

*Tohoqua Community  
Development District*

*Agenda*

*June 2, 2021*

# AGENDA

# *Tohoqua*

## *Community Development District*

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

May 26, 2021

**Board of Supervisors  
Tohoqua Community  
Development District**

Dear Board Members:

The regular meeting of the Board of Supervisors of **Tohoqua Community Development District** will be held **Wednesday, June 2, 2021 at 9:00 AM at the Tohoqua Amenity Center, 1830 Fulfillment Drive, Kissimmee, Florida 34744**. Following is the advance agenda for the meeting:

1. Roll Call
2. Public Comment Period
3. Organizational Matters
  - A. Acceptance of Resignation of James Shonkwiler
  - B. Appointment of Individual to Fulfill the Board Vacancy with a Term Ending November 2023
  - C. Administration of Oath of Office to Newly Appointed Supervisor
  - D. Consideration of Resolution 2021-17 Electing an Assistant Secretary
4. Approval of Minutes of the May 5, 2021 Board of Supervisors Meeting and May 5, 2021 Audit Committee Meeting
5. Termination of Applied Aquatic Contract and Consideration of Proposal with Sunshine Land Management for Environmental Services
6. Ratification of Series 2021 Phase 2 Requisition #1
7. Staff Reports
  - A. Attorney
  - B. Engineer
  - C. District Manager's Report
    - i. Approval of Check Register
    - ii. Balance Sheet and Income Statement
    - iii. Presentation of Number of Registered Voters - 215
    - iv. Designation of **November 3, 2021** as Landowners' Meeting Date
    - v. Amenity Manager's Report
8. Other Business
9. Supervisors Requests
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.

The third order of business is organizational matters. Section A is acceptance of resignation of James Shonkwiler. Section B is appointment of individual to fulfill the Board vacancy with a term ending November 2023. Section C is administration of Oath of Office of newly appointed supervisor. Section D is consideration of Resolution 2021-17 electing an assistant secretary. A copy of the resolution is enclosed for your review.

The fourth order of business is the approval of the minutes of the May 5, 2021 Board of Supervisors meeting and May 5, 2021 Audit Committee meeting. The minutes will be provided under separate cover.

The fifth order of business is discussion of Applied Aquatic contract and consideration of proposal with Sunshine Land Management for Environmental Services. A copy of the proposal is enclosed for your review.

The sixth order of business is ratification of Series 2021 Phase 2 requisition #1. A copy of the requisition is enclosed for your review.

The seventh order of business is Staff Reports. Section C is the District Manager's Report. Section 1 includes approval of the check register being presented. Section 2 includes the balance sheet and income statement for review. Section 3 is presentation of number of registered voters living within the boundaries of the district. Section 4 is designation of November 3, 2021 as Landowners' meeting date. Section 5 is the Amenity Manager's Report. A copy of the report is enclosed for your review.

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

Sincerely,




George S. Flint  
District Manager

CC: Jan A. Carpenter, District Counsel  
Eric Warren, District Engineer  
Peter Dame, Bond Counsel  
Brett Sealy, Underwriter  
Darrin Mossing, GMS

Enclosures

## SECTION III

# SECTION A

**From:** George Flint <gflint@gmscfl.com>   
**Subject:** Fwd: Tohoqua  
**Date:** May 13, 2021 at 7:38 AM  
**To:** Lauren Vanderveer <vanderveer1@gmail.com>, Stacie Vanderbilt <staciedb1@gmail.com>

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Sent from my iPhone

Begin forwarded message:

**From:** James Shonkwiler <Jim.Shonkwiler@lennar.com>  
**Date:** May 13, 2021 at 6:27:04 AM EDT  
**To:** George Flint <gflint@gmscfl.com>  
**Subject:** Tohoqua

I am leaving Lennar and resign from the Tohoqua board. Thanks for your consideration.

**LENNAR**

James Shonkwiler  
Land Development Manager

[Jim.Shonkwiler@Lennar.com](mailto:Jim.Shonkwiler@Lennar.com)  
[www.LennarOrlando.com](http://www.LennarOrlando.com)

Cell: 407.414.8698

6675 Westwood Blvd,  
5<sup>th</sup> Floor,  
Orlando, FL 32821



## SECTION D



## RESOLUTION 2021-17

**A RESOLUTION OF THE TOHOQUA COMMUNITY  
DEVELOPMENT DISTRICT ELECTING  
\_\_\_\_\_ AS ASSISTANT  
SECRETARY OF THE BOARD OF SUPERVISORS**

**WHEREAS**, the Board of Supervisors of the Tohoqua Community District desires to elect \_\_\_\_\_ as an Assistant Secretary.

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

1. \_\_\_\_\_ is elected Assistant Secretary of the Board of Supervisors.

Adopted this 2<sup>nd</sup> day of June, 2021.

\_\_\_\_\_  
Secretary/ Assistant Secretary

\_\_\_\_\_  
Chairman/Vice Chairman

## SECTION IV

MINUTES OF MEETING  
TOHOQUA  
COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Tohoqua Community Development District was held on Wednesday, May 5, 2021 at 9:00 a.m., at Tohoqua Amenity Center, 1830 Fulfillment Drive, Kissimmee, Florida.

Present and constituting a quorum were:

Andre Vidrine	Chairman
Marcus Hooker	Vice Chairman
Jim Dowd	Assistant Secretary

Also present were:

George Flint	District Manager
Kristen Trucco	District Counsel
Eric Warren <i>by phone</i>	District Engineer
Alan Scheerer	Field Manager
Marcia Calleja	CALM
Larissa Diaz	CALM

**FIRST ORDER OF BUSINESS**

**Roll Call**

Mr. Flint called the meeting to order at 9:00 a.m. and called the roll. A quorum was present.

**SECOND ORDER OF BUSINESS**

**Public Comment Period**

Mr. Flint: It looks like just Board Members and staff are present.

**THIRD ORDER OF BUSINESS**

**Organizational Matters**

**A. Administration of Oath of Office to Newly Appointed Supervisor**

Mr. Flint: Mr. James Shoukwiler was appointed by the Board at the last meeting. He is not present, so we will move on.

**FOURTH ORDER OF BUSINESS**

**Approval of Minutes of the April 7, 2021 Meeting**

Mr. Flint: Does the Board have any comments or corrections to the minutes? If not, we would ask for a motion to approve.

On MOTION by Mr. Vidrine seconded by Mr. Hooker with all in favor the Minutes of the April 7, 2021 Meeting were approved as presented.

## **FIFTH ORDER OF BUSINESS**

### **Consideration of Resolution 2021-16 Approving the Proposed Budget for Fiscal Year 2022 and Setting a Public Hearing**

Mr. Flint: The Board is required to approve a Proposed Budget each year by June 15<sup>th</sup> and set the date, place and time for a Public Hearing for final adoption. This is not binding on the Board. It is actually the start of the budget process. The resolution sets your August 4<sup>th</sup> budget hearing at 9:00 a.m. in this location. Exhibit A is the Proposed Budget, which can be changed up and to the Public Hearing in August. We updated the operational costs to include what we believe is the revised buildout budget. You can see that our *Landscape Maintenance* numbers increased a fair amount, now that we have firmer landscape design plans. Alan met with the landscape contractor and the builders to get all of the plans that they have available. *Streetlights* are also higher than what was originally anticipated. Those are probably the two biggest numbers. The detail in the narrative shows for example, *Landscape Maintenance* on Page 6, what the estimated annual maintenance numbers are through Phase 7. At some point, we may want to consider bidding out *Landscape Maintenance* as we add phases. Sometimes the numbers get slightly off balance and it is always good to keep the landscape contractors honest. We were thinking of doing that during Fiscal Year 2022, which would be the next budget process as more phases come online. Are there any questions or comments on the Proposed Budget, understanding that we need to change this? If we need to have a separate meeting to go over it, we can schedule one.

Mr. Vidrine: I think we digested it.

Mr. Flint: Sounds good. So, we would ask for a motion to adopt Resolution 2021-16.

On MOTION by Mr. Vidrine seconded by Mr. Dowd with all in favor Resolution 2021-16 Approving the Proposed Budget for Fiscal Year 2022 and Setting a Public Hearing for August 4, 2021 at 9:00 a.m. at this location was adopted.

## **SIXTH ORDER OF BUSINESS**

### **Consideration of Proposals for Arbitrage Rebate Calculation Services (2)**

Mr. Flint: This is an Internal Revenue Service (IRS) requirement that we perform arbitrage calculations to make sure that the District isn't earning more interest than it's paying. The first proposal is from AMTEC for \$450 per bond issue per year. The second proposal is from Grau & Associates for \$600 per bond issue per year. We are comfortable with AMTEC. They probably do most of the arbitrage rebate calculations for us, so I no reason to not hire them. They are slightly lower. Are there any questions? If not, we need a motion to approve the AMTEC proposal.

On MOTION by Mr. Vidrine seconded by Mr. Hooker with all in favor the proposal from AMTEC to perform arbitrage rebate calculation services in the amount of \$400 per bond issue was approved.

## **SEVENTH ORDER OF BUSINESS**

### **Review and Acceptance of Fiscal Year 2020 Draft Audit Report**

Mr. Flint: The CDD as a Government entity is required to have an Independent Audit performed every year. The Board selected an Independent Auditor to perform those services. If there were any issues found during the audit, they would be identified in the Report to Management, which is on Page 27. You can see that there were no current or prior year findings. They determined that we complied with all provisions that they are required to review by the Auditor General of the State of Florida. So, it is a clean audit. Are there any questions or comments on the audit? If not, we would ask for a motion to accept that audit and authorize it to be transmitted to the State of Florida.

On MOTION by Mr. Vidrine seconded by Mr. Hooker with all in favor accepting the Fiscal Year 2020 Draft Audit Report and transmitting to the State of Florida was approved.

**SEVENTH ORDER OF BUSINESS**

**Staff Reports**

**A. Attorney**

Mr. Flint: Kirsten, do you have anything?

Ms. Trucco: We are working on requisitions for the Phase 4 and Phase 5A Series 2021 bonds. We are also working on requisitions with Lennar and Pulte. There is a set conveyance that we currently documenting. The documents will be before this Board next month for consideration. Otherwise, we have nothing major to report to the Board. Thank you.

**B. Engineer**

Mr. Flint: Eric, do you have anything for the Board?

Mr. Warren: I have the same report as Kristen.

**C. District Manager's Report**

**i. Approval of Check Register**

Mr. Flint: You have the Check Register from March 31, 2021 through April 29, 2021 for the General Fund and payroll totaling \$40,425.57. The detailed register is behind the summary. Are there any questions on the Check Register?

Mr. Vidrine: No questions.

Mr. Flint: If not, I would ask for a motion to approve it.

On MOTION by Mr. Vidrine seconded by Mr. Hooker with all in favor the Check Register from March 31, 2021 through April 29, 2021 in the amount of \$40,425.57 was approved.

**ii. Balance Sheet and Income Statement**

Mr. Flint: We have the Unaudited Financials through March 31<sup>st</sup>. No action is required by the Board, but if there any questions, we can discuss those.

Mr. Vidrine: No questions.

**iii. Amenity Manager's Report**

Mr. Flint: Larissa?

Ms. Diaz: Good morning. We continue to welcome new residents. We are happy to be busy. We keep providing orientation. Two bike racks and three BBQ grills were installed in the Residents Club. Nineteen streetlights will be installed on East Cross Prairie Parkway. The special

event schedule for this month is a Mother's Day continental breakfast. So far we have 17 RSVPs. In regard to the events, we have been having a great response from the community. In April, we had our first Easter event, with a total of 108 residents; 51 children and 57 adults. We had different stations around the walkway, such as an Easter craft station, Easter egg station and a balloon artist. Then they came to the Clubhouse to take pictures with the Easter Bunny and had lunch from Chick-Fil-A, which was sponsored by United Land Services. We will reach out to vendors so we can get sponsorships. We also had an Air BnB online experience magic and illusion show. Residents were thrilled. They made positive comments on the residents Facebook page, which is great news. That's all I have for today. Are there any questions?

Mr. Vidrine: Do we know roughly how many people we have living here?

Ms. Diaz: I think we have over 200 built homes. I would say a third of the community participates in events.

Mr. Vidrine: So, we have 400 people. That's great.

Ms. Diaz: We have time slots to follow CDC guidelines for social distancing. We had a total of maybe four or five families for 15 minutes. They all followed the rules and were very happy.

Mr. Vidrine: Is the pool process working out nicely?

Ms. Diaz: Capacity is increasing towards the summer. We also had Spring Break in March. The pool is getting used.

Mr. Vidrine: Is all of the pool furniture here? I can't recall if we had it all brought back in there.

Ms. Diaz: It's all here.

Mr. Vidrine: That's great.

Mr. Flint: Alan, do you have any report?

Mr. Scheerer: We walked the property after the last meeting and identified all of the concerns. We are working on the irrigation installation from the townhomes to the entrance. Enviro Tree was out yesterday removing the dead tree. They will come back and stump grind it. We identified some dead wood over by the tennis court and by the BBQ grills. That has all been removed. They are planning a fertilization application for the big Oak in order to keep the nutrients moving. So, they will be coming in to do that. I met with Pulte and Lennar multiple times in advance of this budget. I think Mr. Ryan O'Hara did a good job putting together the

maps for this budget. We will be working with him to get an overall map at some point. George mentioned that we are looking in 2022 to put together a Request for Proposals (RFP) for landscaping services. We need an all-encompassing map to provide to vendors.

Mr. Vidrine: It makes a lot of sense because right now there is a warranty period for the initial installations.

Mr. Scheerer: Correct.

Mr. Vidrine: You don't want to mess with your warranty period. I understand the logic.

Mr. Scheerer: Yes, sir.

Mr. Vidrine: Great.

## **NINTH ORDER OF BUSINESS**

### **Other Business**

Mr. Flint: We have an Audit Committee right after this meeting. It should take five minutes. The Board needs to appoint an Audit Committee and designate a Chair. Normally, we suggest the Board appoint themselves as the Audit Committee, although you are not obligated to do so. If you choose to appoint yourselves, a motion to appoint the Board as the Audit Committee would be in order.

On MOTION by Mr. Vidrine seconded by Mr. Dowd with all in favor appointing the Board of Supervisors as the Audit Committee was approved.

Mr. Flint: Now we need to designate a Chair for the Audit Committee. There's really nothing involved with that.

Mr. Vidrine: I will do it.

Mr. Flint: We need a motion to appoint Andre as Chair.

On MOTION by Mr. Hooker seconded by Mr. Dowd with all in favor appointing Mr. Andre Vidrine as Chairman of Audit Committee was approved.



**TENTH ORDER OF BUSINESS**

**Supervisors Requests**

Mr. Flint: This is all we had on the agenda for business items. Was there anything else that the Board wanted to address that wasn't on the agenda? Hearing none, we need a motion to adjourn.

**ELEVENTH ORDER OF BUSINESS**

**Adjournment**

On MOTION by Mr. Vidrine seconded by Mr. Hooker with all in favor the meeting was adjourned.
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Secretary / Assistant Secretary

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Chairman / Vice Chairman

MINUTES OF MEETING  
TOHOQUA  
COMMUNITY DEVELOPMENT DISTRICT

The Audit Committee meeting of the Board of Supervisors of the Tohoqua Community Development District was held on Wednesday, May 5, 2021 at 9:15 a.m., at Tohoqua Amenity Center, 1830 Fulfillment Drive, Kissimmee, Florida.

Present and constituting a quorum were:

Andre Vidrine	Chairman
Marcus Hooker	Vice Chairman
Jim Dowd	Assistant Secretary

Also present were:

George Flint	District Manager
Kristen Trucco	District Counsel
Eric Warren <i>by phone</i>	District Engineer
Alan Scheerer	Field Manager
Marcia Calleja	CALM
Larissa Diaz	CALM

**FIRST ORDER OF BUSINESS**

**Roll Call**

Mr. Flint called the meeting to order at 9:15 a.m. A quorum was present.

**SECOND ORDER OF BUSINESS**

**Public Comment Period**

Mr. Flint: No members of the public are here to provide comments.

**THIRD ORDER OF BUSINESS**

**Audit Services**

**A. Approval of Request for Proposals and Selection Criteria**

Mr. Flint: The first item is the Audit Committee's approval of the Request for Proposals (RFP) and selection criteria. This document would be provided to any qualified auditors to provide audit services. This is our standard document. It's asking for five years of pricing. The only option you have with the selection criteria is whether you choose price or exclude it. We recommend you include price, although you could make the decision based solely on

qualifications. Each of the five criteria are weighted evenly at 20 points. You could also change that weighting if you chose to. If you are comfortable with the document and evaluation criteria, a motion to approve would be in order.

On MOTION by Mr. Vidrine seconded by Mr. Hooker with all in favor the Request for Proposals and selection criteria was approved.

**B. Approval of Notice of Request for Proposals for Audit Services**

Mr. Flint: The last tab is the form of the notice that will be run in the newspaper. We don't solely rely on this. We also send the RFP to five companies that probably do 99% of the CDD audits. We also mail it to them directly. We typically get three to four responses to the RFP. We need a motion to approve the notice.

On MOTION by Mr. Vidrine seconded by Mr. Dowd with all in favor the Notice of Request for Proposals and announcement of opportunity to provide auditing services was approved.

**C. Public Announcement of Opportunity to Provide Audit Services**

Mr. Flint: The last item is the public announcement of opportunity for qualified auditors to provide proposals for auditing services in according with the documents. We need a motion to adjourn the Audit Committee Meeting.

**FOURTH ORDER OF BUSINESS**

**Adjournment**

On MOTION by Mr. Vidrine seconded by Mr. Hooker with all in favor the Audit Committee Meeting was adjourned.

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Secretary/Assistant Secretary

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Chairman/Vice Chairman

## SECTION V

**Sunshine Land Management Corp**

4825 Wren Dr  
Saint Cloud, FL 34772 US  
+1 4074606926  
sunshinelandmanagement@gmail.com  
sslaa.com

**Estimate****ADDRESS**

Tohoqua Development, Marc Hooker

**ESTIMATE****DATE**

1037

05/07/2021

DATE	SERVICE	DESCRIPTION	QTY	RATE	AMOUNT
	Pond Maintenance	Littoral Zone Herbicide Treatment/Trash Clean-up (Targeting all emergent grass/weeds in the Littoral Zone..	1	400.00	400.00
	Water Chemistry Analysis Test	Regularly Monitoring Turbidity, Dissolved Oxygen, and PH..	1	50.00	50.00
TOTAL					<b>\$450.00</b>

Accepted By

Accepted Date



# Sunshine Land Management

## ENVIRONMENTAL SERVICES

*Sent via Email*

May 13, 2021

Mr. Marc Hooker  
Neptune Road Investments  
4750 The Grove Dr. Suite 220  
Windermere, FL 34786

Re: 2021 Fee Schedule and List of Services:

Field Inspection of Storm Water Management System (Land) - \$145 per hour  
Field Inspection of Storm Water Management System (Water) - \$205 per hour  
Inspection of Storm Water Management System with Drone Video - \$205 per hour (2 hour minimum)  
File Review of Permit Documents - \$115 per hour  
Conservation Easement Inspection - \$155 per hour

A report will be generated when the inspections are completed summarizing the result of the inspection.

List of services that we provide include:

Stormwater Management System Maintenance, Repairs and Inspections  
Environmental Consulting  
Pond Maintenance - Vegetation Management and Fountain Maintenance  
Water Quality Improvements  
Water Quality Monitoring and Analysis  
Conservation Easement Maintenance  
Monitoring Well Installation  
Turbidity Treatments

If we can be of any assistance or if you have any additional questions please don't hesitate to contact me at 407-201-0533 or via email at [rhiggins@rlmswm.com](mailto:rhiggins@rlmswm.com).

Sincerely,

A handwritten signature in black ink that reads 'Ryan Higgins'.

Ryan Higgins  
Project Manager

StormWater Management - Environmental Consulting - Pond/lake Maintenance - Licensed and Insured



[Sunshinelandmanagement@gmail.com](mailto:Sunshinelandmanagement@gmail.com)



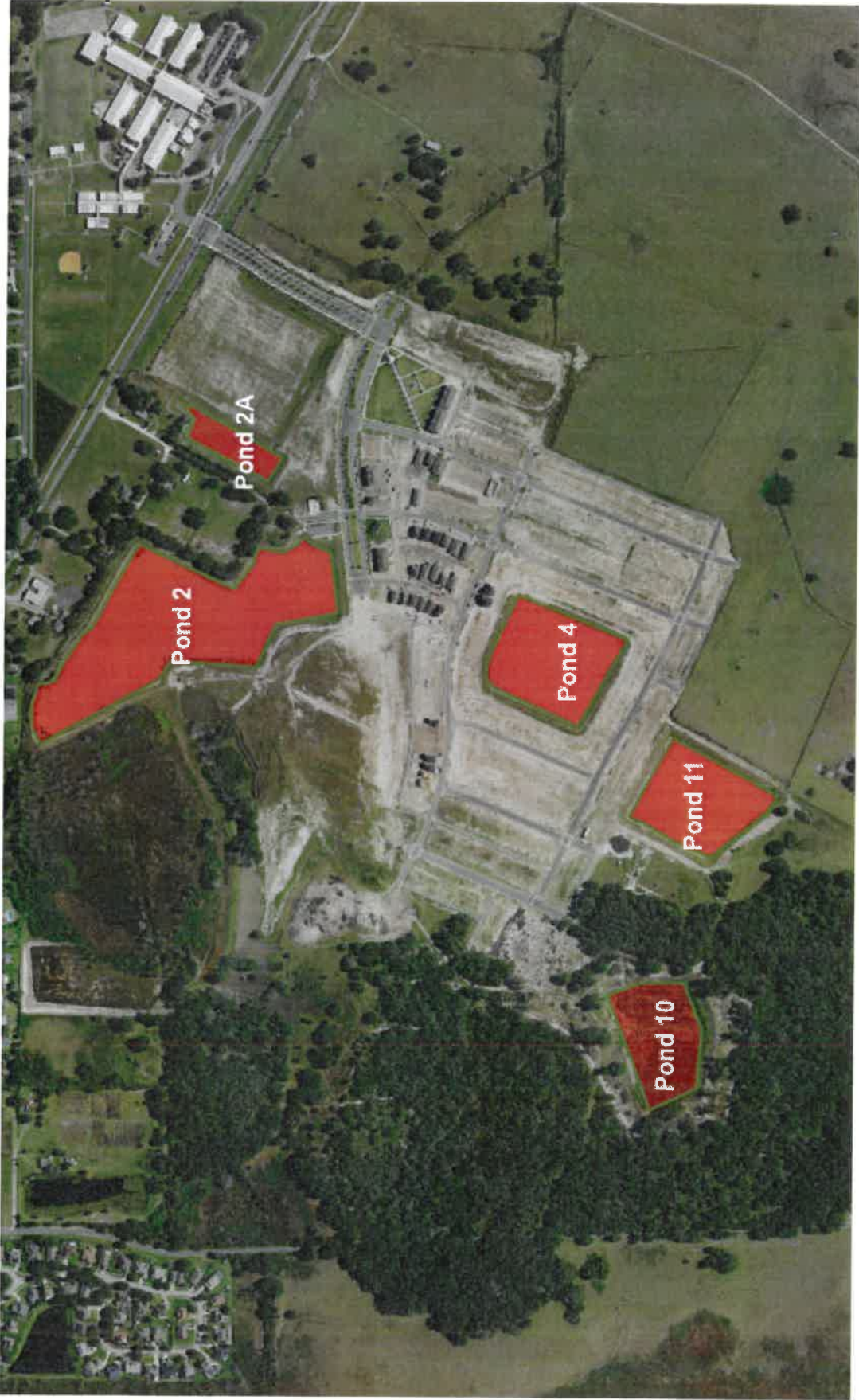
[www.sslmaa.com](http://www.sslmaa.com)



1680 Cassidy Dr Saint Cloud FL



407-460-6926



## SECTION VI



**TOHOQUA COMMUNITY DEVELOPMENT DISTRICT  
SERIES 2021 (PHASE 2 PROJECT) BONDS  
PHASE 2 (PHASE 2 PROJECT)**

**(Acquisition and Construction)**

The undersigned, a Responsible Officer of the Tohoqua 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 February 1, 2018, as supplemented by that certain Second Supplemental Trust Indenture dated as March 1, 2021 (collectively, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

- (A) Requisition Number: **Requisition No. 1**
- (B) Identify Acquisition Agreement, if applicable; **Series 2021 (Phase 2 Project) Bonds;**
- (C) Name of Payee pursuant to Acquisition Agreement: **Lennar Homes, LLC**
- (D) Amount Payable: **\$683,601.73**
- (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):

**The enclosed Requisition No. 1 Includes Costs Associated with the following portions of development located within Phase 2:**

- **Construction Costs (See Exhibit A)**
  - **Phase 2 Infrastructure**

- (F) Fund or Account and subaccount, if any, from which disbursement to be made:

**Phase 2 Project 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 2021 (Phase 2 Project) Special Assessments;
3. each disbursement set forth above was incurred in connection with the Cost of the Phase 2 Project; and
4. each disbursement represents a cost of the Phase 2 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.

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.

**TOHOQUA COMMUNITY  
DEVELOPMENT DISTRICT**

By:

  
Responsible Officer

Marcus Hooker  
Vice-Chairman

Date:

5/24/21

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

The undersigned Consulting Engineer hereby certifies that this disbursement is for the Cost of the Phase 2 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.

**Eric E Warren**

Digitally signed by Eric E Warren  
Date: 2021.05.21 15:40:42-04'00'

Consulting Engineer

## SECTION VII

## SECTION C

# SECTION 1

# Tohoqua

## Community Development District

### Summary of Operating Checks

April 30, 2021 to May 26, 2021

Bank	Date	Check No.'s	Amount
General Fund	5/6/21	310-315	\$ 2,648.86
	5/26/21	316-327	\$ 31,038.96
			<hr/> \$ 33,687.82
Payroll	Andre Vidrine	50053	\$ 184.70
	James Dowd	50054	\$ 184.70
	Marcus Hooker	50055	\$ 184.70
			<hr/> \$ 554.10
			<hr/> <b>\$ 34,241.92</b>

CHECK DATE	VEND#	INVOICE DATE	INVOICE DATE	EXPENSED TO YRMO	DPT ACCT#	SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT
5/06/21	00004	4/26/21	97805	202103	310-51300-31500		LATHAM, LUNA, EDEN & BEAUDINE, LLP	*	1,248.01	1,248.01
5/06/21	00023	4/26/21	510770	202104	320-53800-47100		PEST CONTROL SVC APRIL 21	*	65.00	65.00
5/06/21	00026	4/13/21	365202	202104	330-53800-53000		PRO-STAFF TERMITE & PEST CONTROL	*	352.35	352.35
5/06/21	00026	4/13/21	365593	202104	330-53800-53000		BULK BLEACH	*	983.50	983.50
5/12/21	00034	5/12/21	AV050720	202105	310-51300-11000		SPIES POOL, LLC	*	184.70	184.70
5/12/21	00034	5/12/21	AV050720	202105	310-51300-11000		SUPERVISOR FEES 05/05/21	V	184.70	184.70
5/12/21	00044	5/12/21	JD050720	202105	310-51300-11000		ANDRE M VIDRINE	*	184.70	184.70
5/12/21	00044	5/12/21	JD050720	202105	310-51300-11000		SUPERVISOR FEES 05/05/21	V	184.70	184.70
5/12/21	00045	5/12/21	MH050720	202105	310-51300-11000		JAMES DOWD	*	184.70	184.70
5/12/21	00045	5/12/21	MH050720	202105	310-51300-11000		SUPERVISOR FEES 05/05/21	V	184.70	184.70
5/26/21	00009	4/30/21	193659	202104	320-53800-46300		MARCUS HOOKER	*	1,015.00	1,015.00
5/26/21	00046	4/28/21	04282021	202104	330-53800-48000		APPLIED AQUATIC MANAGEMENT, INC.	*	400.00	400.00
5/26/21	00022	4/21/21	38	202104	330-53800-48000		BAND SOURCE PRODUCTIONS	*	1,517.01	1,517.01
5/26/21	00021	4/21/21	2060-157	202104	320-53800-47600		CALM	*	250.10	250.10
5/26/21	00021	4/21/21	2060-157	202104	320-53800-47600		FASTSIGNS	*	250.10	250.10

AP300R  
 \*\*\* CHECK DATES 04/30/2021 - 05/26/2021 \*\*\*  
 YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 5/27/21  
 TOHOQUA - GENERAL FUND  
 BANK A GENERAL FUND  
 PAGE 2

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	.....EXPENSED TO.... YRMO DPT ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT	#
5/26/21	00002	5/01/21 179	202105 320-53800-12000				*	1,666.67		
		5/06/21 177	FIELD MANAGEMENT - MAY 21				*	500.00		
		5/06/21 177	RENTAL EQUIP.-MOVIE NIGHT				*	150.00		
			SOUND EQUIP.-EASTER EVENT							
						GOVERNMENTAL MANAGEMENT SERVICES			2,316.67	000320
5/26/21	00004	5/24/21 98088	202104 310-51300-31500				*	1,872.05		
			BOARD MEETING/PREP.CONVEY							
						LATHAM, LUNA, EDEN & BEAUDINE,LLP				
5/26/21	00006	4/30/21 17-188(2	202103 310-51300-31100				*	2,586.50	1,872.05	000321
			ENGINEER SVCS-MAR 2021							
						POULOS & BENNETT, LLC			2,586.50	000322
5/26/21	00023	5/21/21 516826	202105 320-53800-47100				*	65.00		
			PEST CONTROL SVC - MAY 21							
						PRO-STAFF TERMITE & PEST CONTROL			65.00	000323
5/26/21	00024	5/01/21 6309	202105 320-53800-47200				*	1,300.00		
			POOL MAINTENANCE-MAY 2021							
						ROBERTS POOL SRVC AND REPAIR INC			1,300.00	000324
5/26/21	00026	4/27/21 365776	202104 330-53800-53000				*	219.80		
			SULFURIC ACID							
		4/27/21 366055	202104 330-53800-53000				*	1,000.00		
			BULK BLEACH							
		5/11/21 366680	202105 330-53800-53000				*	274.75		
			SULFURIC ACID							
		5/11/21 367213	202105 330-53800-53000				*	1,000.00		
			BULK BLEACH							
						SPIES POOL, LLC			2,494.55	000325
5/26/21	00033	5/01/21 ULS-1188	202105 320-53800-46200				*	5,943.33		
			LANDSCAPE PH1/POND-MAY 21							
		5/01/21 ULS-1191	202105 320-53800-46200				*	3,668.33		
			LANDSCAPE CROSS PRA-MAY21							
		5/06/21 ULS-1231	202105 320-53800-46200				*	700.00		
			LANDSCAPE ADD POND-MAY 21							
		5/06/21 ULS-1231	202105 320-53800-46200				*	1,743.75		
			LANDSCAPE AMENITY-MAY 21							
		5/06/21 ULS-1231	202105 320-53800-46200				*	1,166.67		
			LANDSCAPE AMEN POND-MAY21							
						UNITED LAND SERVICES			13,222.08	000326
						TQUA TOHOOUA CDD				
						MBYINGTON				



CHECK DATE	VEND#	INVOICE DATE	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT #
5/26/21	00032	4/21/21	21-2265	202103	320-53800-46700				*	2,080.00	
		5/17/21	21-2445	202104	320-53800-46700				*	1,920.00	
								WESTWOOD INTERIOR CLEANING INC.			
										4,000.00	000327
								TOTAL FOR BANK A		33,687.82	
								TOTAL FOR REGISTER		33,687.82	

TOHOQUA CDD MBYINGTON

## SECTION 2

**Tohoqua**  
*Community Development District*

**Unaudited Financial Reporting**  
**April 30, 2021**

**GMS**

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**Tohoqua**  
Community Development District  
**Combined Balance Sheet**  
April 30, 2021

	General Fund	Debt Service Fund	Capital Projects Fund	Totals Governmental Funds
<b>Assets:</b>				
Cash	\$ 63,855	\$ -	\$ -	\$ 63,855
<b>Investments</b>				
Series 2018				
Reserve	\$ -	\$ 69,039	\$ -	\$ 69,039
Revenue	\$ -	\$ 151,739	\$ -	\$ 151,739
Construction	\$ -	\$ -	\$ 13,383	\$ 13,383
Series 2021 Phase 2				
Reserve	\$ -	\$ 72,381	\$ -	\$ 72,381
Capital Interest	\$ -	\$ 59,029	\$ -	\$ 59,029
Construction	\$ -	\$ -	\$ 2,256,980	\$ 2,256,980
Cost of Issuance	\$ -	\$ -	\$ 17,475	\$ 17,475
Series 2021 Phase 4A/5A				
Reserve	\$ -	\$ 75,350	\$ -	\$ 75,350
Capital Interest	\$ -	\$ 59,237	\$ -	\$ 59,237
Construction	\$ -	\$ -	\$ 2,294,935	\$ 2,294,935
Cost of Issuance	\$ -	\$ -	\$ 28,900	\$ 28,900
Prepaid Expenses	\$ 1,549	\$ -	\$ -	\$ 1,549
<b>Total Assets</b>	<b>\$ 65,404</b>	<b>\$ 486,775</b>	<b>\$ 4,611,673</b>	<b>\$ 5,163,852</b>
<b>Liabilities:</b>				
Accounts Payable	\$ 16,159	\$ -	\$ -	\$ 16,159
FICA Payable	\$ 92	\$ -	\$ -	\$ 92
<b>Total Liabilities</b>	<b>\$ 16,251</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 16,251</b>
<b>Fund Balances:</b>				
Restricted for Debt Service - Series 2018	\$ -	\$ 220,778	\$ -	\$ 220,778
Restricted for Debt Service - Series 2021 Phase 2	\$ -	\$ 131,410	\$ -	\$ 131,410
Restricted for Debt Service - Series 2021 Phase 4A/5A	\$ -	\$ 134,587	\$ -	\$ 134,587
Assigned for Capital Projects - Series 2018	\$ -	\$ -	\$ 13,383	\$ 13,383
Assigned for Capital Projects - Series 2021 Phase 2	\$ -	\$ -	\$ 2,274,455	\$ 2,274,455
Assigned for Capital Projects - Series 2021 Phase 4A/5A	\$ -	\$ -	\$ 2,323,835	\$ 2,323,835
Unassigned	\$ 49,153	\$ -	\$ -	\$ 49,153
<b>Total Fund Balances</b>	<b>\$ 49,153</b>	<b>\$ 486,775</b>	<b>\$ 4,611,673</b>	<b>\$ 5,147,601</b>
<b>Total Liabilities &amp; Fund Balance</b>	<b>\$ 65,404</b>	<b>\$ 486,775</b>	<b>\$ 4,611,673</b>	<b>\$ 5,163,852</b>

**Tohoqua**  
Community Development District  
**General Fund**  
**Statement of Revenues, Expenditures, and Changes in Fund Balance**  
For The Period Ending April 30, 2021

	Adopted Budget	Prorated Budget Thru 04/30/21	Actual Thru 04/30/21	Variance
<b>Revenues</b>				
Developer Contributions	\$ 699,813	\$ -	\$ -	\$ -
Assessments - Tax Collector (Platted)	\$ 228,349	\$ 228,349	\$ 228,182	\$ (166)
Assessments - Direct (Unplatted)	\$ 115,755	\$ 115,755	\$ 113,907	\$ (1,848)
Special Events Revenue	\$ 12,000	\$ 12,000	\$ 1,940	\$ (10,060)
<b>Total Revenues</b>	<b>\$ 1,055,916</b>	<b>\$ 356,103</b>	<b>\$ 344,029</b>	<b>\$ (12,075)</b>
<b>Expenditures</b>				
<b>General &amp; Administrative:</b>				
Supervisor Fees	\$ 9,600	\$ 5,600	\$ 3,800	\$ 1,800
FICA Expense	\$ 734	\$ 428	\$ 291	\$ 137
Engineering	\$ 12,000	\$ 12,000	\$ 14,900	\$ (2,900)
Attorney	\$ 25,000	\$ 14,583	\$ 19,239	\$ (4,656)
Annual Audit	\$ 3,500	\$ 3,500	\$ 1,500	\$ 2,000
Assessment Administration	\$ 5,000	\$ 5,000	\$ 5,000	\$ -
Arbitrage	\$ 1,200	\$ -	\$ -	\$ -
Dissemination	\$ 10,000	\$ 3,333	\$ 3,333	\$ -
Trustee Fees	\$ 7,435	\$ 3,717	\$ 3,717	\$ -
Management Fees	\$ 36,050	\$ 21,029	\$ 21,029	\$ (0)
Information Technology	\$ 2,400	\$ 1,400	\$ 700	\$ 700
Telephone	\$ 300	\$ 175	\$ 17	\$ 158
Postage	\$ 1,000	\$ 583	\$ 351	\$ 233
Insurance	\$ 5,700	\$ 5,700	\$ 6,138	\$ (438)
Printing & Binding	\$ 1,000	\$ 1,000	\$ 1,501	\$ (501)
Legal Advertising	\$ 3,800	\$ 2,217	\$ -	\$ 2,217
Other Current Charges	\$ 1,000	\$ 1,000	\$ 1,350	\$ (350)
Property Taxes	\$ -	\$ -	\$ 4,443	\$ (4,443)
Office Supplies	\$ 625	\$ 365	\$ 36	\$ 329
Dues, Licenses & Subscriptions	\$ 175	\$ 175	\$ 175	\$ -
<b>Total General &amp; Administrative:</b>	<b>\$ 126,519</b>	<b>\$ 81,806</b>	<b>\$ 87,520</b>	<b>\$ (5,714)</b>
<b>Maintenance</b>				
<b>Contract Services</b>				
Field Management	\$ 20,000	\$ 11,667	\$ 11,667	\$ (0)
Amenities Management	\$ 36,000	\$ 21,000	\$ 21,000	\$ -
Landscape Maintenance	\$ 350,000	\$ 204,167	\$ 87,452	\$ 116,714
Lake Maintenance	\$ 28,080	\$ 16,380	\$ 7,325	\$ 9,055
Wetland Maintenance	\$ 6,400	\$ 6,400	\$ 8,800	\$ (2,400)
Wetland Mitigation Reporting	\$ 26,000	\$ 15,167	\$ 3,600	\$ 11,567
Pool Maintenance	\$ 20,000	\$ 11,667	\$ 9,100	\$ 2,567
Pest Control	\$ 780	\$ 455	\$ 455	\$ -
Janitorial Services	\$ 35,100	\$ 20,475	\$ 21,756	\$ (1,281)
<b>Subtotal</b>	<b>\$ 522,360</b>	<b>\$ 307,377</b>	<b>\$ 171,155</b>	<b>\$ 136,221</b>

**Tohoqua**  
Community Development District  
**General Fund**  
**Statement of Revenues, Expenditures, and Changes in Fund Balance**  
For The Period Ending April 30, 2021

	Adopted Budget	Prorated Budget Thru 04/30/21	Actual Thru 04/30/21	Variance
<b><u>Repairs &amp; Maintenance</u></b>				
Landscape Replacement	\$ 25,000	\$ 14,583	\$ -	\$ 14,583
Irrigation Repairs	\$ 3,000	\$ 1,750	\$ -	\$ 1,750
Stormwater Inspections	\$ 14,400	\$ 8,400	\$ -	\$ 8,400
General Repairs & Maintenance	\$ 10,000	\$ 5,833	\$ -	\$ 5,833
Operating Supplies	\$ 5,000	\$ 2,917	\$ 1,498	\$ 1,419
Road & Sidewalk Maintenance	\$ 3,000	\$ 1,750	\$ 74	\$ 1,676
Signage	\$ 250	\$ 250	\$ 447	\$ (197)
Walls - Repair/Cleaning	\$ 1,500	\$ 875	\$ -	\$ 875
Fencing	\$ 250	\$ 146	\$ -	\$ 146
<b>Subtotal</b>	<b>\$ 62,400</b>	<b>\$ 36,504</b>	<b>\$ 2,018</b>	<b>\$ 34,486</b>
<b><u>Utilities</u></b>				
Pool - Electric	\$ 15,000	\$ 8,750	\$ 12,849	\$ (4,099)
Pool - Water	\$ 600	\$ 600	\$ 3,077	\$ (2,477)
Electric	\$ 10,000	\$ 5,833	\$ 67	\$ 5,766
Water & Sewer	\$ 57,500	\$ 33,542	\$ 2,132	\$ 31,410
Streetlights	\$ 75,000	\$ 43,750	\$ 12,408	\$ 31,342
Gas	\$ 6,000	\$ 3,500	\$ -	\$ 3,500
<b>Subtotal</b>	<b>\$ 164,100</b>	<b>\$ 95,975</b>	<b>\$ 30,533</b>	<b>\$ 65,442</b>
<b><u>Amenities</u></b>				
Property Insurance	\$ 20,000	\$ 20,000	\$ 22,642	\$ (2,642)
Pool Attendants	\$ 12,500	\$ 7,292	\$ -	\$ 7,292
Security Patrol	\$ 30,000	\$ 17,500	\$ -	\$ 17,500
Pool Repairs & Maintenance	\$ 9,000	\$ 9,000	\$ 9,691	\$ (691)
Pool Permits	\$ 325	\$ -	\$ -	\$ -
Trash Collection	\$ 6,000	\$ 3,500	\$ -	\$ 3,500
Telephone	\$ 1,250	\$ 729	\$ -	\$ 729
Cable/Internet	\$ 3,750	\$ 2,188	\$ -	\$ 2,188
Access Cards & Equipment Supplies	\$ 4,000	\$ 2,333	\$ 62	\$ 2,271
Fire Alarm & Security Monitoring	\$ 1,000	\$ 583	\$ -	\$ 583
Fire Alarm & Security Monitoring Repairs	\$ 3,000	\$ 1,750	\$ -	\$ 1,750
Fire Extinguisher Inspections	\$ 150	\$ 88	\$ 85	\$ 3
Amenity Signage	\$ 2,000	\$ 1,167	\$ 1,010	\$ 157
Repairs & Maintenance	\$ 17,500	\$ 10,208	\$ 4,379	\$ 5,829
Office Supplies	\$ 2,500	\$ 1,458	\$ 1,160	\$ 298
Special Events	\$ 12,000	\$ 4,975	\$ 4,975	\$ -
Termite Bond	\$ 300	\$ 300	\$ -	\$ 300
Holiday Décor	\$ 15,000	\$ 15,000	\$ 12,251	\$ 2,749
<b>Subtotal</b>	<b>\$ 140,275</b>	<b>\$ 98,071</b>	<b>\$ 56,256</b>	<b>\$ 41,815</b>
<b><u>Other</u></b>				
Contingency	\$ 25,000	\$ 14,583	\$ -	\$ 14,583
Capital Reserve	\$ 15,262	\$ -	\$ -	\$ -
<b>Subtotal</b>	<b>\$ 40,262</b>	<b>\$ 14,583</b>	<b>\$ -</b>	<b>\$ 14,583</b>
<b>Total Operations &amp; Maintenance</b>	<b>\$ 929,397</b>	<b>\$ 552,510</b>	<b>\$ 259,962</b>	<b>\$ 292,548</b>
<b>Total Expenditures</b>	<b>\$ 1,055,916</b>	<b>\$ 634,316</b>	<b>\$ 347,482</b>	<b>\$ 286,834</b>
<b>Excess Revenues (Expenditures)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ (3,453)</b>	
<b>Fund Balance - Beginning</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 52,606</b>	
<b>Fund Balance - Ending</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 49,153</b>	

**Tohoqua**  
**Community Development District**  
**Debt Service Fund - Series 2018**  
**Statement of Revenues, Expenditures, and Changes in Fund Balance**  
**For The Period Ending April 30, 2021**

	Adopted Budget	Prorated Budget Thru 04/30/21	Actual Thru 04/30/21	Variance
<b>Revenues</b>				
Special Assessments	\$ 137,458	\$ 137,458	\$ 137,353	\$ (104)
Interest Income	\$ -	\$ -	\$ 5	\$ 5
<b>Total Revenues</b>	<b>\$ 137,458</b>	<b>\$ 137,458</b>	<b>\$ 137,358</b>	<b>\$ (100)</b>
<b>Expenditures:</b>				
Interest Payment - 11/01	\$ 49,770	\$ 49,770	\$ 49,770	\$ -
Principal Payment - 5/01	\$ 35,000	\$ -	\$ -	\$ -
Interest Payment - 5/01	\$ 49,770	\$ -	\$ -	\$ -
<b>Total Expenditures</b>	<b>\$ 134,540</b>	<b>\$ 49,770</b>	<b>\$ 49,770</b>	<b>\$ -</b>
<b>Excess Revenues (Expenditures)</b>	<b>\$ 2,918</b>		<b>\$ 87,588</b>	
<b>Fund Balance - Beginning</b>	<b>\$ 63,209</b>		<b>\$ 133,190</b>	
<b>Fund Balance - Ending</b>	<b>\$ 66,127</b>		<b>\$ 220,778</b>	



**Tohoqua**  
**Community Development District**  
**Debt Service Fund - Series 2021 Phase 2**  
**Statement of Revenues, Expenditures, and Changes in Fund Balance**  
**For The Period Ending April 30, 2021**

	Adopted Budget	Prorated Budget Thru 04/30/21	Actual Thru 04/30/21	Variance
<b>Expenditures:</b>				
Interest Payment - 11/01	\$ -	\$ -	\$ -	\$ -
Principal Payment - 5/01	\$ -	\$ -	\$ -	\$ -
Interest Payment - 5/01	\$ -	\$ -	\$ -	\$ -
<b>Total Expenditures</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>
<b>Other Sources/(Uses)</b>				
Bond Proceeds	\$ -	\$ -	\$ 131,410	\$ 131,410
<b>Total Other Financing Sources (Uses)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 131,410</b>	<b>\$ 131,410</b>
<b>Excess Revenues (Expenditures)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 131,410</b>	
<b>Fund Balance - Beginning</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	
<b>Fund Balance - Ending</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 131,410</b>	

**Tohoqua**  
Community Development District  
Debt Service Fund - Series 2021 Phase 4A/5A  
Statement of Revenues, Expenditures, and Changes in Fund Balance  
For The Period Ending April 30, 2021

	Adopted Budget	Prorated Budget Thru 04/30/21	Actual Thru 04/30/21	Variance
<b>Expenditures:</b>				
Interest Payment - 11/01	\$ -	\$ -	\$ -	\$ -
Principal Payment - 5/01	\$ -	\$ -	\$ -	\$ -
Interest Payment - 5/01	\$ -	\$ -	\$ -	\$ -
<b>Total Expenditures</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>
<b>Other Sources/(Uses)</b>				
Bond Proceeds	\$ -	\$ -	\$ 134,587	\$ 134,587
<b>Total Other Financing Sources (Uses)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 134,587</b>	<b>\$ 134,587</b>
<b>Excess Revenues (Expenditures)</b>	<b>\$ -</b>		<b>\$ 134,587</b>	
<b>Fund Balance - Beginning</b>	<b>\$ -</b>		<b>\$ -</b>	
<b>Fund Balance - Ending</b>	<b>\$ -</b>		<b>\$ 134,587</b>	

**Tohoqua**  
Community Development District  
**Capital Projects Fund - Series 2018**  
**Statement of Revenues, Expenditures, and Changes in Fund Balance**  
For The Period Ending April 30, 2021

	Adopted Budget	Prorated Budget Thru 04/30/21	Actual Thru 04/30/21	Variance
<b>Revenues</b>				
Interest	\$ -	\$ -	\$ 0	\$ 0
<b>Total Revenues</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 0</b>	<b>\$ 0</b>
<b>Expenditures:</b>				
Capital Outlay	\$ -	\$ -	\$ -	\$ -
<b>Total Expenditures</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>
<b>Excess Revenues (Expenditures)</b>	<b>\$ -</b>		<b>\$ 0</b>	
<b>Fund Balance - Beginning</b>	<b>\$ -</b>		<b>\$ 13,383</b>	
<b>Fund Balance - Ending</b>	<b>\$ -</b>		<b>\$ 13,383</b>	

**Tohoqua**  
Community Development District  
**Capital Projects Fund - Series 2021 Phase 2**  
**Statement of Revenues, Expenditures, and Changes in Fund Balance**  
For The Period Ending April 30, 2021

	Adopted Budget	Prorated Budget Thru 04/30/21	Actual Thru 04/30/21	Variance
<b>Revenues</b>				
Interest	\$ -	\$ -	\$ -	\$ -
<b>Total Revenues</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>
<b>Expenditures:</b>				
Capital Outlay - Cost of Issuance	\$ -	\$ -	\$ 207,275	\$ (207,275)
<b>Total Expenditures</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 207,275</b>	<b>\$ (207,275)</b>
<b>Other Financing Sources/(Uses)</b>				
Bond Proceeds	\$ -	\$ -	\$ 2,448,590	\$ 2,448,590
Bond Premium	\$ -	\$ -	\$ 33,140	\$ 33,140
<b>Total Other Financing Sources (Uses)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 2,481,730</b>	<b>\$ 2,481,730</b>
<b>Excess Revenues (Expenditures)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 2,274,455</b>	
<b>Fund Balance - Beginning</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	
<b>Fund Balance - Ending</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 2,274,455</b>	

**Tohoqua**  
**Community Development District**  
**Capital Projects Fund - Series 2021 Phase 4A/5A**  
**Statement of Revenues, Expenditures, and Changes in Fund Balance**  
**For The Period Ending April 30, 2021**

	Adopted Budget	Prorated Budget Thru 04/30/21	Actual Thru 04/30/21	Variance
<b>Revenues</b>				
Interest	\$ -	\$ -	\$ -	\$ -
<b>Total Revenues</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>
<b>Expenditures:</b>				
Capital Outlay - Cost of Issuance	\$ -	\$ -	\$ 221,950	\$ (221,950)
<b>Total Expenditures</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 221,950</b>	<b>\$ (221,950)</b>
<b>Other Financing Sources/(Uses)</b>				
Bond Proceeds	\$ -	\$ -	\$ 2,525,413	\$ 2,525,413
Bond Premium	\$ -	\$ -	\$ 20,372	\$ 20,372
<b>Total Other Financing Sources (Uses)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 2,545,785</b>	<b>\$ 2,545,785</b>
<b>Excess Revenues (Expenditures)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 2,323,835</b>	
<b>Fund Balance - Beginning</b>	<b>\$ -</b>		<b>\$ -</b>	
<b>Fund Balance - Ending</b>	<b>\$ -</b>		<b>\$ 2,323,835</b>	

# Tohoqua

## Community Development District

### Month to Month

	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Total
<b>Revenue</b>													
Developer Contributions	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Assessments - Tax Collector (Platted)	\$ -	\$ 2,397	\$ 221,602	\$ 1,648	\$ -	\$ 1,281	\$ 1,254	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 218,182
Assessments - Direct (Unplatted)	\$ 8,213	\$ 50,062	\$ -	\$ -	\$ -	\$ 55,632	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 113,907
Special Events Revenue	\$ -	\$ 60	\$ -	\$ -	\$ -	\$ 1,540	\$ 340	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,940
<b>Total Revenue</b>	<b>\$ 8,213</b>	<b>\$ 52,519</b>	<b>\$ 221,602</b>	<b>\$ 1,648</b>	<b>\$ -</b>	<b>\$ 58,453</b>	<b>\$ 1,594</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 344,229</b>
<b>Expenditures</b>													
<b>General &amp; Administrative</b>													
Supervisor Fees	\$ 800	\$ -	\$ 800	\$ -	\$ 800	\$ 800	\$ 800	\$ 600	\$ -	\$ -	\$ -	\$ -	\$ 3,800
PICA Expense	\$ 61	\$ -	\$ 61	\$ -	\$ 61	\$ 61	\$ 46	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 291
Engineering	\$ 3,023	\$ 5,495	\$ 325	\$ 2,063	\$ 1,408	\$ 2,587	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 14,500
Attorney	\$ 4,991	\$ 1,187	\$ 1,508	\$ 3,301	\$ 5,134	\$ 1,248	\$ 1,872	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 19,239
Annual Audit	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,500	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,500
Assessment Administration	\$ 5,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,000
Achievements	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Dissemination	\$ 417	\$ 417	\$ 417	\$ 417	\$ 417	\$ 417	\$ 833	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,333
Trustee Fees	\$ 1,549	\$ -	\$ -	\$ -	\$ -	\$ 2,168	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,717
Management Fees	\$ 3,004	\$ 3,004	\$ 3,004	\$ 3,004	\$ 3,004	\$ 3,004	\$ 3,004	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 21,029
Information Technology	\$ 100	\$ 100	\$ 100	\$ 100	\$ 100	\$ 100	\$ 100	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 700
Telephone	\$ 9	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 17
Postage	\$ 181	\$ 25	\$ 28	\$ 40	\$ 36	\$ 17	\$ 23	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 351
Insurance	\$ 6,636	\$ -	\$ -	\$ (498)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 6,138
Printing & Binding	\$ 8	\$ -	\$ -	\$ 308	\$ 78	\$ 230	\$ 153	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,501
Legal Advertising	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Other Current Charges	\$ -	\$ 265	\$ 181	\$ 151	\$ 498	\$ 121	\$ 134	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,350
Property Taxes	\$ -	\$ 4,319	\$ -	\$ -	\$ 124	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4,443
Office Supplies	\$ 0	\$ 3	\$ 1	\$ 0	\$ 0	\$ 16	\$ 15	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 36
Dues, Licenses & Subscriptions	\$ 175	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 175
<b>Total General &amp; Administrative</b>	<b>\$ 25,944</b>	<b>\$ 15,453</b>	<b>\$ 6,518</b>	<b>\$ 8,886</b>	<b>\$ 11,660</b>	<b>\$ 18,769</b>	<b>\$ 8,280</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 77,520</b>
<b>Maintenance</b>													
<b>Contract Services</b>													
Field Management	\$ 1,667	\$ 1,667	\$ 1,667	\$ 1,667	\$ 1,667	\$ 1,667	\$ 1,667	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 11,667
Aspenite Management	\$ 3,000	\$ 3,000	\$ 3,000	\$ 3,000	\$ 3,000	\$ 3,000	\$ 3,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 21,000
Landscape Maintenance	\$ 9,987	\$ 12,522	\$ 13,222	\$ 14,966	\$ 10,312	\$ 13,222	\$ 13,222	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 87,452
Lake Maintenance	\$ 1,015	\$ 1,015	\$ 1,015	\$ 1,015	\$ 1,125	\$ 1,125	\$ 1,015	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 7,325
Wetland Maintenance	\$ 1,600	\$ 1,600	\$ 1,600	\$ 2,400	\$ 1,600	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 8,800
Wetland Mitigation Reporting	\$ -	\$ -	\$ -	\$ 3,600	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,600
Pool Maintenance	\$ 1,300	\$ 1,300	\$ 1,300	\$ 1,300	\$ 1,300	\$ 1,300	\$ 1,300	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 9,100
Pest Control	\$ 65	\$ 65	\$ 65	\$ 65	\$ 65	\$ 65	\$ 65	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 455
Auditorial Services	\$ 6,480	\$ 3,530	\$ 3,508	\$ 2,240	\$ 1,920	\$ 2,158	\$ 1,920	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 21,755
<b>Subtotal</b>	<b>\$ 25,113</b>	<b>\$ 24,699</b>	<b>\$ 25,377</b>	<b>\$ 30,253</b>	<b>\$ 20,988</b>	<b>\$ 22,537</b>	<b>\$ 22,189</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 171,155</b>

**Tohoqua**  
Community Development District  
Month to Month

	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Total
<b>Repairs &amp; Maintenance</b>													
Landscape Replacement	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Irrigation Repairs	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Stormwater Inspections	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
General Repairs & Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Operating Supplies	\$ 55	\$ 525	\$ -	\$ -	\$ -	\$ 918	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,498
Road & Sidewalk Maintenance	\$ -	\$ -	\$ 74	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 74
Signage	\$ 197	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 250	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 447
Walls - Repair/Cleaning	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Fencing	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>Subtotal</b>	<b>\$ 251</b>	<b>\$ 525</b>	<b>\$ 74</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 918</b>	<b>\$ 250</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 2,018</b>
<b>Utilities</b>													
Pool - Electric	\$ -	\$ 4,249	\$ 5,952	\$ -	\$ 825	\$ 1,177	\$ 645	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 12,849
Pool - Water	\$ -	\$ 1,038	\$ 1,031	\$ -	\$ 745	\$ -	\$ 269	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,077
Electric	\$ 12	\$ 14	\$ 16	\$ -	\$ 13	\$ 12	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 67
Water & Sewer	\$ 147	\$ 73	\$ 1,038	\$ -	\$ 650	\$ -	\$ 224	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,132
Streetslights	\$ 2,553	\$ 2,433	\$ 2,425	\$ -	\$ 2,429	\$ 2,430	\$ 138	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 12,408
Gas	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>Subtotal</b>	<b>\$ 2,713</b>	<b>\$ 7,801</b>	<b>\$ 10,462</b>	<b>\$ -</b>	<b>\$ 4,662</b>	<b>\$ 3,619</b>	<b>\$ 1,275</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 30,533</b>
<b>Amalgities</b>													
Property Insurance	\$ 22,642	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 22,642
Pool Attendants	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Security Patrol	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Pool Repairs & Maintenance	\$ 1,402	\$ 2,115	\$ 1,575	\$ -	\$ 912	\$ 1,132	\$ 2,556	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 9,691
Pool Permits	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Trash Collection	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Telephone	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Cable/Internet	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Access Cards & Equipment Supplies	\$ 62	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 62
Fire Alarm & Security Monitoring	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Fire Alarm & Security Monitoring Repairs	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Fire Extinguisher Inspections	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Amenity Signage	\$ -	\$ -	\$ -	\$ 85	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 85
Repairs & Maintenance	\$ 1,799	\$ 1,250	\$ 80	\$ 1,010	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4,039
Office Supplies	\$ 979	\$ -	\$ 122	\$ 1	\$ -	\$ 58	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,160
Special Events	\$ 378	\$ -	\$ -	\$ -	\$ -	\$ 2,030	\$ 2,567	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4,975
Terrace Bond	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Holiday Decor	\$ -	\$ 12,251	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 12,251
<b>Subtotal</b>	<b>\$ 27,263</b>	<b>\$ 15,617</b>	<b>\$ 1,777</b>	<b>\$ 2,946</b>	<b>\$ 912</b>	<b>\$ 3,220</b>	<b>\$ 5,123</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 50,256</b>
<b>Other</b>													
Contingency	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Capital Reserve	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>Subtotal</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>
<b>Total Operations &amp; Maintenance</b>	<b>\$ 55,240</b>	<b>\$ 46,641</b>	<b>\$ 37,690</b>	<b>\$ 32,590</b>	<b>\$ 26,653</b>	<b>\$ 30,293</b>	<b>\$ 20,856</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 259,942</b>
<b>Total Expenditures</b>	<b>\$ 81,294</b>	<b>\$ 64,094</b>	<b>\$ 44,208</b>	<b>\$ 41,484</b>	<b>\$ 38,233</b>	<b>\$ 41,063</b>	<b>\$ 37,117</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 347,483</b>
<b>Excess Revenue (Expenditures)</b>	<b>\$ (23,041)</b>	<b>\$ (11,575)</b>	<b>\$ 172,394</b>	<b>\$ (39,835)</b>	<b>\$ (10,423)</b>	<b>\$ 17,390</b>	<b>\$ (55,523)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ (3,453)</b>

# Tohoqua

## Community Development District

### Long Term Debt Report

SERIES 2018, SPECIAL ASSESSMENT REVENUE BONDS		
INTEREST RATES:	4.7%,4.8%	
MATURITY DATE:	5/1/2048	
RESERVE FUND DEFINITION	50% OF MAXIMUM ANNUAL DEBT SERVICE	
RESERVE FUND REQUIREMENT	\$69,039	
RESERVE FUND BALANCE	\$69,039	
BONDS OUTSTANDING - 2/08/18		\$2,165,000
LESS: PRINCIPAL PAYMENT - 5/01/19		(\$35,000)
LESS: PRINCIPAL PAYMENT - 5/01/20		(\$35,000)
<b>CURRENT BONDS OUTSTANDING</b>		<b>\$2,095,000</b>

SERIES 2020 P HASE 2, SPECIAL ASSESSMENT REVENUE BONDS		
INTEREST RATES:	2.375%, 2.875%, 3.375%, 4.000%	
MATURITY DATE:	5/1/2051	
RESERVE FUND DEFINITION	50% OF MAXIMUM ANNUAL DEBT SERVICE	
RESERVE FUND REQUIREMENT	\$72,381	
RESERVE FUND BALANCE	\$72,381	
BONDS OUTSTANDING - 3/05/21		\$2,580,000
<b>CURRENT BONDS OUTSTANDING</b>		<b>\$2,580,000</b>

SERIES 2020 P HASE 4A/5A, SPECIAL ASSESSMENT REVENUE BONDS		
INTEREST RATES:	2.500%, 3.125%, 3.600%, 4.000%%	
MATURITY DATE:	5/1/2051	
RESERVE FUND DEFINITION	50% OF MAXIMUM ANNUAL DEBT SERVICE	
RESERVE FUND REQUIREMENT	\$75,350	
RESERVE FUND BALANCE	\$75,350	
BONDS OUTSTANDING - 3/19/21		\$2,660,000
<b>CURRENT BONDS OUTSTANDING</b>		<b>\$2,660,000</b>



**Tohoqua**  
**COMMUNITY DEVELOPMENT DISTRICT**  
**Special Assessment Receipts**  
**Fiscal Year 2021**

Gross Assessments \$ 242,926.00 \$ 146,228.39 \$ 389,154.39  
 Net Assessments \$ 228,350.44 \$ 137,454.69 \$ 365,805.13

**ONROLL ASSESSMENTS**

Date	Distribution	Gross Amount	Commissions	Discount/Penalty	Interest	Net Receipts	O&M Portion	2018 Debt Service	Total
11/20/20	ACH	\$3,918.72	(\$78.37)	\$0.00	\$0.00	\$3,840.35	\$2,397.30	\$1,443.05	\$3,840.35
12/15/20	ACH	\$3,677,603.30	(\$7,061.01)	(\$14,710.12)	\$0.00	\$345,989.17	\$215,980.51	\$130,008.66	\$345,989.17
12/22/20	ACH	\$9,572.50	(\$183.79)	(\$382.90)	\$0.00	\$9,005.81	\$5,621.79	\$3,384.02	\$9,005.81
01/08/21	ACH	\$2,777.88	(\$53.89)	(\$83.33)	\$0.00	\$2,640.66	\$1,648.41	\$992.25	\$2,640.66
03/08/21	ACH	\$2,114.50	(\$42.29)	(\$20.72)	\$0.00	\$2,051.49	\$1,280.62	\$770.87	\$2,051.49
04/12/21	ACH	\$2,049.21	(\$40.98)	\$0.00	\$0.00	\$2,008.23	\$1,253.62	\$754.61	\$2,008.23
<b>TOTAL</b>		<b>\$3,918.72</b>	<b>\$78.37</b>	<b>\$15,193.02</b>	<b>\$0.00</b>	<b>\$365,535.71</b>	<b>\$228,182.25</b>	<b>\$137,353.46</b>	<b>\$365,535.71</b>

**100%**  
 \$ 269.42      **Net Percent Collected**  
                          **Balance Remaining to Collect**

**DIRECT BILL ASSESSMENTS**

Tohoqua Development Group LLC						
2021 - 01						
Date Received	Due Date	Check Number	Net Assessed	Amount Received	Operations & Maintenance	
11/2/20	11/1/20	1161	\$50,061.60	\$50,061.60	\$50,061.60	
3/15/21	2/1/21	37502	\$25,030.80	\$25,030.80	\$25,030.80	
3/15/21	5/1/21	37503	\$25,030.80	\$25,030.80	\$25,030.80	
<b>TOTAL</b>			<b>\$100,123.20</b>	<b>\$100,123.20</b>	<b>\$100,123.20</b>	

Pulte Home Company LLC						
2021 - 02						
Date Received	Due Date	Check Number	Net Assessed	Amount Received	Operations & Maintenance	
10/22/20	11/1/20	91288561	\$4,106.36	\$4,106.36	\$4,106.36	
10/22/20	2/1/21	91288561	\$2,053.18	\$2,053.18	\$2,053.18	
10/22/20	5/1/21	91288561	\$2,053.18	\$2,053.18	\$2,053.18	
<b>TOTAL</b>			<b>\$8,212.72</b>	<b>\$8,212.72</b>	<b>\$8,212.72</b>	

Lennar Homes LLC						
2021 - 03						
Date Received	Due Date	Check Number	Net Assessed	Amount Received	Operations & Maintenance	
3/5/21	11/1/20	1578031	\$3,713.72	\$3,713.72	\$3,713.72	
3/5/21	2/1/21	1578031	\$1,856.86	\$1,856.86	\$1,856.86	
	5/1/21		\$1,856.86	\$0.00	\$0.00	
<b>TOTAL</b>			<b>\$7,427.44</b>	<b>\$5,570.58</b>	<b>\$5,570.58</b>	

## SECTION 3



MARY JANE ARRINGTON  
OSCEOLA COUNTY SUPERVISOR OF ELECTIONS

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April 30, 2021

Ms. Lauren Vanderveer  
Recording Secretary  
Tohoqua Community Development District  
219 E. Livingston St.  
Orlando, FL 32801

RE: Tohoqua Community Development District – Registered Voters

Dear Ms. Vanderveer:

Thank you for your letter of April 21, 2021 requesting confirmation of the number of registered voters within the Tohoqua Community Development District as of April 15, 2021.

The number of registered voters within the Tohoqua CDD is 215 as of April 15, 2021.

If I can be of further assistance, please contact me at 407.742.6000.

Respectfully yours,

A handwritten signature in blue ink that reads "Mj. Arrington".

Mary Jane Arrington  
Supervisor of Elections

## SECTION 4

## **INSTRUCTIONS**

At the Board meeting, when the landowners' election is announced, instructions on how landowners may participate in the election, along with a sample proxy, shall be provided.

At a landowners' meeting, landowners shall organize by electing a Chair who shall conduct the meeting. The Chair may be any person present at the meeting. If the Chair is a landowner or proxy holder of a landowner, he or she may nominate candidates and make and second motions.

Nominations are made from the floor.

After all nominations are made, a ballot is distributed and votes are cast

Each landowner is entitled to one vote for each acre he owns or portion of an acre.

## **SAMPLE AGENDA**

1. Determination of Number of Voting Units Represented
2. Call to Order
3. Election of a Chairman for the Purpose of Conducting the Landowners' Meeting
4. Nominations for the Position of Supervisor
5. Casting of Ballots
6. Ballot Tabulation
7. Landowners Questions and Comments
8. Adjournment

**LANDOWNER PROXY**  
**LANDOWNERS MEETING – November 3, 2021**

**TOHOQUA COMMUNITY DEVELOPMENT DISTRICT**  
**OSCEOLA COUNTY, FLORIDA**

NOW ALL MEN BY THESE PRESENTS, that the undersigned, the fee simple owner of the lands described herein, hereby constitutes and appoints:

\_\_\_\_\_  
Proxy Holder

for and on behalf of the undersigned, to vote as proxy at the meeting of the landowners of the **Tohoqua Community Development District** to be held at the **Tohoqua Amenity Center, 1830 Fulfillment Drive, Kissimmee, Florida 34744 on November 3, 2021 at 9:00 AM**, and at any continuances or adjournments thereof, according to the number of acres of unplatted land and/or platted lots owned by the undersigned landowner which the undersigned would be entitled to vote if then personally present, upon any question, proposition, or resolution or any other matter or thing which may be considered at said meeting including, but not limited to, the election of members of the Board of Supervisors. Said Proxy Holder may vote in accordance with their discretion on all matters not known or determined at the time of solicitation of this proxy, which may legally be considered at said meeting.

Any proxy heretofore given by the undersigned for said meeting is hereby revoked. This proxy is to continue in full force and effect from the date hereof until the conclusion of the annual meeting and any adjournment or adjournments thereof, but may be revoked at any time by written notice of such revocation presented at the annual meeting prior to the Proxy Holder exercising the voting rights conferred herein.

\_\_\_\_\_  
Printed Name of Landowner  
(or, if applicable, unauthorized representative of Landowner)

\_\_\_\_\_  
Signature of Landowner or Landowner Representative

\_\_\_\_\_  
Date

**Parcel Description**

**Acreage**

**Authorized Votes\***

\_\_\_\_\_  
[Legal Description on Following Pages]

**Total Number of Authorized Votes:**

\*Pursuant to section 190.006(2)(b), Florida Statutes (2008), a fraction of an acre is treated as one (1) acre entitling the landowner to one vote with respect thereto.

**Please note that a particular real property is entitled to only one vote for each eligible acre of land or fraction thereof; two (2) or more persons who own real property in common that is one acre or less are together entitled to one vote for that real property. If the fee simple landowner is not an individual, and is instead a corporation, limited liability company, limited partnership or other entity, evidence that the individual signing on behalf of the entity has the authority to do so should be attached hereto. (e.g., bylaws, corporate resolution, etc.) If more than one parcel, each must be listed or described.**

## SECTION 5

# TOHOQUA

A photograph of a modern lounge area. In the foreground, there are several armchairs with a light-colored, patterned fabric. Behind them is a light-colored sofa. The room has large windows on the left and back, letting in natural light. The floor is made of large, dark grey tiles. The overall atmosphere is bright and contemporary.

**TOHOQUA RESIDENTS CLUB**

## **MONTHLY REPORT**

**JUNE 1, 2021**

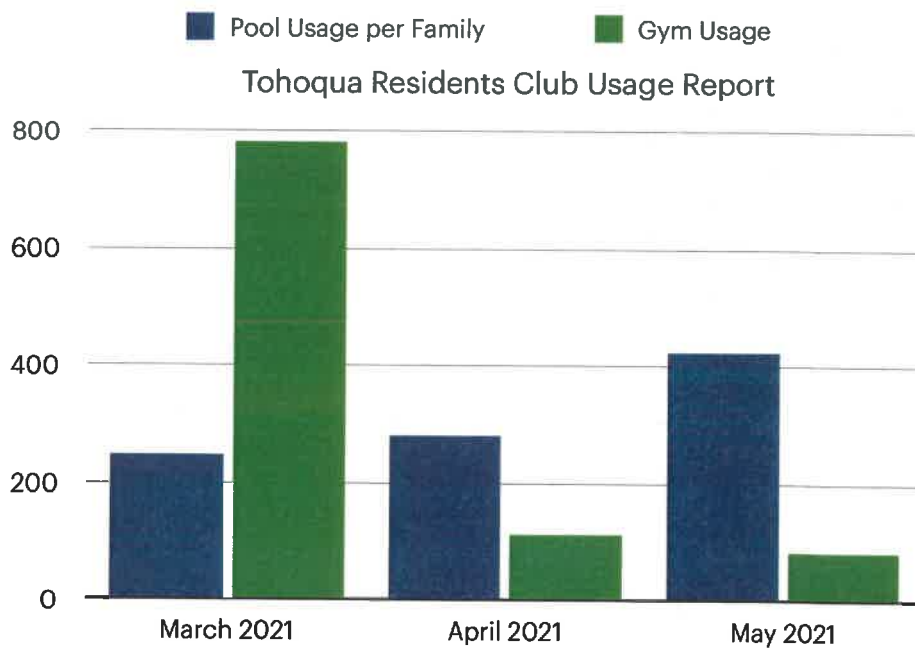


May 2021

# RESIDENTS CLUB

## FACILITY REPORT:

- The facilities are up and running smoothly.
- We continue to issue access cards and giving new homeowners the welcome package and orientation.
- Maintenance is performed weekly.
- We are working with KUA in order to have additional light posts installed in the mail boxes area.
- Clubhouse and fitness center: glass doors and windows vendor took measurements to replace the existing ones with humidity.
- Special Events scheduled for June:
  - **Papa John's Homeowner Appreciation Day** - Tuesday, June 1
  - **Father's Day Continental Breakfast** - Saturday, June 12
  - **Food Truck Social** - Tuesday, June 15



## Events in May:

- \* Papa John's Resident Appreciation Day
- \* Mother's Day Continental Breakfast:
  - A total of 22 residents participated from the event.
  - A rose was given to each participating mother.
- \* Food Truck Social - Grandma's BBQ sold 34 orders.

