000.00	\$	215,000.00	\$	51,375.00	\$ 317,750.00
05/01/43	\$	1,840,000.00	\$	-	\$	46,000.00	
11/01/43	\$	1,840,000.00	\$	225,000.00	\$	46,000.00	\$ 317,000.00
05/01/44	\$	1,615,000.00	\$	-	\$	40,375.00	
11/01/44	\$	1,615,000.00	\$	235,000.00	\$	40,375.00	\$ 315,750.00
05/01/45	\$	1,380,000.00	\$	-	\$	34,500.00	
11/01/45	\$	1,380,000.00	\$	250,000.00	\$	34,500.00	\$ 319,000.00
05/01/46	\$	1,130,000.00	\$	-	\$	28,250.00	

Highland Meadows West
Community Development District
Series 2019 Special Assessment Bonds
Amortization Schedule

Date		Balance		Principal		Interest		Total
11/01/46	\$	1,130,000.00	\$	260,000.00	\$	28,250.00	\$	316,500.00
05/01/47	\$	870,000.00	\$	-	\$	21,750.00		
11/01/47	\$	870,000.00	\$	275,000.00	\$	21,750.00	\$	318,500.00
05/01/48	\$	595,000.00	\$	-	\$	14,875.00		
11/01/48	\$	595,000.00	\$	290,000.00	\$	14,875.00	\$	319,750.00
05/01/49	\$	305,000.00	\$	-	\$	7,625.00		
11/01/49	\$	305,000.00	\$	305,000.00	\$	7,625.00	\$	320,250.00
				\$ 4,865,000.00	\$	4,347,612.50	\$	9,212,612.50

Highland Meadows West
Community Development District
Proposed Budget
Series 2020 A2 Debt Service Fund

Description	Adopted Budget FY2021	Actual Thru 3/31/21	Projected Next 6 Months	Projected Thru 9/30/21	Proposed Budget FY2022
<u>Revenues</u>					
Assessments	\$ 157,456	\$ 141,714	\$ 15,742	\$ 157,456	\$ 157,456
Interest Income	\$ -	\$ 5	\$ -	\$ 5	\$ -
Carry Forward Surplus	\$ 50,927	\$ 55,143	\$ -	\$ 55,143	\$ 56,123
Total Revenues	\$ 208,384	\$ 196,862	\$ 15,742	\$ 212,604	\$ 213,579
<u>Expenses</u>					
Interest - 11/1	\$ 50,741	\$ 50,741	\$ -	\$ 50,741	\$ 49,950
Principal - 5/1	\$ 55,000	\$ -	\$ 55,000	\$ 55,000	\$ 55,000
Interest - 5/1	\$ 50,741	\$ -	\$ 50,741	\$ 50,741	\$ 49,950
Total Expenditures	\$ 156,481	\$ 50,741	\$ 105,741	\$ 156,481	\$ 154,900
Excess Revenues/(Expenditures)	\$ 51,902	\$ 146,121	\$ (89,998)	\$ 56,123	\$ 58,679

Interest Expense 11/1/22	\$ 49,159
Total	\$ 49,159

Highland Meadows West
Community Development District
Series 2020 A2 Special Assessment Bonds
Amortization Schedule

Date		Balance	Principal		Interest		Total
05/01/21	\$	2,770,000.00	\$	55,000.00	\$	50,740.63	
11/01/21	\$	2,715,000.00	\$	-	\$	49,950.00	\$ 155,690.63
05/01/22	\$	2,715,000.00	\$	55,000.00	\$	49,950.00	
11/01/22	\$	2,660,000.00	\$	-	\$	49,159.38	\$ 154,109.38
05/01/23	\$	2,660,000.00	\$	60,000.00	\$	49,159.38	
11/01/23	\$	2,600,000.00	\$	-	\$	48,296.88	\$ 157,456.25
05/01/24	\$	2,600,000.00	\$	60,000.00	\$	48,296.88	
11/01/24	\$	2,540,000.00	\$	-	\$	47,434.38	\$ 155,731.25
05/01/25	\$	2,540,000.00	\$	60,000.00	\$	47,434.38	
11/01/25	\$	2,480,000.00	\$	-	\$	46,571.88	\$ 154,006.25
05/01/26	\$	2,480,000.00	\$	65,000.00	\$	46,571.88	
11/01/26	\$	2,415,000.00	\$	-	\$	45,515.63	\$ 157,087.50
05/01/27	\$	2,415,000.00	\$	65,000.00	\$	45,515.63	
11/01/27	\$	2,350,000.00	\$	-	\$	44,459.38	\$ 154,975.00
05/01/28	\$	2,350,000.00	\$	65,000.00	\$	44,459.38	
11/01/28	\$	2,285,000.00	\$	-	\$	43,403.13	\$ 152,862.50
05/01/29	\$	2,285,000.00	\$	70,000.00	\$	43,403.13	
11/01/29	\$	2,215,000.00	\$	-	\$	42,265.63	\$ 155,668.75
05/01/30	\$	2,215,000.00	\$	70,000.00	\$	42,265.63	
11/01/30	\$	2,145,000.00	\$	-	\$	41,128.13	\$ 153,393.75
05/01/31	\$	2,145,000.00	\$	75,000.00	\$	41,128.13	
11/01/31	\$	2,070,000.00	\$	-	\$	39,909.38	\$ 156,037.50
05/01/32	\$	2,070,000.00	\$	75,000.00	\$	39,909.38	
11/01/32	\$	1,995,000.00	\$	-	\$	38,550.00	\$ 153,459.38
05/01/33	\$	1,995,000.00	\$	80,000.00	\$	38,550.00	
11/01/33	\$	1,915,000.00	\$	-	\$	37,100.00	\$ 155,650.00
05/01/34	\$	1,915,000.00	\$	80,000.00	\$	37,100.00	
11/01/34	\$	1,835,000.00	\$	-	\$	35,650.00	\$ 152,750.00
05/01/35	\$	1,835,000.00	\$	85,000.00	\$	35,650.00	
11/01/35	\$	1,750,000.00	\$	-	\$	34,109.38	\$ 154,759.38
05/01/36	\$	1,750,000.00	\$	90,000.00	\$	34,109.38	
11/01/36	\$	1,660,000.00	\$	-	\$	32,478.13	\$ 156,587.50
05/01/37	\$	1,660,000.00	\$	90,000.00	\$	32,478.13	
11/01/37	\$	1,570,000.00	\$	-	\$	30,846.88	\$ 153,325.00
05/01/38	\$	1,570,000.00	\$	95,000.00	\$	30,846.88	
11/01/38	\$	1,475,000.00	\$	-	\$	29,125.00	\$ 154,971.88
05/01/39	\$	1,475,000.00	\$	100,000.00	\$	29,125.00	
11/01/39	\$	1,375,000.00	\$	-	\$	27,312.50	\$ 156,437.50
05/01/40	\$	1,375,000.00	\$	100,000.00	\$	27,312.50	
11/01/40	\$	1,275,000.00	\$	-	\$	25,500.00	\$ 152,812.50
05/01/41	\$	1,275,000.00	\$	105,000.00	\$	25,500.00	
11/01/41	\$	1,170,000.00	\$	-	\$	23,400.00	\$ 153,900.00
05/01/42	\$	1,170,000.00	\$	110,000.00	\$	23,400.00	
11/01/42	\$	1,060,000.00	\$	-	\$	21,200.00	\$ 154,600.00
05/01/43	\$	1,060,000.00	\$	115,000.00	\$	21,200.00	
11/01/43	\$	945,000.00	\$	-	\$	18,900.00	\$ 155,100.00
05/01/44	\$	945,000.00	\$	120,000.00	\$	18,900.00	
11/01/44	\$	825,000.00	\$	-	\$	16,500.00	\$ 155,400.00
05/01/45	\$	825,000.00	\$	125,000.00	\$	16,500.00	

Highland Meadows West
Community Development District
Series 2020 A2 Special Assessment Bonds
Amortization Schedule

Date		Balance	Principal		Interest		Total
11/01/45	\$	700,000.00	\$	-	\$	14,000.00	\$ 155,500.00
05/01/46	\$	700,000.00	\$	130,000.00	\$	14,000.00	
11/01/46	\$	570,000.00	\$	-	\$	11,400.00	\$ 155,400.00
05/01/47	\$	570,000.00	\$	135,000.00	\$	11,400.00	
11/01/47	\$	435,000.00	\$	-	\$	8,700.00	\$ 155,100.00
05/01/48	\$	435,000.00	\$	140,000.00	\$	8,700.00	
11/01/48	\$	295,000.00	\$	-	\$	5,900.00	\$ 154,600.00
05/01/49	\$	295,000.00	\$	145,000.00	\$	5,900.00	
11/01/49	\$	150,000.00	\$	-	\$	3,000.00	\$ 153,900.00
05/01/50	\$	150,000.00	\$	150,000.00	\$	3,000.00	\$ 153,000.00
				\$	2,770,000.00	\$	1,874,271.88
						\$	4,644,271.88

Highland Meadows West
Community Development District
Proposed Budget
Series 2020 A3 Debt Service Fund

Description	Adopted Budget FY2021	Actual Thru 3/31/21	Projected Next 6 Months	Projected Thru 9/30/21	Proposed Budget FY2022
Revenues					
Assessments	\$ 55,769	\$ 50,145	\$ 5,624	\$ 55,769	\$ 55,769
Interest Income	\$ -	\$ 2	\$ -	\$ 2	\$ -
Carry Forward Surplus	\$ 17,562	\$ 19,016	\$ -	\$ 19,016	\$ 19,793
Total Revenues	\$ 73,331	\$ 69,162	\$ 5,624	\$ 74,786	\$ 75,562
Expenses					
Interest - 11/1	\$ 17,497	\$ 17,497	\$ -	\$ 17,497	\$ 17,209
Principal - 5/1	\$ 20,000	\$ -	\$ 20,000	\$ 20,000	\$ 20,000
Interest - 5/1	\$ 17,497	\$ -	\$ 17,497	\$ 17,497	\$ 17,209
Total Expenditures	\$ 54,994	\$ 17,497	\$ 37,497	\$ 54,994	\$ 54,419
Excess Revenues/(Expenditures)	\$ 18,338	\$ 51,666	\$ (31,873)	\$ 19,793	\$ 21,143

Interest Expense 11/1/22	\$ 16,922
Total	\$ 16,922

Highland Meadows West
Community Development District
Series 2020 A3 Special Assessment Bonds
Amortization Schedule

Date		Balance	Principal		Interest		Total
05/01/21	\$	955,000.00	\$	20,000.00	\$	17,496.88	
11/01/21	\$	935,000.00	\$	-	\$	17,209.38	\$ 54,706.25
05/01/22	\$	935,000.00	\$	20,000.00	\$	17,209.38	
11/01/22	\$	915,000.00	\$	-	\$	16,921.88	\$ 54,131.25
05/01/23	\$	915,000.00	\$	20,000.00	\$	16,921.88	
11/01/23	\$	895,000.00	\$	-	\$	16,634.38	\$ 53,556.25
05/01/24	\$	895,000.00	\$	20,000.00	\$	16,634.38	
11/01/24	\$	875,000.00	\$	-	\$	16,346.88	\$ 52,981.25
05/01/25	\$	875,000.00	\$	20,000.00	\$	16,346.88	
11/01/25	\$	855,000.00	\$	-	\$	16,059.38	\$ 52,406.25
05/01/26	\$	855,000.00	\$	20,000.00	\$	16,059.38	
11/01/26	\$	835,000.00	\$	-	\$	15,734.38	\$ 51,793.75
05/01/27	\$	835,000.00	\$	20,000.00	\$	15,734.38	
11/01/27	\$	815,000.00	\$	-	\$	15,409.38	\$ 51,143.75
05/01/28	\$	815,000.00	\$	25,000.00	\$	15,409.38	
11/01/28	\$	790,000.00	\$	-	\$	15,003.13	\$ 55,412.50
05/01/29	\$	790,000.00	\$	25,000.00	\$	15,003.13	
11/01/29	\$	765,000.00	\$	-	\$	14,596.88	\$ 54,600.00
05/01/30	\$	765,000.00	\$	25,000.00	\$	14,596.88	
11/01/30	\$	740,000.00	\$	-	\$	14,190.63	\$ 53,787.50
05/01/31	\$	740,000.00	\$	25,000.00	\$	14,190.63	
11/01/31	\$	715,000.00	\$	-	\$	13,784.38	\$ 52,975.00
05/01/32	\$	715,000.00	\$	25,000.00	\$	13,784.38	
11/01/32	\$	690,000.00	\$	-	\$	13,331.25	\$ 52,115.63
05/01/33	\$	690,000.00	\$	25,000.00	\$	13,331.25	
11/01/33	\$	665,000.00	\$	-	\$	12,878.13	\$ 51,209.38
05/01/34	\$	665,000.00	\$	30,000.00	\$	12,878.13	
11/01/34	\$	635,000.00	\$	-	\$	12,334.38	\$ 55,212.50
05/01/35	\$	635,000.00	\$	30,000.00	\$	12,334.38	
11/01/35	\$	605,000.00	\$	-	\$	11,790.63	\$ 54,125.00
05/01/36	\$	605,000.00	\$	30,000.00	\$	11,790.63	
11/01/36	\$	575,000.00	\$	-	\$	11,246.88	\$ 53,037.50
05/01/37	\$	575,000.00	\$	30,000.00	\$	11,246.88	
11/01/37	\$	545,000.00	\$	-	\$	10,703.13	\$ 51,950.00
05/01/38	\$	545,000.00	\$	35,000.00	\$	10,703.13	
11/01/38	\$	510,000.00	\$	-	\$	10,068.75	\$ 55,771.88
05/01/39	\$	510,000.00	\$	35,000.00	\$	10,068.75	
11/01/39	\$	475,000.00	\$	-	\$	9,434.38	\$ 54,503.13
05/01/40	\$	475,000.00	\$	35,000.00	\$	9,434.38	
11/01/40	\$	440,000.00	\$	-	\$	8,800.00	\$ 53,234.38
05/01/41	\$	440,000.00	\$	35,000.00	\$	8,800.00	
11/01/41	\$	405,000.00	\$	-	\$	8,100.00	\$ 51,900.00
05/01/42	\$	405,000.00	\$	40,000.00	\$	8,100.00	
11/01/42	\$	365,000.00	\$	-	\$	7,300.00	\$ 55,400.00
05/01/43	\$	365,000.00	\$	40,000.00	\$	7,300.00	
11/01/43	\$	325,000.00	\$	-	\$	6,500.00	\$ 53,800.00
05/01/44	\$	325,000.00	\$	40,000.00	\$	6,500.00	
11/01/44	\$	285,000.00	\$	-	\$	5,700.00	\$ 52,200.00
05/01/45	\$	285,000.00	\$	45,000.00	\$	5,700.00	

Highland Meadows West
Community Development District
Series 2020 A3 Special Assessment Bonds
Amortization Schedule

Date		Balance	Principal		Interest		Total
11/01/45	\$	240,000.00	\$	-	\$	4,800.00	\$ 55,500.00
05/01/46	\$	240,000.00	\$	45,000.00	\$	4,800.00	
11/01/46	\$	195,000.00	\$	-	\$	3,900.00	\$ 53,700.00
05/01/47	\$	195,000.00	\$	45,000.00	\$	3,900.00	
11/01/47	\$	150,000.00	\$	-	\$	3,000.00	\$ 51,900.00
05/01/48	\$	150,000.00	\$	50,000.00	\$	3,000.00	
11/01/48	\$	100,000.00	\$	-	\$	2,000.00	\$ 55,000.00
05/01/49	\$	100,000.00	\$	50,000.00	\$	2,000.00	
11/01/49	\$	50,000.00	\$	-	\$	1,000.00	\$ 53,000.00
05/01/50	\$	50,000.00	\$	50,000.00	\$	1,000.00	\$ 51,000.00
				\$	955,000.00	\$	647,053.13
						\$	1,602,053.13

SECTION VI



Sent Via Email: jburns@gmscfl.com

April 16, 2021

Ms. Jillian Burns
District Manager
Highland Meadows West Community Development District
c/o Governmental Management Services
219 East Livingston Street
Orlando, Florida 32801

Subject: **Work Authorization 2021-1
Highland Meadows West Community Development District
District Engineering Services
Haines City, Florida**

Dear Ms. Burns:

Dewberry Engineers Inc. is pleased to submit this Work Authorization for the Highland Meadows West Community Development District (District). The project is located in Haines City, Polk County, Florida.

With this information in mind, we propose the following tasks and corresponding fees:

I. General Engineering Services

Highland Meadows West Community Development District will engage the services of Dewberry Engineers Inc. (Engineer) as District Engineer to perform those services as necessary, pursuant to the Professional Engineering Services Agreement, including attendance at Board of Supervisors meetings, preparation of reports and applications, review and approval of requisitions, or other activities as directed by the District's Board of Supervisors.

Our fee for this task will be based on time and materials, in accordance with the Professional Engineering Services Agreement. We estimate a budget of \$10,000, plus other direct costs.

II. Other Direct Costs

Other direct costs include items such as printing, drawings, travel, deliveries, et cetera. This does not include any of the application fees for the various agencies, which are the owner's responsibility and have not been accounted for in this proposal. We estimate a budget of \$100.

This Work Authorization, together with the Professional Engineering Services Agreement, represents the entire understanding between the Highland Meadows West Community Development District and Dewberry Engineers Inc. with regard to the referenced project. If you wish to accept this Work Authorization, please sign where indicated and return one complete copy to Aimee Powell, Administrative

M...ia...ur...
Highland Meadows...e...CDD
...or...uthor...to...-...
...pri... ..

Assistant in our Orlando office at 800 N. Magnolia Avenue, Suite 1000, Orlando, Florida 32803 (or via email at apowell@dewberry.com). Upon receipt, we will promptly schedule our services.

Thank you for choosing Dewberry Engineers Inc. We look forward to working with you and your staff.

Sincerely,



Reinardo Malavé, P.E.
Associate Vice President

RM:ap

M: \Proposals - Public\Municipal\Highland Meadows West CDD\District Engineering Services – 04-16-2021
Enclosures

APPROVED AND ACCEPTED

By: _____
Authorized Representative of
Highland Meadows West Community Development District

Date: _____

SECTION VII

SECTION C

Highland Meadows West CDD

Field Management Report



May 20th 2021
Clayton Smith
Field Services Manager
GMS

Complete

Site and Landscape Review

- ✚ Playground inspection
- ✚ Coordinate and monitor Landscapers.
- ✚ Repaired downed fence sections after strong weekend storms.
- ✚ Fixed Street sign on Southeast corner of Lassen St.



In Progress

New Playground

- ✚ New playground off Lassen St. is nearing completion.
- ✚ Monitoring playground for safety.



In Progress

Adding Lights to Mailboxes

- ✚ Mailboxes are isolated from nearby power sources and streetlights.
- ✚ Solar lights approved by board.
- ✚ Materials are being ordered and lights installed.



Conclusion

For any questions or comments regarding the above information, please contact me by phone at 407-201-1514, or by email at csmith@gmscfl.com. Thank you.

Respectfully,
Clayton Smith

SECTION D

SECTION 1

Highland Meadows West Community Development District

Summary of Checks

April 8, 2021 to May 13, 2021

Bank	Date	Check No.'s	Amount	
General Fund	4/15/21	232-237	\$	18,206.43
	4/27/21	238	\$	15,281.10
	5/13/21	239-244	\$	3,681.00
			\$	37,168.53
			\$	37,168.53

*** CHECK DATES 04/07/2021 - 05/13/2021 ***
 GENERAL FUND
 BANK A HIGHLAND MEADOW WEST

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
4/15/21	00029	2/26/21 6408-02-	202102 310-51300-31200	SPECIAL ASSESS BOND 2020A	*	450.00	
		2/26/21 6408-02-	202102 310-51300-31200	SPECIAL ASSESS BOND 2020A	V	450.00-	
				AMTEC			.00 000232
4/15/21	00015	3/31/21 17096640	202103 310-51300-32200	PROGRESS BILLING ON AUDIT	*	1,500.00	
				CARR, RIGGS, & INGRAM, LLC			1,500.00 000233
4/15/21	00001	4/01/21 65	202104 310-51300-34000	MANAGEMENT FEES APRIL 21	*	2,916.67	
		4/01/21 65	202104 310-51300-35200	INFO TECHNOLOGY APRIL 21	*	75.00	
		4/01/21 65	202104 310-51300-31300	DISSEM AGENT SVC APRIL 21	*	833.33	
		4/01/21 65	202104 310-51300-42000	POSTAGE	*	9.31	
		4/01/21 65	202104 310-51300-42500	COPIES	*	.15	
		4/01/21 66	202104 320-53800-12000	FIELD MANAGEMENT APRIL 21	*	625.00	
				GOVERNMENTAL MANAGEMENT SERVICES			4,459.46 000234
4/15/21	00007	2/28/21 121250	202102 310-51300-31500	GENERAL COUNSEL FEB 21	*	1,618.50	
				HOPPING GREEN & SAMS PA			1,618.50 000235
4/15/21	00026	4/01/21 3628	202104 320-53800-46200	LAWN MAINTENANCE APRIL 21	*	4,217.34	
				PRINCE & SONS INC.			4,217.34 000236
4/15/21	00027	3/25/21 6075992	202103 310-51300-32300	TRUSTEE FEES EXP FY21	*	3,739.83	
		3/25/21 6075992	202103 300-15500-10000	TRUSTEE FEES PP FY22	*	2,671.30	
				U.S. BANK			6,411.13 000237
4/27/21	00024	4/23/21 04232021	202104 300-20700-10200	ASSESSMENT TRNFR SER-19	*	9,196.32	
		4/23/21 04232021	202104 300-20700-10200	ASSESSMENT TRNFR SER-20A2	*	4,494.44	
		4/23/21 04232021	202104 300-20700-10200	ASSESSMENT TRNFR SER-20A3	*	1,590.34	
				HIGHLAND MEADOWS WEST CDD C/O			15,281.10 000238
				HIMW --HIGH WEST-- MBYINGTON			

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
5/13/21	00008	4/15/21 AR041520	202104 310-51300-11000	SUPERVISOR FEE 4/15/21	*	200.00	
				ANDREW RHINEHART			200.00 000239
5/13/21	00033	4/16/21 1	202104 320-53800-47400	FENCE REPAIR PROJECT	*	155.00	
				CALM			155.00 000240
5/13/21	00015	4/30/21 17129362	202104 310-51300-32200	AUDIT SERVICES 09/30/20	*	2,000.00	
				CARR, RIGGS, & INGRAM, LLC			2,000.00 000241
5/13/21	00007	4/21/21 121756	202103 310-51300-31500	GENERAL COUNSEL MARCH 21	*	926.00	
				HOPPING GREEN & SAMS PA			926.00 000242
5/13/21	00003	4/15/21 LS041520	202104 310-51300-11000	SUPERVISOR FEE 4/15/21	*	200.00	
				LAUREN OAKLEY SCHWENK			200.00 000243
5/13/21	00014	4/15/21 PM041520	202104 310-51300-11000	SUPERVISOR FEES 4/15/21	*	200.00	
				PATRICK MARONE			200.00 000244
TOTAL FOR BANK A						37,168.53	
TOTAL FOR REGISTER						37,168.53	

HIMW --HIGH WEST-- MBYINGTON

SECTION 2

Highland Meadows West
Community Development District

Unaudited Financial Reporting
March 31, 2021



Table of Contents

1	Balance Sheet
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3	Series 2019 Debt Service Fund
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8	Series 2020A3 Capital Projects Fund
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12	Assessment Receipt Schedule

Highland Meadows West

Community Development District

Combined Balance Sheet

March 31, 2021

	General Fund	Debt Service Fund	Capital Projects Fund	Totals Governmental Funds
Assets:				
Cash:				
Operating Account	\$ 239,454	\$ -	\$ -	\$ 239,454
Investments:				
Series 2019				
Reserve	\$ -	\$ 160,125	\$ -	\$ 160,125
Revenue	\$ -	\$ 292,949	\$ -	\$ 292,949
Prepayment	\$ -	\$ 1,032	\$ -	\$ 1,032
Construction	\$ -	\$ -	\$ 1	\$ 1
Series 2020A2				
Reserve	\$ -	\$ 157,456	\$ -	\$ 157,456
Revenue	\$ -	\$ 140,420	\$ -	\$ 140,420
Interest	\$ -	\$ 4,213	\$ -	\$ 4,213
Construction	\$ -	\$ -	\$ 0	\$ 0
Series 2020A3				
Reserve	\$ -	\$ 55,772	\$ -	\$ 55,772
Revenue	\$ -	\$ 49,687	\$ -	\$ 49,687
Interest	\$ -	\$ 1,453	\$ -	\$ 1,453
Construction	\$ -	\$ -	\$ 79,010	\$ 79,010
Due From Developer	\$ -	\$ -	\$ 7,157	\$ 7,157
Due From Other	\$ 2,163	\$ -	\$ -	\$ 2,163
Due From General Fund	\$ -	\$ 5,060	\$ -	\$ 5,060
Prepaid Expense	\$ 2,671	\$ -	\$ -	\$ 2,671
Total Assets	\$ 244,289	\$ 868,166	\$ 86,168	\$ 1,198,623
Liabilities:				
Accounts Payable	\$ 18,062	\$ -	\$ 7,157	\$ 25,219
Due to Debt Service	\$ 5,060	\$ -	\$ -	\$ 5,060
Total Liabilities	\$ 23,122	\$ -	\$ 7,157	\$ 30,279
Fund Equity:				
Fund Balances:				
Unassigned	\$ 221,167	\$ -	\$ -	\$ 221,167
Assigned For Debt Service 2019	\$ -	\$ 457,151	\$ -	\$ 457,151
Assigned For Debt Service 2020A2	\$ -	\$ 303,577	\$ -	\$ 303,577
Assigned For Debt Service 2020A3	\$ -	\$ 107,438	\$ -	\$ 107,438
Reserved For Capital Projects 2019	\$ -	\$ -	\$ 1	\$ 1
Reserved For Capital Projects 2020A2	\$ -	\$ -	\$ 0	\$ 0
Reserved For Capital Projects 2020A3	\$ -	\$ -	\$ 79,010	\$ 79,010
Total Fund Balances	\$ 221,166.52	\$ 868,166	\$ 79,011	\$ 1,168,344
Total Liabilities & Fund Equity	\$ 244,289	\$ 868,166	\$ 86,168	\$ 1,198,623

Highland Meadows West

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending March 31, 2021

	Adopted Budget	Prorated Budget Thru 03/31/21	Actual Thru 03/31/21	Variance
Revenues:				
Assessments	\$ 308,295	\$ 277,176	\$ 277,176	\$ -
Assessments - Lot Closings	\$ -	\$ -	\$ 3,000	\$ 3,000
Developer Contributions	\$ 26,565	\$ -	\$ -	\$ -
Other Revenue	\$ -	\$ -	\$ 2	\$ 2
Total Revenues	\$ 334,860	\$ 277,176	\$ 280,178	\$ 3,002
Expenditures:				
General & Administrative:				
Supervisor Fees	\$ 12,000	\$ 6,000	\$ 800	\$ 5,200
Insurance	\$ 5,700	\$ 5,700	\$ 5,641	\$ 59
Engineering	\$ 20,000	\$ 2,085	\$ -	\$ 2,085
District Counsel	\$ 20,000	\$ 10,000	\$ 4,552	\$ 5,449
Assessment Administration	\$ 5,000	\$ 5,000	\$ 5,000	\$ -
Annual Audit	\$ 6,000	\$ 2,500	\$ 2,500	\$ -
Arbitrage	\$ 1,300	\$ 450	\$ 450	\$ -
Dissemination	\$ 10,000	\$ 5,250	\$ 5,250	\$ -
Trustee Fees	\$ 7,000	\$ 5,908	\$ 5,908	\$ -
District Management	\$ 35,000	\$ 17,500	\$ 17,500	\$ -
Telephone	\$ 250	\$ 125	\$ -	\$ 125
Postage & Delivery	\$ 500	\$ 250	\$ 85	\$ 165
Office Supplies	\$ 1,000	\$ 500	\$ 4	\$ 496
Printing & Binding	\$ 1,000	\$ 500	\$ 26	\$ 474
Legal Advertising	\$ 10,000	\$ 5,000	\$ 1,823	\$ 3,177
Miscellaneous	\$ 5,000	\$ 2,500	\$ 886	\$ 1,614
Information Technology	\$ 2,350	\$ 1,175	\$ 450	\$ 725
Dues, Licenses & Fees	\$ 175	\$ 175	\$ 175	\$ -
Total General & Administrative:	\$ 142,275	\$ 70,618	\$ 51,050	\$ 19,568
Operation and Maintenance				
Property Insurance	\$ 6,000	\$ 6,000	\$ -	\$ 6,000
Field Management	\$ 7,500	\$ 3,750	\$ 3,750	\$ -
Interlocal Amenity Agreement	\$ 59,005	\$ 29,502	\$ -	\$ 29,502
Playground Lease	\$ 30,000	\$ 15,000	\$ 14,921	\$ 79
Playground Repairs & Maintenance	\$ 500	\$ 250	\$ -	\$ 250
Landscape Maintenance	\$ 36,880	\$ 18,440	\$ 13,440	\$ 5,000
Landscape Replacement	\$ 5,000	\$ 2,500	\$ -	\$ 2,500
Streetlights	\$ 14,700	\$ 7,350	\$ 7,543	\$ (193)
Electric	\$ 4,000	\$ 2,000	\$ 559	\$ 1,441
Water & Sewer	\$ 6,000	\$ 3,000	\$ 156	\$ 2,844
Irrigation Repairs	\$ 2,500	\$ 1,250	\$ 766	\$ 485
Sidewalk & Asphalt Maintenance	\$ 500	\$ 250	\$ -	\$ 250
General Repairs & Maintenance	\$ 5,000	\$ 2,500	\$ 93	\$ 2,407
Contingency	\$ 15,000	\$ 7,500	\$ 8	\$ 7,492
Total Operations & Maintenance:	\$ 192,585	\$ 99,292	\$ 41,236	\$ 58,056
Total Expenditures	\$ 334,860	\$ 169,911	\$ 92,287	\$ 77,624
Excess Revenues (Expenditures)	\$ -		\$ 187,891	
Fund Balance - Beginning	\$ -		\$ 33,275	
Fund Balance - Ending	\$ -		\$ 221,167	

Highland Meadows West

Community Development District

Debt Service Fund

Series 2019

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending March 31, 2021

	Adopted	Prorated Budget	Actual	
	Budget	Thru 03/31/21	Thru 03/31/21	Variance
Revenues:				
Assessment - Tax Roll	\$ 322,081	\$ 289,969	\$ 289,969	\$ -
Assessments - Lot Closings	\$ -	\$ -	\$ 6,020	\$ 6,020
Interest	\$ 1,000	\$ 7	\$ 7	\$ -
Total Revenues	\$ 323,081	\$ 289,976	\$ 295,996	\$ 6,020
Expenditures:				
Interest Expense - 11/1	\$ 119,338	\$ 119,338	\$ 119,338	\$ -
Principal Expense - 11/1	\$ 105,000	\$ 105,000	\$ 105,000	\$ -
Special Call - 11/1	\$ -	\$ -	\$ 30,000	\$ (30,000)
Interest Expense - 5/1	\$ 117,238	\$ -	\$ -	\$ -
Total Expenditures	\$ 341,575	\$ 224,338	\$ 254,338	\$ (30,000)
Excess Revenues (Expenditures)	\$ (18,494)		\$ 41,658	
Fund Balance - Beginning	\$ 270,523		\$ 415,493	
Fund Balance - Ending	\$ 252,029		\$ 457,151	

Highland Meadows West

Community Development District

Debt Service Fund

Series 2020A2

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending March 31, 2021

	Adopted	Prorated Budget	Actual	
	Budget	Thru 03/31/21	Thru 03/31/21	Variance
Revenues:				
Assessment - Tax Roll	\$ 157,456	\$ 141,714	\$ 141,714	\$ -
Interest	\$ -	\$ -	\$ 5	\$ 5
Total Revenues	\$ 157,456	\$ 141,714	\$ 141,719	\$ 5
Expenditures:				
Interest Expense - 11/1	\$ 50,741	\$ 50,741	\$ 50,741	\$ -
Principal Expense - 5/1	\$ 55,000	\$ -	\$ -	\$ -
Interest Expense - 5/1	\$ 50,741	\$ -	\$ -	\$ -
Total Expenditures	\$ 156,481	\$ 50,741	\$ 50,741	\$ -
Excess Revenues (Expenditures)	\$ 975		\$ 90,979	
Fund Balance - Beginning	\$ 50,927		\$ 212,599	
Fund Balance - Ending	\$ 51,902		\$ 303,577	

Highland Meadows West

Community Development District

Debt Service Fund

Series 2020A3

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending March 31, 2021

	Adopted	Prorated Budget	Actual	
	Budget	Thru 03/31/21	Thru 03/31/21	Variance
Revenues:				
Assessment - Tax Roll	\$ 55,769	\$ 50,145	\$ 50,145	\$ -
Interest	\$ -	\$ -	\$ 2	\$ 2
Total Revenues	\$ 55,769	\$ 50,145	\$ 50,147	\$ 2
Expenditures:				
Interest Expense - 11/1	\$ 17,497	\$ 17,497	\$ 17,497	\$ -
Principal Expense - 5/1	\$ 20,000	\$ -	\$ -	\$ -
Interest Expense - 5/1	\$ 17,497	\$ -	\$ -	\$ -
Total Expenditures	\$ 54,994	\$ 17,497	\$ 17,497	\$ -
Excess Revenues (Expenditures)	\$ 775		\$ 32,650	
Fund Balance - Beginning	\$ 17,562		\$ 74,788	
Fund Balance - Ending	\$ 18,338		\$ 107,438	

Highland Meadows West

Community Development District

Capital Projects Fund

Series 2019

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending March 31, 2021

	Adopted	Prorated Budget	Actual	
	Budget	Thru 03/31/21	Thru 03/31/21	Variance
Revenues:				
Interest	\$ -	\$ -	\$ 2	\$ 2
Total Revenues	\$ -	\$ -	\$ 2	\$ 2
Expenditures:				
Capital Outlay	\$ -	\$ -	\$ 48,885	\$ (48,885)
Total Expenditures	\$ -	\$ -	\$ 48,885	\$ (48,885)
Excess Revenues (Expenditures)	\$ -		\$ (48,883)	
Fund Balance - Beginning	\$ -		\$ 48,885	
Fund Balance - Ending	\$ -		\$ 1	

Highland Meadows West

Community Development District

Capital Projects Fund

Series 2020A2

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending March 31, 2021

	Adopted	Prorated Budget	Actual	
	Budget	Thru 03/31/21	Thru 03/31/21	Variance
Revenues:				
Developer Contributions	\$ -	\$ -	\$ 74,291	\$ 74,291
Interest	\$ -	\$ -	\$ 1	\$ 1
Total Revenues	\$ -	\$ -	\$ 74,291	\$ 74,291
Expenditures:				
Capital Outlay	\$ -	\$ -	\$ 7,401	\$ (7,401)
Total Expenditures	\$ -	\$ -	\$ 7,401	\$ (7,401)
Excess Revenues (Expenditures)	\$ -		\$ 66,891	
Fund Balance - Beginning	\$ -		\$ (66,891)	
Fund Balance - Ending	\$ -		\$ 0	

Highland Meadows West

Community Development District

Capital Projects Fund

Series 2020A3

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending March 31, 2021

	Adopted	Prorated Budget	Actual	
	Budget	Thru 03/31/21	Thru 03/31/21	Variance
Revenues:				
Developer Contributions	\$ -	\$ -	\$ 26,634	\$ 26,634
Interest	\$ -	\$ -	\$ 0	\$ 0
Total Revenues	\$ -	\$ -	\$ 26,634	\$ 26,634
Expenditures:				
Capital Outlay	\$ -	\$ -	\$ 0	\$ (0)
Total Expenditures	\$ -	\$ -	\$ 0	\$ (0)
Excess Revenues (Expenditures)	\$ -		\$ 26,634	
Fund Balance - Beginning	\$ -		\$ 52,376	
Fund Balance - Ending	\$ -		\$ 79,010	

Highland Meadows West

Community Development District

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Revenues:													
Assessments	\$ -	\$ 1,411	\$ 252,112	\$ 12,818	\$ 7,923	\$ 2,911	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	277,176
Assessments - Lot Closings	\$ 750	\$ 2,250	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	3,000
Developer Contributions	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Other Revenue	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	2
Total Revenues	\$ 750	\$ 3,661	\$ 252,112	\$ 12,818	\$ 7,923	\$ 2,913	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	280,178

Expenditures:

General & Administrative:

Supervisor Fees	\$ -	\$ -	\$ -	\$ -	\$ 800	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	800
Insurance	\$ 5,641	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	5,641
Engineering	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
District Counsel	\$ 512	\$ 308	\$ 482	\$ 705	\$ 1,619	\$ 926	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	4,552
Assessment Administration	\$ 5,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	5,000
Annual Audit	\$ -	\$ -	\$ -	\$ -	\$ 1,000	\$ 1,500	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	2,500
Arbitrage	\$ -	\$ -	\$ -	\$ -	\$ 450	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	450
Dissemination	\$ 1,083	\$ 833	\$ 833	\$ 833	\$ 833	\$ 833	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	5,250
Trustee Fees	\$ 2,168	\$ -	\$ -	\$ -	\$ -	\$ 3,740	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	5,908
District Management	\$ 2,917	\$ 2,917	\$ 2,917	\$ 2,917	\$ 2,917	\$ 2,917	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	17,500
Telephone	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Postage & Delivery	\$ 6	\$ 44	\$ 10	\$ 17	\$ -	\$ 8	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	85
Office Supplies	\$ 0	\$ 0	\$ 0	\$ 0	\$ -	\$ 3	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	4
Printing & Binding	\$ 14	\$ -	\$ -	\$ -	\$ -	\$ 12	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	26
Legal Advertising	\$ -	\$ -	\$ 992	\$ -	\$ 832	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	1,823
Miscellaneous	\$ -	\$ 265	\$ 191	\$ 156	\$ 138	\$ 135	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	886
Information Technology	\$ 75	\$ 75	\$ 75	\$ 75	\$ 75	\$ 75	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	450
Dues, Licenses & Fees	\$ 175	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	175
Total General & Administrative:	\$ 17,591	\$ 4,442	\$ 5,501	\$ 4,703	\$ 8,663	\$ 10,150	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	51,050

Highland Meadows West

Community Development District

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
<i>Operation and Maintenance</i>													
Property Insurance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Field Management	\$ 625	\$ 625	\$ 625	\$ 625	\$ 625	\$ 625	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	3,750
Interlocal Amenity Agreement	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Playground Lease	\$ 2,435	\$ 2,435	\$ 1,363	\$ 3,734	\$ 2,478	\$ 2,478	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	14,921
Playground Repairs & Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Landscape Maintenance	\$ 2,240	\$ 2,240	\$ 2,240	\$ 2,240	\$ 2,240	\$ 2,240	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	13,440
Landscape Replacement	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Streetlights	\$ 1,238	\$ 286	\$ -	\$ 3,417	\$ 1,230	\$ 1,372	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	7,543
Electric	\$ 44	\$ -	\$ -	\$ 173	\$ 156	\$ 186	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	559
Water & Sewer	\$ 12	\$ 67	\$ -	\$ 39	\$ -	\$ 39	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	156
Irrigation Repairs	\$ -	\$ -	\$ 766	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	766
Sidewalk & Asphalt Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
General Repairs & Maintenance	\$ -	\$ -	\$ -	\$ 93	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	93
Contingency	\$ -	\$ -	\$ 8	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	8
Total O&M Expenses:	\$ 6,594	\$ 5,652	\$ 5,001	\$ 10,321	\$ 6,729	\$ 6,940	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	41,236
Total Expenditures	\$ 24,185	\$ 10,095	\$ 10,502	\$ 15,024	\$ 15,392	\$ 17,089	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	92,287
Excess Revenues (Expenditures)	\$ (23,435)	\$ (6,433)	\$ 241,611	\$ (2,206)	\$ (7,469)	\$ (14,177)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	187,891

Highland Meadows West

Community Development District

Long Term Debt Report

SERIES 2019, SPECIAL ASSESSMENT REVENUE BONDS		
INTEREST RATE:	4.000%, 4.125%, 4.875%, 5.000%	
MATURITY DATE:	11/1/2049	
RESERVE FUND DEFINITION	50% MAXIMUM ANNUAL DEBT SERVICE	
RESERVE FUND REQUIREMENT	\$160,125	
RESERVE FUND BALANCE	\$160,125	
BONDS OUTSTANDING - 04/25/19		\$6,385,000
LESS: SPECIAL CALL - 05/01/20		(\$500,000)
LESS: SPECIAL CALL - 08/01/20		(\$885,000)
LESS: PRINCIPAL PAYMENT - 11/01/20		(\$105,000)
LESS: SPECIAL CALL - 11/01/20		(\$30,000)
CURRENT BONDS OUTSTANDING		\$4,865,000

SERIES 2020 ASSESSMENT AREA 2, SPECIAL ASSESSMENT REVENUE BONDS		
INTEREST RATE:	2.875%, 3.250%, 3.625%, 4.000%	
MATURITY DATE:	5/1/2050	
RESERVE FUND DEFINITION	MAXIMUM ANNUAL DEBT SERVICE	
RESERVE FUND REQUIREMENT	\$157,456	
RESERVE FUND BALANCE	\$157,456	
BONDS OUTSTANDING - 02/18/20		\$2,770,000
CURRENT BONDS OUTSTANDING		\$2,770,000

SERIES 2020 ASSESSMENT AREA 3, SPECIAL ASSESSMENT REVENUE BONDS		
INTEREST RATE:	2.875%, 3.250%, 3.625%, 4.000%	
MATURITY DATE:	5/1/2050	
RESERVE FUND DEFINITION	MAXIMUM ANNUAL DEBT SERVICE	
RESERVE FUND REQUIREMENT	\$55,772	
RESERVE FUND BALANCE	\$55,772	
BONDS OUTSTANDING - 02/18/20		\$955,000
CURRENT BONDS OUTSTANDING		\$955,000

Highland Meadows West
COMMUNITY DEVELOPMENT DISTRICT
Special Assessment Receipts
Fiscal Year 2021

Gross Assessments	\$	331,500.00	\$	346,800.16	\$	169,488.80	\$	59,972.96	\$	907,761.92
Net Assessments	\$	308,295.00	\$	322,524.15	\$	157,624.58	\$	55,774.85	\$	844,218.59

ON ROLL ASSESSMENTS

36.52%	38.20%	18.67%	6.61%	100.00%
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<i>Date</i>	<i>Distribution</i>	<i>Gross Amount</i>	<i>Commissions</i>	<i>Discount/Penalty</i>	<i>Interest</i>	<i>Net Receipts</i>	<i>O&M Portion</i>	<i>2019 Debt Service</i>	<i>2020 A-2 Debt Service</i>	<i>2020 A-3 Debt Service</i>	<i>Total</i>
11/23/20	ACH	\$3,943.22	(\$78.86)	\$0.00	\$0.00	\$3,864.36	\$1,411.20	\$1,476.33	\$721.52	\$255.31	\$3,864.36
12/01/20	ACH	\$6,161.28	(\$118.30)	(\$246.45)	\$0.00	\$5,796.53	\$2,116.80	\$2,214.50	\$1,082.27	\$382.96	\$5,796.53
12/11/20	ACH	\$18,483.84	(\$354.89)	(\$739.35)	\$0.00	\$17,389.60	\$6,350.40	\$6,643.50	\$3,246.82	\$1,148.88	\$17,389.60
12/17/20	ACH	\$718,816.00	(\$13,801.27)	(\$28,752.50)	\$0.00	\$676,262.23	\$246,960.05	\$258,358.32	\$126,265.35	\$44,678.51	\$676,262.23
12/31/20	1% Fee Adj	(\$9,077.62)	\$0.00	\$0.00	\$0.00	(\$9,077.62)	(\$3,315.00)	(\$3,468.00)	(\$1,694.89)	(\$599.73)	(\$9,077.62)
01/15/21	ACH	\$36,967.68	(\$716.35)	(\$1,150.06)	\$0.00	\$35,101.27	\$12,818.42	\$13,410.04	\$6,553.78	\$2,319.03	\$35,101.27
02/16/21	ACH	\$22,591.36	(\$442.79)	(\$451.88)	\$0.00	\$21,696.69	\$7,923.29	\$8,288.97	\$4,051.00	\$1,433.43	\$21,696.69
03/15/21	ACH	\$8,215.04	(\$162.66)	(\$82.16)	\$0.00	\$7,970.22	\$2,910.60	\$3,044.93	\$1,488.12	\$526.57	\$7,970.22
TOTAL		\$ 806,100.80	\$ (15,675.12)	\$ (31,422.40)	\$ -	\$ 759,003.28	\$ 277,175.76	\$ 289,968.59	\$ 141,713.97	\$ 50,144.96	\$ 759,003.28

SECTION 3

**HIGHLAND MEADOWS WEST COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS SERIES 2020A
(ASSESSMENT AREA 3 PROJECT)**

(Acquisition and Construction Account # 268457005)

The undersigned, a Responsible Officer of the Highland Meadows West Community Development District (the "District") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture by and between the District and U.S. Bank National Association, as trustee (the "Trustee"), dated as of April 1, 2019 as supplemented by that certain Third Supplemental Trust Indenture dated as of February 1, 2020 (collectively, the "Assessment Area 3 Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Assessment Area 3 Indenture):

- (A) Requisition Number: 61
- (B) Identify Acquisition Agreement, if applicable;
- (C) Name of Payee pursuant to Acquisition Agreement: Orchid Terrace CDD
- (D) Amount Payable: \$58,600.28
- (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 # 041621 - Reimbursement of 100% costs paid by Orchid Terrace
- (F) Fund or Account and subaccount, if any, from which disbursement to be made:

Assessment Area 3 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 Assessment Area 3 Acquisition and Construction Account; and
- 3. each disbursement set forth above was incurred in connection with the Cost of the Assessment Area 3 Project.

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.

Attached hereto or on file with the District are copies of the invoice(s) or applicable contracts from the vendor of the property acquired or the services rendered, as well as applicable conveyance instruments (e.g. deed(s), bill(s) of sale, easement(s), etc.) with respect to which disbursement is hereby requested.

**HIGHLAND MEADOWS WEST
COMMUNITY DEVELOPMENT DISTRICT**

By: [Signature]
Responsible Officer

Date: 4-28-21

**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 a Cost of the Assessment Area 3 Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the Assessment Area 3 Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer, as such report shall have been amended or modified on the date hereof. The Consulting Engineer further certifies and agrees that for any acquisition (a) the portion of the Assessment Area 3 Project that is the subject of this requisition is complete, and (b) the purchase price to be paid by the District for the portion of the Assessment Area 3 Project to be acquired with this disbursement is no more than the lesser of (i) the fair market value of such improvements and (ii) the actual cost of construction of such improvements.

[Signature]
Consulting Engineer

Orchard Terrace CDP

Req 61

\$ 58,600.28

Date: 4-25-21

**HIGHLAND MEADOWS WEST COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS SERIES 2020A
(ASSESSMENT AREA 3 PROJECT)**

(Acquisition and Construction Account # 268457005)

The undersigned, a Responsible Officer of the Highland Meadows West Community Development District (the "District") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture by and between the District and U.S. Bank National Association, as trustee (the "Trustee"), dated as of April 1, 2019 as supplemented by that certain Third Supplemental Trust Indenture dated as of February 1, 2020 (collectively, the "Assessment Area 3 Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Assessment Area 3 Indenture):

- (A) Requisition Number: 62
- (B) Identify Acquisition Agreement, if applicable;
- (C) Name of Payee pursuant to Acquisition Agreement: Hopping Green & Sams
- (D) Amount Payable: \$1,467.05
- (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 # 121757, 121252 & 121758 - Phase 3 Construction services for February & March 2021
- (F) Fund or Account and subaccount, if any, from which disbursement to be made:

Assessment Area 3 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 Assessment Area 3 Acquisition and Construction Account; and
- 3. each disbursement set forth above was incurred in connection with the Cost of the Assessment Area 3 Project.

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.

Attached hereto or on file with the District are copies of the invoice(s) or applicable contracts from the vendor of the property acquired or the services rendered, as well as applicable conveyance instruments (e.g. deed(s), bill(s) of sale, easement(s), etc.) with respect to which disbursement is hereby requested.

**HIGHLAND MEADOWS WEST
COMMUNITY DEVELOPMENT DISTRICT**

By: [Signature]
Responsible Officer

Date: 4-30-21

**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 a Cost of the Assessment Area 3 Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the Assessment Area 3 Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer, as such report shall have been amended or modified on the date hereof. The Consulting Engineer further certifies and agrees that for any acquisition (a) the portion of the Assessment Area 3 Project that is the subject of this requisition is complete, and (b) the purchase price to be paid by the District for the portion of the Assessment Area 3 Project to be acquired with this disbursement is no more than the lesser of (i) the fair market value of such improvements and (ii) the actual cost of construction of such improvements.

Hoppins Green
Reg 62
\$ 1467.65

[Signature]
Consulting Engineer

Date: 4-29-21

SECTION 4



RECEIVED

MAY 03 2021

April 21, 2021

BY: _____

Samantha Hoxie – Recording Secretary
Highland Meadows West CDD Office
219 E. Livingston Street
Orlando, Florida 32801-1508

RE: Highland Meadows West Community Development District Registered Voters

Dear Ms. Hoxie,

In response to your request, there are currently **87** registered voters within the Highland Meadows West Community Development District. This number of registered voters in said District is as of **April 15, 2021**.

Please do not hesitate to contact us if we can be of further assistance.

Sincerely,

A handwritten signature in black ink that reads "Lori Edwards". The signature is written in a cursive, flowing style.

Lori Edwards
Supervisor of Elections
Polk County, Florida