

*Westside Community
Development District*

Agenda

October 1, 2024

AGENDA

Westside

Community Development District

219 E. Livingston Street, Orlando, FL 32801

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

September 24, 2024

**Board of Supervisors
Westside Community
Development District**

Dear Board Members:

The Board of Supervisors of Westside Community Development District will meet **Tuesday, October 1, 2024 at 11:00 AM at Hart Memorial Central Library, 211 E Dakin Ave, Kissimmee, FL 34741**. Following is the advance agenda for the meeting:

1. Roll Call
2. Public Comment Period
3. Approval of Minutes of the August 6, 2024 Meeting
4. Organizational Matters
 - A. Acceptance of Resignation of Milagros Solano from Seat #3
 - B. Review of Resume(s)/Letter(s) of Interest
 - C. Appointment of Individual(s) to Fulfill Seats #2, #3, #4 & #5
 - D. Administration of Oaths of Office to Newly Appointed Supervisor(s)
 - E. Election of Officers
 - F. Consideration of Resolution 2025-03 Electing Officers
5. Public Hearing
 - A. Consideration of Resolution 2025-01 Resetting Public Hearing
 - B. Consideration of Resolution 2025-02 Adopting District Parking and Towing Rules
6. Discussion of Status of Proposals for District Engineering Services
7. Consideration of Proposals for Pressure Washing Services
8. Staff Reports
 - A. Attorney
 - B. Engineer
 - C. District Manager's Report
 - i. Approval of Check Register
 - ii. Balance Sheet and Income Statement
9. Supervisor's Requests
10. Other Business
11. Adjournment

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

Sincerely,

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

Sincerely,

A handwritten signature in black ink, appearing to read "J.M. Showe". The signature is stylized with a large, sweeping initial "J" and a long, horizontal flourish extending to the right.

Jason M. Showe
District Manager

CC: Jan Carpenter, District Counsel
Mark Vincutonis, District Engineer
Darrin Mossing, GMS

MINUTES

**MINUTES OF MEETING
WESTSIDE
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Westside Community Development District was held Tuesday, **August 6, 2024** at 11:00 a.m. at the offices of Hanson Walter & Associates, 8 Broadway Avenue, Suite 104, Kissimmee, Florida.

Present and constituting a quorum were:

Tom Franklin	Chairman
Scott Stewart	Vice Chairman
Robert Bagwell	Assistant Secretary
Milagros Solano	Assistant Secretary

Also present were:

Jason Showe	District Manager
Jay Lazarovich	District Counsel
Mark Vincutonis	District Engineer
Thomas Santos	Field Manager

FIRST ORDER OF BUSINESS

Roll Call

Mr. Showe called the meeting to order called the roll and stated Ms. Solano was sworn in prior to the board meeting.

SECOND ORDER OF BUSINESS

Public Comment Period

There being no comments, the next item followed.

THIRD ORDER OF BUSINESS

Approval of the Minutes of the June 4, 2024 Meeting

On MOTION by Mr. Franklin seconded by Mr. Bagwell with all in favor the minutes of the June 4, 2024 meeting were approved as presented.

FOURTH ORDER OF BUSINESS

Organizational Matters

- A. Appointment of Individual(s) to Fill Seats 2, 4, and 5**
- B. Consideration of Resume(s)/Letter(s) of Interest**
- C. Administration of Oaths of Office to Newly Appointed Supervisor(s)**
- D. Consideration of Resolution 2024-09 Electing Officers**

This item was tabled to a future meeting.

FIFTH ORDER OF BUSINESS

Public Hearing

On MOTION by Mr. Franklin seconded by Mr. Stewart with all in favor the public hearing was opened.

- A. Consideration of Resolution 2024-07 Adopting the Fiscal Year 2025 Budget and Relating to the Annual Appropriations**

Mr. Showe stated the budget is based on current contracts and there is no increase in assessments.

On MOTION by Mr. Bagwell seconded by Mr. Franklin with all in favor Resolution 2024-07 Adopting the Fiscal Year 2025 Budget and Relating to the Annual Appropriations was approved.

- B. Consideration of Resolution 2024-08 Imposing Special Assessments and Certifying an Assessment Roll**

Mr. Showe stated attached to this resolution will be the adopted budget and the assessment roll.

On MOTION by Mr. Franklin seconded by Mr. Stewart with all in favor Resolution 2024-08 Imposing Special Assessments and Certifying an Assessment Roll was approved.

On MOTION by Mr. Franklin seconded by Mr. Bagwell with all in favor the public hearing was closed.

SIXTH ORDER OF BUSINESS

Consideration of RFQ for Professional Engineering Services and Authorization to Issue

Mr. Showe stated we have previously discussed some issues with a drainage pond and felt it would be best to go out with an RFQ for engineering services. We included the RFQ in your agenda package and we need approval from the board to issue that. We made some minor changes based on counsel’s recommendation.

On MOTION by Mr. Franklin seconded by Mr. Stewart with all in favor the RFQ for engineering services was approved and staff was authorized to notice the RFQ.

SEVENTH ORDER OF BUSINESS

Consideration of Resolution 2024-06 Resetting Public Hearing for Parking Rules

Mr. Showe stated we previously scheduled a rule hearing for today, unfortunately we were unable to make that publication deadline and would like to reset the hearing to October 1, 2024.

On MOTION by Mr. Stewart seconded by Mr. Bagwell with all in favor Resolution 2024-06 Resetting Public Hearing for Parking Rules was approved as amended.

EIGHTH ORDER OF BUSINESS

Adoption of Goals and Objectives

Mr. Showe stated there is now a rule requiring special districts to set goals and objectives that must be approved and posted on your website by October 1. Next December we must do a report on how well we accomplished these goals.

On MOTION by Mr. Franklin seconded by Mr. Bagwell with all in favor the goals and objectives were approved.

NINTH ORDER OF BUSINESS

Staff Reports

A. Attorney

Mr. Lazarovich stated I brought this to the June meeting and it was tabled at that time, it is the conveyance of Tract 1R the pond in Solara Phase 3. There was some negotiation with Mattamy and their counsel regarding indemnification language. After negotiation we were able

to agree to a two-year indemnification and they limited the indemnification to the soil from the pond and the specific contractors we had to have removed and they agreed to that.

Mr. Stewart stated tell us about the soil again. We talked about that last time.

Mr. Lazarovich stated it just limits the indemnification to the design of the improvements and installation. They had tried to limit it to the specific contractor, we wanted to make sure it was all encompassing. We feel comfortable with this language.

On MOTION by Mr. Stewart seconded by Mr. Bagwell with all in favor Resolution 2024-02 approving the conveyance of Solara Phase 2 pond was approved.

Mr. Lazarovich stated based on the litigation for the stormwater pond I previously reported that we entered into a tolling agreement; there are three parties involved in the tolling agreement. I believe the plans and calculations were sent to a third-party engineer and they are under review.

B. Engineer

Mr. Vincutonis stated the only thing going on is Solara Phase 3, it has been a few weeks since I did the last inspection. I don't know if they addressed those items yet, but it was basically all the homebuilders throwing their garbage down the drains. The rains have flushed it into the ponds and there was some trash in the pond and the one bubble up structure on the southeast corner of the pond because of the head difference, when we get those rains, those grates pop off.

C. Manager

i. Approval of Check Register

On MOTION by Mr. Franklin seconded by Mr. Stewart with all in favor the check register was approved.

ii. Balance Sheet and Income Statement

A copy of the balance sheet and income statement were included in the agenda package.

iii. Discussion of Direct Bill Status

A copy of the direct bill status was included in the agenda package.

iv. Approval of Fiscal Year 2025 Meeting Schedule

On MOTION by Mr. Stewart seconded by Mr. Bagwell with all in favor the fiscal year 2025 meeting schedule was approved reflecting meetings on the first Tuesday of each month.

D. Field Manager

Mr. Santos stated we will see how everything held up during the storm and will work with Yellowstone on that.

Mr. Showe stated I know Mr. Bagley wanted to know about the pressure washing.

Mr. Bagwell stated the past the CDD does the common areas and by the time you are done with that you have done one-third of the neighborhood. Can we do all the sidewalks once a year? The homeowners know they don't own them, we have sent violations in the past telling them to clean them, but I stopped that because technically they don't own the sidewalks. They asked if the CDD would pressure wash them once a year.

Mr. Santos stated the CDD adjacent area is only about 525 feet, the entire neighborhood is substantially bigger than that. It is going to take an outside vendor. It is not something we could sustain from a maintenance standpoint; we would have to go with an outside vendor for that. I can bring proposals to the next meeting.

Mr. Stewart asked how do we budget that if we choose to do that? Do we have to do it?

Mr. Showe stated no, the board certainly doesn't have to do it. I think there is sufficient funding in the budget to capture that cost. It is in district owned right of way and based on the plat this community is a little different than most of the ones we have. This is also the only community in Westside where we own the roads.

TENTH ORDER OF BUSINESS

Supervisor's Requests

There being no comments, the next item followed.

ELEVENTH ORDER OF BUSINESS

Other Business

There being no comments, the next item followed.

TWELFTH ORDER OF BUSINESS

Adjournment

On MOTION by Mr. Stewart seconded by Mr. Bagwell with all in favor the meeting adjourned at 11:25 a.m.

Secretary/Assistant Secretary

Chairman/Vice Chairman

SECTION IV

SECTION A



Begin forwarded message:

From: Milko Solano <milkosolano@hotmail.com>
Subject: Immediate Resignation Milagros Solano
Date: August 16, 2024 at 3:02:13 PM EDT
To: Jason Showe <jshowe@gmscfl.com>

Dear Jason,

I hope this message finds you well.

I am writing to formally resign from my position at Westside CDD, effective immediately.

Thank you once again for everything.

Sincerely,
Milagros Solano
954-839-7130

SECTION F

RESOLUTION 2025-03

A RESOLUTION ELECTING OFFICERS OF THE WESTSIDE COMMUNITY DEVELOPMENT DISTRICT

WHEREAS, the Board of Supervisors of the **Westside Community Development District** at a regular business meeting held on **October 1, 2024** desires to elect the below recited persons to the offices specified.

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

1. The following persons were elected to the offices shown, to wit:

_____	Chairman
_____	Vice Chairman
_____	Treasurer
_____	Assistant Treasurer
_____	Secretary
_____	Assistant Secretary
_____	Assistant Secretary
_____	Assistant Secretary
_____	Assistant Secretary

PASSED AND ADOPTED THIS 1st DAY OF OCTOBER, 2024.

Chairman/Vice Chairman

Secretary/Assistant Secretary

SECTION V

SECTION A

RESOLUTION 2025-01

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE WESTSIDE COMMUNITY DEVELOPMENT DISTRICT RATIFYING THE ACTIONS OF THE DISTRICT MANAGER AND CHAIRMAN IN RESETTING AND NOTICING THE PUBLIC HEARINGS ON ADOPTING THE RULE REGARDING PARKING AND TOWING ON THE DISTRICT'S ROADWAYS WITHIN CALABRIA AT WESTSIDE; AMENDING RESOLUTION 2024-04 TO SET THE PUBLIC HEARING THEREON; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Westside Community Development District ("District") is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*, as amended, being situated in Osceola County, Florida; and

WHEREAS, the Board of Supervisors of the District ("Board") previously adopted Resolution 2024-04, setting the public hearings to consider adopting the rule regarding parking and towing on the District's roadways within Calabria at Westside, and setting the hearing thereon for August 6, 2024, at 11:00 a.m. at Hanson Walter & Associates, Inc., located at 8 Broadway, Suite 104, Kissimmee, Florida, 34741; and

WHEREAS, the District Manager in consultation with the Chairman reset the public hearing to be held on October 1, 2024, at 11:00 a.m. at Hart Memorial Central Library, located at 211 E. Dakin Avenue, Kissimmee, Florida, 34741, and has caused published notice to be provided in accordance with Section 190.008, *Florida Statutes*; and.

WHEREAS, the Board desires to ratify the District Manager and Chairman's actions in resetting the public hearings and noticing the amended public hearings.

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

SECTION 1. RATIFICATION OF RESETTING OF PUBLIC HEARING. The actions of the District Manager and Chairman in resetting the public hearings, the District Secretary in publishing and mailing the notice of public hearings pursuant to Chapters 170, 190 and 197, *Florida Statutes*, are hereby ratified. Resolution 2024-04 is hereby amended to reflect that the public hearings were reset to October 1, 2024, at 11:00 a.m. at Hart Memorial Central Library, located at 211 E. Dakin Avenue, Kissimmee, Florida, 34741.

SECTION 2. RESOLUTION 2024-04 OTHERWISE REMAINS IN FULL FORCE AND EFFECT. Except as otherwise provided herein, all of the provisions of Resolution 2024-04 continue in full force and effect.

SECTION 3. 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.

SECTION 4. EFFECTIVE DATE. This Resolution shall take effect upon its passage and adoption by the Board.

PASSED AND ADOPTED this 1st day of October, 2024.

**WESTSIDE COMMUNITY DEVELOPMENT
DISTRICT**, a Florida community development
district

Print: _____
Secretary / Assistant Secretary

Print: Tom Franklin
Chairman / Vice Chairman

SECTION B

RESOLUTION NO. 2025-02

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE WESTSIDE COMMUNITY DEVELOPMENT DISTRICT ADOPTING THE RULE REGARDING PARKING AND TOWING ON THE DISTRICT'S ROADWAYS; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Westside Community Development District (the District”) is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*, being situated in Osceola County, Florida;

WHEREAS, Chapter 190, *Florida Statutes*, authorizes the District to adopt rules to govern the administration of the District and to adopt resolutions as may be necessary for the conduct of District business;

WHEREAS, the Board of Supervisors of the District (the “Board”) finds that it is in the best interests of the District to adopt by this Resolution the “Westside Community Development District Rule Regarding Parking and Towing on the District’s Roadways,” attached hereto as Exhibit “A” (the “Rule”) for immediate use and application, and to replace any previously adopted parking and towing rules by the District; and

WHEREAS, the Board has complied with applicable Florida law concerning rule development and adoption.

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

SECTION 1. The attached Rule is hereby adopted. The Rule shall stay in full force and effect until such time as the Board may amend the Rule, in accordance with Florida law, and the Rule shall replace and supersede the previously adopted parking and towing rules. Legal authority for the Rule includes Sections 190.035, 120.54, 190.011 and 190.012, *Florida Statutes*.

SECTION 2. In the event any section or part of this Resolution is declared invalid or unconstitutional, the validity, force and effect of any other section or part of this Resolution shall not thereby be affected or impaired unless it clearly appears that such other section or part of this Resolution is wholly or necessarily dependent upon the section or part so held to be invalid or unconstitutional.

SECTION 3. This Resolution shall become effective upon its passage and shall remain in effect unless rescinded or repealed.

PASSED AND ADOPTED this 1st day of October, 2024.

[Signatures provided on following page.]

**SIGNATURE PAGE TO RESOLUTION 2025-02
WESTSIDE COMMUNITY DEVELOPMENT DISTRICT**

**WESTSIDE COMMUNITY
DEVELOPMENT DISTRICT**, a Florida
community development district

Print: _____
Secretary / Assistant Secretary

Print: _____
Chairman / Vice Chairman

EXHIBIT “A”

**RULE REGARDING PARKING AND TOWING ON THE
DISTRICT’S ROADWAYS**

[Please see attached.]

WESTSIDE COMMUNITY DEVELOPMENT DISTRICT RULE REGARDING PARKING AND TOWING ON THE DISTRICT'S ROADWAYS WITHIN CALABRIA AT WESTSIDE

Pursuant to Chapter 190, Florida Statutes, at a duly noticed public meeting, the Board of Supervisors of Westside Community Development District (the "District") adopted the following policy to govern overnight parking and parking enforcement on roadways owned by the District within Calabria at Westside. This policy repeals and supersedes any and all prior rules and/or policies governing the same subject matter and shall be referred to as the "District's Parking and Towing Rules."

Section 1. Introduction. The District finds that the parking, stopping and standing of Commercial Vehicles, Vehicles, Vessels and Recreational Vehicles (all as defined herein) have the potential to cause public safety hazards; impede the effective operation of the roadways owned by the District; and create a danger to the health, safety and welfare of District residents, paid users and the public. The District's Parking and Towing Rules are intended to provide guidelines for parking on roadways owned by the District within Calabria at Westside.

Section 2. Applicability. The District's Parking and Towing Rules shall be applicable on, over or within (a) all portions of certain rights-of-way located within the Calabria at Westside community that are owned by the District, including landscaped areas and sidewalks as applicable; and (b) designated parking areas/lots owned by the District (collectively referred to herein as the "District's Roadways"). A map of the District's Roadways is set forth in **Exhibit "A"** attached hereto.

Nothing in this designation shall be deemed to affect the obligation of owners of lots to maintain the lawns and landscape improvements within the right-of-way areas, as required under Section 11 of that certain Declaration of Covenants and Restrictions for Calabria at Westside recorded in Official Records Book 3335, Page 599, of the Public Records of Osceola County, Florida, or any amendment or supplement thereto.

Section 3. Definitions.

A. Commercial Vehicle. Vehicles and mobile items (whether motorized or not), that are: (1) titled, registered or leased to a company and not an individual person; or (2) not designed and used for personal/family transportation, such vehicles with work racks, tool racks and/or visible equipment for commercial purposes (includes limousines, lawn maintenance vehicles, construction vehicles and vehicles used for businesses); or (3) dual-wheel trucks. This also includes storage pods and other moving storage units.

B. Vehicle. Any mobile item which normally uses wheels, whether motorized or not (includes motorcycles and trailers).

C. Vessel. Any mobile item capable of being used as a means for transportation on water (includes a boat, boat trailer, watercraft, barge or airboat).

D. Recreational Vehicle. A mobile item designed for recreational use (includes motor homes, campers, trailers, go-carts, all-terrain vehicles, mopeds, unregistered vehicles, golf carts).

E. Parked. Left unattended or stalled by its owner or user.

F. Overnight. Between the hours of 10 p.m. and 6 a.m. daily.

The terms Commercial Vehicle, Vehicle, Vessel and Recreational Vehicle may collectively be referred to herein as the “vehicle.”

Section 4. Parking Restrictions.

A. Commercial Vehicles, Vehicles, Vessels and Recreational Vehicles shall not park in any manner that blocks access to a driveway.

B. Commercial Vehicles, Vehicles, Vessels and Recreational Vehicles shall not park, stop or stand in any manner that blocks a sidewalk, intersection and/or crosswalk. No parking within 20 feet of a crosswalk and no parking within 30 feet of a stop sign.

C. Commercial Vehicles, Vehicles, Vessels and Recreational Vehicles shall not park, stop or stand with tires on grass, as this could cause damage to the District’s irrigation/landscaping improvements.

D. Commercial Vehicles, Vehicles, Vessels and Recreational Vehicles shall not park within thirty feet of the approach to a stop sign.

E. Commercial Vehicles, Vehicles, Vessels and Recreational Vehicles shall not park, stop or stand, except momentarily to pick up or discharge a passenger or passengers, within 15 feet of a fire hydrant.

F. Temporarily parked Commercial Vehicles, Vehicles, Vessels and Recreational Vehicles shall not park in any manner which has the effect of disrupting the normal flow of traffic; which block ingress or egress of trucks, public service vehicles and emergency vehicles; or which would require other vehicles to leave the paved surface of the District’s Roadways to pass.

G. Any vehicle not capable of operating on its own is prohibited from being parked on, over or within the District’s Roadways.

H. No vehicle bearing an expired tag sticker,¹ expired registration, missing license plate, or a license plate that fails to match the vehicle registration shall be parked on, over, or within the District's Roadways.

I. No vehicle parked on, over or within the District's Roadways or any other District property shall be used as a domicile or residence either temporarily or permanently.

J. Parking of any Commercial Vehicles, Vehicles, Vessels and Recreational Vehicles is prohibited on or within all non-paved District property, including landscaped or grassed areas within or adjacent to any District roadways.

K. Parking, standing or stopping of any vehicles on District Roadway deemed to be unsafe by the District, as identified by signage, pavement marking or both.

L. No abandoned, inoperable and/or discarded vehicle (including a Commercial Vehicle, Vehicle, Vessel or Recreational Vehicle), or any part thereof, shall be parked, stored or left upon on the District's Roadways for a period in excess of twenty-four (24) hours. Abandoned, inoperable and/or discarded means a state of disuse, neglect or abandonment. Evidence of "abandoned, inoperable and/or discarded" may include, any one (1) or a combination of the following factors: (1) the vehicle is wrecked; (2) the vehicle is inoperable, as evidenced by vegetation underneath as high as the vehicle body or frame; debris collected underneath; or, the vehicle is being used solely for storage/habitation purposes; (3) the vehicle is partially dismantled, having no engine, transmission or other major and visible part; (4) the vehicle has major and visible parts which are dismantled; (5) the vehicle is incapable of functioning as a vehicle in its present state; (6) the vehicle has only nominal salvage value; (7) the vehicle is incapable of safe operation under its own power, or a vehicle that cannot be self-propelled or moved in a manner it was originally intended to move.

M. Commercial vehicles shall not be parked on, over, or within the District's Roadways, except during the period of delivery or during the period of time services are provided to the adjacent residential unit(s), which shall not exceed nine hours.

N. Commercial Vehicles, Vehicles, Vessels and Recreational Vehicles shall not be parked in a manner that blocks access to mail kiosks or mailboxes on or adjacent to the District's Roadways between the hours of 8 a.m. and 6 p.m. Mail service requires 30 feet of clearance, so each side of a mailbox should have 15 feet of clear space.

O. All vehicles shall park facing the direction of authorized traffic movement on the District's Roadways (with its right-hand wheel (as applicable) within 12 inches of the right-hand curb or edge of the roadway (as applicable)).

Section 5. Parking Permits.

¹ As also may be referred to as a "registration decal" by the Florida Department of Highway Safety and Motor Vehicles and/or as a "validation sticker" by Section 320.06, *Florida Statutes*.

A. Overnight Parking Permits. Individuals may apply for an “overnight parking permit” to park on the District Roadways. Overnight parking permits only apply to commercial vehicles or moving/storage containers. Overnight parking permits will be granted in accordance with the following:

1. Permits may not exceed seven consecutive days. In no event may an Overnight Parking Permit be granted for more than fourteen nights per year for one vehicle, as identified by its license plate number.
2. Individuals interested in an Overnight Parking Permit may submit a request to the District Manager. Such request must include the following information:
 - i. The name, address and contact information of the owner of the vehicle to which the permit will be granted;
 - ii. The make/model and license plate of the vehicle to which the permit will apply;
 - iii. The reason and special terms (if any) for the Overnight Parking Permit;
 - iv. The date and time of the expiration of the requested Overnight Parking Permit.
3. It is the responsibility of the individual requesting an Overnight Parking Permit to secure all necessary documentation and approvals. Failure to secure all necessary documentation and approvals will result in the towing and/or removal of the vehicle from the District’s Roadways.
4. Upon receipt of all requested documentation, as set forth above, the District Manager will issue an Overnight Parking Permit to the resident. Overnight Parking Permits will be granted by way of written correspondence from the District Manager. No verbal grants of authority will be issued or be held valid.
5. The Overnight Parking Permit must be displayed on the bottom left side of the Vehicle windshield.

Section 6. Enforcement.

A. Towing. Any vehicle parked in violation of the District’s Parking and Towing Rules may be towed at the owner’s expense by a towing contractor approved by the District’s Board of Supervisors pursuant to Section 715.07, *Florida Statutes*. Such towing contractor shall be authorized to erect signage complying with Section 715.07, *Florida Statutes*, and tow vehicles violating the District’s Parking and Towing Rules. All expenses associated with such towing and the storage of vehicles shall be the responsibility of the vehicle owner. Nothing herein shall prevent the District from issuing warnings or from implementing an administrative grace period. The Board of Supervisors for the District shall have the right to charge and assess an administrative fee pursuant to Section 190.035, *Florida Statutes*, not to exceed \$250.00 for violations of the District’s Parking and Towing Rules.

B. Suspension and Termination of Privileges. A user's privileges at any or all District facilities may be subject to various lengths of suspension or termination by the Board of Supervisors due to violations of the District's Parking and Towing Rules.

C. Suspension of Rules. The enforcement of the District's Parking and Towing Rules may be suspended in whole or in part for a specified period of time, as determined by Resolution of the Board of Supervisors of the District. In addition, the enforcement of the District's Parking and Towing Rules may be suspended during emergency situations, or as otherwise deemed necessary, at the discretion of the District Manager.

D. Damage to District Property. Should the parking, stopping or standing of any vehicle on, over, or within the District's Roadway or other property, or any portion thereof, even if on a temporary basis, cause damage to the District's Roadway or property, including to landscaping or other improvements, including roadway gates, the owner and driver of the vehicle causing such damage shall be responsible to fully reimburse the District to repair or replace such damage and for any staff fees the District incurs related to such damage (including attorney fees for collection efforts). Damage includes, but is not limited to, staining caused by fluid leaking onto the District's Roadway. The District reserves the right to collect such reimbursement as permitted by Florida law, including by lien and/or through utilization of the County's Tax Roll, as applicable.

E. Vehicle Repairs. No vehicle maintenance or repairs shall be performed on, over, or within any portion of the District Roadway, District parking lots/areas or District property.

F. Other Traffic and Parking Regulations. Nothing in these District Parking and Towing Rules shall prohibit local law enforcement from enforcing the laws that are a part of the State Uniform Traffic Control Law, Chapter 316, *Florida Statutes*, or any other local or state law, rule or ordinance pertaining to vehicular traffic or parking enforcement.

Section 7. Parking at Your Own Risk. The District assumes no liability for any theft, vandalism and/or damage that may occur to personal property or vehicles parked on the District's Roadways pursuant to the District's Parking and Towing Rules.

Section 8. Severability. The invalidity or unenforceability of any one or more provisions of this Rule shall not affect the validity or enforceability of the remaining portions of this Rule or any part of this Rule not held to be invalid or unenforceable.

Section 9. Effective Date. The effective date of the District's Parking and Towing Rules is _____, 2024.

Exhibit "A": List and map of the District's Roadways to be covered by this Rule

Implemented Florida Law: Section 190.012, *Florida Statutes*; Section 190.011, *Florida Statutes*; Section 715.07, *Florida Statutes*; Section 316.1945, *Florida Statutes*; Section 316.195, *Florida Statutes*; Section 316.1951, *Florida Statutes*; Section 120.54, *Florida Statutes*; and Section 120.69, *Florida Statutes*.

Exhibit "A"

Map of the District's Roadways within Calabria at Westside



SECTION VII

ESTIMATE



BILL TO
Thomas Santos
Assistant Field Manager
GMS - Tampa
4530 Eagle Falls Pl
Tampa, FL 33619

ESTIMATE # 105
ESTIMATE DATE 08/22/2024

Aqua Pros Pressure Washing LLC

919 summer street Kissimmee
Florida 34741

DESCRIPTION	AMOUNT
Westside Blvd and Paolos Pl in Kissimmee Pressure Washing. • Pressure washing of all sidewalks and curbs. This includes the removal of dirt, grime, mildew, algae, and other surface contaminants. •Location: Sidewalks and curbs within the (Paolos PL,Chanti Ct,Paolos Ct,Stromboli ct) •Pressure clean the Front Entrance. •Water Supply: Provided by Aqua Pros Pressure Washing LLC	6,450.00

ESTIMATE TOTAL \$6,450.00

TERMS & CONDITIONS

If you have any questions concerning this invoice,Please

Contact:aquaproswash@gmail.com

Important:Vendor Agrees to Provide before and after pictures with Every Service.

INVOICE



BILL TO
Thomas Santos
Assistant Field Manager
GMS - Tampa
4530 Eagle Falls Pl
Tampa, FL 33619

INVOICE # 115
INVOICE DATE 08/12/2024

Aqua Pros Pressure Washing LLC

919 summer street Kissimmee
Florida 34741

DESCRIPTION	AMOUNT
Westside Blvd and Paolos Pl in Kissimmee Pressure Washing. • Pressure washing of all sidewalks and curbs. This includes the removal of dirt, grime, mildew, algae, and other surface contaminants. •Location: Sidewalks and curbs within the (Paolos PL,Chanti Ct,Paolos Ct,Stromboli ct) •Pressure clean the Front Entrance. •Water Supply: Provided by Aqua Pros Pressure Washing LLC	7,425.00

INVOICE TOTAL \$7,425.00

TERMS & CONDITIONS

If you have any questions concerning this invoice,Please

Contact:Eduardocolon16@hotmail.com

Important:Vendor Agrees to Provide before and after pictures with Every Service.

SECTION VIII

SECTION C

SECTION 1

Westside Community Development District

Summary of Check Register

July 23, 2024 to September 17, 2024

Fund	Date	Check No.'s		Amount
General Fund				
	7/23/24	2036-2038	\$	41,639.68
	8/8/24	2039-2041	\$	28,957.50
	8/16/24	2042-2044	\$	10,571.63
	8/22/24	2045	\$	332.50
	8/30/24	2046-2047	\$	12,435.55
	9/5/24	2048	\$	499.91
	9/12/24	2049-2054	\$	40,279.05
Total Amount			\$	134,715.82

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
7/23/24	00083	7/15/24 90103127	202407 310-51300-32200	FY23 AUDIT SERVICES	*	3,950.00	
				DIBARTOLOMEO, MCBEE, HARTLEY &			3,950.00 002036
7/23/24	00022	7/18/24 5291452	202406 310-51300-31100	ENGINEERING SVCS JUN24	*	641.25	
				HANSON, WALTER & ASSOCIATES, INC.			641.25 002037
7/23/24	00039	7/17/24 OS 73614	202407 320-53800-46000	LANDSCAPE ENHANCE JUL24	*	5,997.33	
		7/17/24 OS 73614	202407 320-53800-46000	LANDSCAPE ENHANCE JUL24	*	23,222.17	
		7/17/24 OS 73614	202407 320-53800-46000	LANDSCAPE ENHANCE JUL24	*	6,199.98	
		7/17/24 OS 73614	202407 320-53800-46300	IRRIGATION REPAIRS JUL24	*	1,628.95	
				YELLOWSTONE LANDSCAPE-SOUTHEAST LLC			37,048.43 002038
8/08/24	00056	7/30/24 18164	202407 320-53800-46400	WESTSIDE CDD STORM WATER	*	600.00	
		7/30/24 18164	202407 320-53800-46400	P-4 HERBICIDE MAINT	*	100.00	
		7/30/24 18164	202407 320-53800-46400	SOLARA PONDS S1, S2 & S3	*	275.00	
		7/30/24 18164	202407 320-53800-46400	GOODMAN POND HERBICIDE	*	100.00	
				AQUATIC WEED MANAGEMENT, INC.			1,075.00 002039
8/08/24	00077	8/01/24 PSI09674	202408 320-53800-46400	QTLY MAINT 8/1/-10/31	*	195.00	
				SOLITUDE LAKE MANAGEMENT, LLC			195.00 002040
8/08/24	00039	8/01/24 OS 74235	202408 320-53800-46200	LANDSCAPE MAINT AUG24	*	27,687.50	
				YELLOWSTONE LANDSCAPE-SOUTHEAST LLC			27,687.50 002041
8/16/24	00001	8/01/24 476	202408 310-51300-34000	MANAGEMENT FEES AUG24	*	4,032.17	
		8/01/24 476	202408 310-51300-35200	WEBSITE ADMIN AUG24	*	106.00	
		8/01/24 476	202408 310-51300-35100	INFORMATION TECH AUG24	*	159.00	
		8/01/24 476	202408 310-51300-31300	DISSEMINATION SVCS AUG24	*	1,855.00	
		8/01/24 476	202408 310-51300-51000	OFFICE SUPPLIES AUG24	*	.12	

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO YRMO	DPT ACCT#	SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
8/01/24		476	202408 310-51300-42000				POSTAGE AUG24	*	10.06		
8/01/24		477	202408 320-53800-49000				FIELD MANAGEMENT AUG24	*	1,792.08		
										7,954.43	002042

8/16/24	00029	8/13/24	130512 202407 310-51300-31500				GENERAL COUNSEL JUL24	*	379.95		
		8/13/24	130513 202407 310-51300-31500				CONVEYANCES JUL24	*	717.50		
		8/13/24	130514 202407 310-51300-31500				CONSTRUCTION DEFECT JUL24	*	512.50		
										1,609.95	002043

8/16/24	00007	7/31/24	09730819 202407 310-51300-48000				PH/ADOPT FY24/25 BUDGET	*	1,007.25		
										1,007.25	002044

8/22/24	00022	8/15/24	5291710 202407 310-51300-31100				ENGINEERING SVCS JUL24	*	332.50		
										332.50	002045

8/30/24	00025	8/26/24	24766 202408 300-15500-10000				FY25 INSURANCE POLICY	*	12,009.00		
										12,009.00	002046

8/30/24	00082	8/26/24	23MMS074 202407 310-51300-31100				GENERAL ENGINEERING JUL24	*	426.55		
										426.55	002047

9/05/24	00039	8/22/24	754130 202408 320-53800-46300				IRRIGATION REPAIRS AUG24	*	499.91		
										499.91	002048

9/12/24	00056	8/30/24	18313 202408 320-53800-46400				WESTSIDE CDD STORM WATER	*	600.00		
		8/30/24	18313 202408 320-53800-46400				P-4 HERBICIDE MAINT	*	100.00		
		8/30/24	18313 202408 320-53800-46400				SOLARA PONDS S1,S2 & S3	*	275.00		
		8/30/24	18313 202408 320-53800-46400				GOODMAN POND HERBICIDE	*	100.00		
		8/30/24	18313 202408 320-53800-46400				QUARTERLY EXOTIC MAINT	*	1,500.00		
										2,575.00	002049

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO YRMO	DPT ACCT#	SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
9/12/24	00001	9/01/24	478	202409	310-51300-34000		MANAGEMENT FEES SEP24	*	4,032.17		
9/01/24	478	202409	310-51300-35200			WEBSITE ADMIN SEP24	*	106.00			
9/01/24	478	202409	310-51300-35100			INFORMATION TECH SEP24	*	159.00			
9/01/24	478	202409	310-51300-31300			DISSEMINATION SVCS SEP24	*	1,855.00			
9/01/24	478	202409	310-51300-51000			OFFICE SUPPLIES SEP24	*	.24			
9/01/24	478	202409	310-51300-42000			POSTAGE SEP24	*	170.05			
9/01/24	478	202409	310-51300-42500			COPIES SEP24	*	3.30			
9/01/24	479	202409	320-53800-49000			FIELD MANAGEMENT SEP24	*	1,792.08			
GOVERNMENTAL MANAGEMENT SERVICES										8,117.84	002050
9/12/24	00022	9/11/24	5291898	202408	310-51300-31100		ENGINEERING SVCS AUG24	*	736.25		
HANSON, WALTER & ASSOCIATES, INC.										736.25	002051
9/12/24	00007	8/31/24	09928019	202408	310-51300-48000		NOT OF RULE DEVELOPMENT	*	943.51		
TRIBUNE PUBLISHING COMPANY LLC DBA										943.51	002052
9/12/24	00016	9/09/24	09092024	202409	300-20700-10000		FY24 ROLL ASSES S2018	*	26.84		
9/09/24	09092024	202409	300-20700-10000			FY24 ROLL ASSES S2019	*	23.79			
9/09/24	09092024	202409	300-20700-10000			FY24 ROLL ASSES S2019R	*	117.61			
9/09/24	09092024	202409	300-20700-10000			FY24 ROLL ASSES S2019K	*	9.21			
9/09/24	09092024	202409	300-20700-10000			FY24 ROLL ASSES S2022 AA1	*	13.29			
9/09/24	09092024	202409	300-20700-10000			FY24 ROLL ASSES S2022 AA2	*	28.21			
WESTSIDE CDD C/O USBANK										218.95	002053
9/12/24	00039	9/01/24	757666	202409	320-53800-46200		LANDSCAPE MAINT SEP24	*	27,687.50		
YELLOWSTONE LANDSCAPE-SOUTHEAST LLC										27,687.50	002054
TOTAL FOR BANK A									134,715.82		
WEST WESTSIDE							ZYN				

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	.....CHECK..... AMOUNT #
TOTAL FOR REGISTER						134,715.82	

WEST WESTSIDE ZYAN

SECTION 2

Westside
Community Development District

Unaudited Financial Reporting
August 31, 2024



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Westside
Community Development District
Combined Balance Sheet
August 31, 2024

	General Fund	Debt Service Fund	Capital Projects Fund	Capital Reserve Fund	Totals Governmental Funds
Assets:					
Cash:					
Operating Account	\$ 41,610	\$ -	\$ -	\$ 523,566	\$ 565,176
Capital Projects Account	\$ -	\$ -	\$ 23,363	\$ -	\$ 23,363
Investments:					
<u>Series 2005 - 2</u>					
Reserve	\$ -	\$ 100,342	\$ -	\$ -	\$ 100,342
Revenue	\$ -	\$ 123,264	\$ -	\$ -	\$ 123,264
Prepayment	\$ -	\$ 4,152	\$ -	\$ -	\$ 4,152
<u>Series 2007 - 2</u>					
Reserve	\$ -	\$ 36,260	\$ -	\$ -	\$ 36,260
Revenue	\$ -	\$ 51,821	\$ -	\$ -	\$ 51,821
Prepayment	\$ -	\$ 2,929	\$ -	\$ -	\$ 2,929
<u>Series 2018</u>					
Reserve	\$ -	\$ 115,065	\$ -	\$ -	\$ 115,065
Revenue	\$ -	\$ 138,934	\$ -	\$ -	\$ 138,934
Construction	\$ -	\$ -	\$ 2	\$ -	\$ 2
<u>Series 2019</u>					
Reserve	\$ -	\$ 102,008	\$ -	\$ -	\$ 102,008
Revenue	\$ -	\$ 107,841	\$ -	\$ -	\$ 107,841
Construction	\$ -	\$ -	\$ 2	\$ -	\$ 2
<u>Series 2019 K</u>					
Reserve	\$ -	\$ 92,850	\$ -	\$ -	\$ 92,850
Revenue	\$ -	\$ 72,575	\$ -	\$ -	\$ 72,575
Construction	\$ -	\$ -	\$ 10,134	\$ -	\$ 10,134
<u>Series 2019 R</u>					
Reserve	\$ -	\$ 503,479	\$ -	\$ -	\$ 503,479
Revenue	\$ -	\$ 588,524	\$ -	\$ -	\$ 588,524
Cost of Issuance	\$ -	\$ 7,521	\$ -	\$ -	\$ 7,521
<u>Series 2022 AA1</u>					
Reserve	\$ -	\$ 124,025	\$ -	\$ -	\$ 124,025
Revenue	\$ -	\$ 71,276	\$ -	\$ -	\$ 71,276
Construction	\$ -	\$ -	\$ 1,616,894	\$ -	\$ 1,616,894
<u>Series 2022 AA2</u>					
Reserve	\$ -	\$ 120,784	\$ -	\$ -	\$ 120,784
Revenue	\$ -	\$ 116,760	\$ -	\$ -	\$ 116,760
Construction	\$ -	\$ -	\$ 673	\$ -	\$ 673
Due from General Fund	\$ -	\$ 219	\$ -	\$ -	\$ 219
Investments - SBA	\$ 224,554	\$ -	\$ -	\$ 787,826	\$ 1,012,380
Prepaid Expenses	\$ 17,688	\$ -	\$ -	\$ -	\$ 17,688
Total Assets	\$ 283,853	\$ 2,480,628	\$ 1,651,067	\$ 1,311,392	\$ 5,726,940
Liabilities:					
Accounts Payable	\$ 4,755	\$ -	\$ -	\$ -	\$ 4,755
Due to Debt Service	\$ 219	\$ -	\$ -	\$ -	\$ 219
Accrued Interest Payable	\$ -	\$ 63,433	\$ -	\$ -	\$ 63,433
Accrued Principal Payable	\$ -	\$ 210,000	\$ -	\$ -	\$ 210,000
Total Liabilities	\$ 4,974	\$ 273,433	\$ -	\$ -	\$ 278,407
Fund Balance:					
Nonspendable:					
Prepaid Items	\$ 17,688	\$ -	\$ -	\$ -	\$ 17,688
Debt Service - Series 2005 - 2	\$ -	\$ 19,305	\$ -	\$ -	\$ 19,305
Debt Service - Series 2007 - 2	\$ -	\$ 26,030	\$ -	\$ -	\$ 26,030
Debt Service - Series 2018	\$ -	\$ 254,026	\$ -	\$ -	\$ 254,026
Debt Service - Series 2019	\$ -	\$ 209,873	\$ -	\$ -	\$ 209,873
Debt Service - Series 2019 K	\$ -	\$ 165,434	\$ -	\$ -	\$ 165,434
Debt Service - Series 2019 R	\$ -	\$ 1,099,641	\$ -	\$ -	\$ 1,099,641
Debt Service - Series 2019 R	\$ -	\$ 195,314	\$ -	\$ -	\$ 195,314
Debt Service - Series 2019 R	\$ -	\$ 237,572	\$ -	\$ -	\$ 237,572
Capital Projects	\$ -	\$ -	\$ 1,651,067	\$ -	\$ 1,651,067
Unassigned	\$ 261,191	\$ -	\$ -	\$ 1,311,392	\$ 1,572,583
Total Fund Balances	\$ 278,879	\$ 2,207,195	\$ 1,651,067	\$ 1,311,392	\$ 5,448,533
Total Liabilities & Fund Balance	\$ 283,853	\$ 2,480,628	\$ 1,651,067	\$ 1,311,392	\$ 5,726,940

Westside
Community Development District
General Fund

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

	Adopted Budget	Prorated Budget Thru 08/31/24	Actual Thru 08/31/24	Variance
Revenues:				
Assessments - Tax Roll	\$ 554,823	\$ 554,823	\$ 556,198	\$ 1,375
Assessments - Direct Bill	\$ 34,907	\$ 34,907	\$ 8,727	\$ (26,180)
Interest	\$ 1,000	\$ 1,000	\$ 8,228	\$ 7,228
Miscellaneous Revenue	\$ -	\$ -	\$ 3,017	\$ 3,017
Total Revenues	\$ 590,729	\$ 590,729	\$ 576,169	\$ (14,560)
Expenditures:				
<i>General & Administrative:</i>				
Supervisor Fees	\$ 12,000	\$ 11,000	\$ 2,400	\$ 8,600
FICA Expense	\$ 918	\$ 842	\$ 184	\$ 658
Engineering Fees	\$ 15,000	\$ 13,750	\$ 6,360	\$ 7,390
Legal Services	\$ 40,000	\$ 36,667	\$ 19,498	\$ 17,169
Arbitrage Fees	\$ 3,600	\$ 2,250	\$ 2,250	\$ -
Management Fees	\$ 48,386	\$ 44,354	\$ 44,354	\$ -
Information Technology	\$ 1,908	\$ 1,749	\$ 1,749	\$ -
Website Maintenance	\$ 1,272	\$ 1,166	\$ 1,166	\$ -
Dissemination Fees	\$ 22,260	\$ 20,405	\$ 20,405	\$ -
Trustee Fees	\$ 29,042	\$ 20,033	\$ 20,033	\$ -
Assessment Roll Services	\$ 13,250	\$ 13,250	\$ 13,250	\$ -
Auditing Services	\$ 4,950	\$ -	\$ 3,950	\$ (3,950)
Telephone	\$ 100	\$ 92	\$ -	\$ 92
Postage	\$ 2,250	\$ 2,063	\$ 574	\$ 1,488
Insurance - General Liability	\$ 10,188	\$ 10,188	\$ 9,586	\$ 602
Printing and Binding	\$ 1,500	\$ 1,375	\$ 168	\$ 1,207
Legal Advertising	\$ 1,800	\$ 1,650	\$ 2,148	\$ (498)
Other Current Charges	\$ 1,600	\$ 1,467	\$ 1,133	\$ 334
Office Supplies	\$ 400	\$ 367	\$ 38	\$ 329
Property Appraiser's Fee	\$ 1,400	\$ 1,265	\$ 1,265	\$ -
Property Taxes	\$ 200	\$ 4	\$ 4	\$ -
Dues, Licenses & Subscriptions	\$ 175	\$ 175	\$ 175	\$ -
Total General & Administrative	\$ 212,199	\$ 184,109	\$ 150,689	\$ 33,420

Westside
Community Development District
General Fund

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

	Adopted Budget	Prorated Budget Thru 08/31/24	Actual Thru 08/31/24	Variance
<i>Operations & Maintenance</i>				
Field Expenditures				
Landscape Maintenance	\$ 332,250	\$ 304,563	\$ 304,563	\$ -
Oak Tree Maintenance	\$ 25,000	\$ 22,917	\$ -	\$ 22,917
Irrigation Repairs	\$ 20,000	\$ 20,000	\$ 36,862	\$ (16,862)
Plant Replacement	\$ 30,000	\$ 27,500	\$ 42,560	\$ (15,060)
Electric	\$ 1,815	\$ 1,664	\$ 349	\$ 1,315
Streetlighting	\$ 64,680	\$ 59,290	\$ 53,098	\$ 6,192
Irrigation Water	\$ 70,180	\$ 64,332	\$ 56,286	\$ 8,046
Property Insurance	\$ 1,784	\$ 1,784	\$ 1,701	\$ 83
Field Management	\$ 21,505	\$ 19,713	\$ 19,713	\$ -
Lake & Wetland Maintenance	\$ 25,574	\$ 23,443	\$ 18,110	\$ 5,333
Sidewalk Repairs & Maintenance	\$ 4,000	\$ 3,667	\$ -	\$ 3,667
Contingency	\$ 26,000	\$ 23,833	\$ 6,472	\$ 17,362
Stormwater/Lake Repair	\$ 15,000	\$ 13,750	\$ 590	\$ 13,160
Total Operations & Maintenance	\$ 637,788	\$ 586,454	\$ 540,303	\$ 46,151
Total Expenditures	\$ 849,987	\$ 770,563	\$ 690,992	\$ 79,571
Excess (Deficiency) of Revenues over Expenditures	\$ (259,257)		\$ (114,823)	
Fund Balance - Beginning	\$ 259,257		\$ 393,702	
Fund Balance - Ending	\$ -		\$ 278,879	

Westside

Community Development District

Debt Service Fund Series 2005-2

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending August 31, 2024

	Adopted Budget	Prorated Budget Thru 08/31/24	Actual Thru 08/31/24	Variance
Revenues:				
Assessments - Direct Bill	\$ 110,963	\$ 110,963	\$ 27,741	\$ (83,222)
Interest	\$ -	\$ -	\$ 10,080	\$ 10,080
Total Revenues	\$ 110,963	\$ 110,963	\$ 37,820	\$ (73,143)
Expenditures:				
Debt Service Obligation	\$ 110,963	\$ 86,728	\$ 86,728	\$ -
Total Expenditures	\$ 110,963	\$ 86,728	\$ 86,728	\$ -
Excess (Deficiency) of Revenues over Expenditures	\$ -		\$ (48,907)	\$ (73,143)
Fund Balance - Beginning	\$ -		\$ 68,212	
Fund Balance - Ending	\$ -		\$ 19,305	

Westside
Community Development District
Debt Service Fund Series 2007-2
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending August 31, 2024

	Adopted Budget	Prorated Budget Thru 08/31/24	Actual Thru 08/31/24	Variance
Revenues:				
Assessments - Direct Bill	\$ 39,800	\$ 39,800	\$ 9,950	\$ (29,850)
Interest	\$ -	\$ -	\$ 4,110	\$ 4,110
Total Revenues	\$ 39,800	\$ 39,800	\$ 14,060	\$ (25,740)
Expenditures:				
Debt Service Obligation	\$ 39,800	\$ 37,440	\$ 37,440	\$ -
Total Expenditures	\$ 39,800	\$ 37,440	\$ 37,440	\$ -
Excess (Deficiency) of Revenues over Expenditures	\$ -		\$ (23,380)	
Fund Balance - Beginning	\$ -		\$ 49,409	
Fund Balance - Ending	\$ -		\$ 26,030	

Westside
Community Development District
Debt Service Fund Series 2018
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending August 31, 2024

	Adopted Budget	Prorated Budget Thru 08/31/24	Actual Thru 08/31/24	Variance
Revenues:				
Assessments - Tax Roll	\$ 230,130	\$ 230,130	\$ 230,445	\$ 315
Interest	\$ -	\$ -	\$ 11,851	\$ 11,851
Total Revenues	\$ 230,130	\$ 230,130	\$ 242,296	\$ 12,166
Expenditures:				
Interest - 11/1	\$ 82,025	\$ 82,025	\$ 82,025	\$ -
Principal - 5/1	\$ 65,000	\$ 65,000	\$ 65,000	\$ -
Interest - 5/1	\$ 82,025	\$ 82,025	\$ 82,025	\$ -
Total Expenditures	\$ 229,050	\$ 229,050	\$ 229,050	\$ -
Excess (Deficiency) of Revenues over Expenditures	\$ 1,080		\$ 13,246	
Fund Balance - Beginning	\$ 120,257		\$ 240,780	
Fund Balance - Ending	\$ 121,337		\$ 254,026	

Westside
Community Development District
Debt Service Fund Series 2019
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending August 31, 2024

	Adopted Budget	Prorated Budget Thru 08/31/24	Actual Thru 08/31/24	Variance
Revenues:				
Assessments - Tax Roll	\$ 203,846	\$ 203,846	\$ 204,219	\$ 373
Interest	\$ -	\$ -	\$ 10,297	\$ 10,297
Total Revenues	\$ 203,846	\$ 203,846	\$ 214,516	\$ 10,670
Expenditures:				
Interest - 11/1	\$ 69,552	\$ 69,552	\$ 69,552	\$ -
Principal - 5/1	\$ 65,000	\$ 65,000	\$ 65,000	\$ -
Interest - 5/1	\$ 69,552	\$ 69,552	\$ 69,552	\$ -
Total Expenditures	\$ 204,104	\$ 204,104	\$ 204,104	\$ -
Excess (Deficiency) of Revenues over Expenditures	\$ (258)		\$ 10,412	
Fund Balance - Beginning	\$ 93,051		\$ 199,460	
Fund Balance - Ending	\$ 92,793		\$ 209,873	

Westside
Community Development District
Debt Service Fund Series 2019R
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending August 31, 2024

	Adopted Budget	Prorated Budget Thru 08/31/24	Actual Thru 08/31/24	Variance
Revenues:				
Assessments - Tax Roll	\$ 1,007,205	\$ 1,007,205	\$ 1,009,702	\$ 2,496
Interest	\$ -	\$ -	\$ 55,207	\$ 55,207
Total Revenues	\$ 1,007,205	\$ 1,007,205	\$ 1,064,909	\$ 57,703
Expenditures:				
Interest - 11/1	\$ 218,057	\$ 218,057	\$ 218,057	\$ -
Principal - 5/1	\$ 575,000	\$ 575,000	\$ 575,000	\$ -
Interest - 5/1	\$ 218,057	\$ 218,057	\$ 218,057	\$ -
Total Expenditures	\$ 1,011,114	\$ 1,011,114	\$ 1,011,114	\$ -
Excess (Deficiency) of Revenues over Expenditures	\$ (3,908)		\$ 53,795	
Fund Balance - Beginning	\$ 816,035		\$ 1,045,846	
Fund Balance - Ending	\$ 812,126		\$ 1,099,641	

Westside
Community Development District
Debt Service Fund Series 2019K
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending August 31, 2024

	Adopted Budget	Prorated Budget Thru 08/31/24	Actual Thru 08/31/24	Variance
Revenues:				
Assessments - Tax Roll	\$ 78,845	\$ 78,845	\$ 79,029	\$ 184
Interest	\$ -	\$ -	\$ 7,367	\$ 7,367
Total Revenues	\$ 78,845	\$ 78,845	\$ 86,396	\$ 7,551
Expenditures:				
Interest - 11/1	\$ 36,970	\$ 36,970	\$ 36,970	\$ -
Interest - 5/1	\$ 36,970	\$ 36,970	\$ 36,970	\$ -
Total Expenditures	\$ 73,940	\$ 73,940	\$ 73,940	\$ -
Excess (Deficiency) of Revenues over Expenditures	\$ 4,905		\$ 12,456	
Fund Balance - Beginning	\$ 57,621		\$ 152,978	
Fund Balance - Ending	\$ 62,526		\$ 165,434	

Westside
Community Development District
Debt Service Fund Series 2022 AA1
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending August 31, 2024

	Adopted Budget	Prorated Budget Thru 08/31/24	Actual Thru 08/31/24	Variance
Revenues:				
Assessments - Tax Roll	\$ 113,770	\$ 113,770	\$ 114,052	\$ 282
Interest	\$ -	\$ -	\$ 8,760	\$ 8,760
Total Revenues	\$ 113,770	\$ 113,770	\$ 122,812	\$ 9,042
Expenditures:				
Interest - 11/1	\$ 56,885	\$ 56,885	\$ 56,885	\$ -
Interest - 5/1	\$ 56,885	\$ 56,885	\$ 56,885	\$ -
Total Expenditures	\$ 113,770	\$ 113,770	\$ 113,770	\$ -
Excess (Deficiency) of Revenues over Expenditures	\$ -		\$ 9,042	
Fund Balance - Beginning	\$ 60,928		\$ 186,272	
Fund Balance - Ending	\$ 60,928		\$ 195,314	

Westside
Community Development District
Debt Service Fund Series 2022 AA2
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending August 31, 2024

	Adopted Budget	Prorated Budget Thru 08/31/24	Actual Thru 08/31/24	Variance
Revenues:				
Assessments - Tax Roll	\$ 241,568	\$ 241,568	\$ 242,166	\$ 598
Interest	\$ -	\$ -	\$ 10,822	\$ 10,822
Total Revenues	\$ 241,568	\$ 241,568	\$ 252,988	\$ 11,420
Expenditures:				
Interest - 11/1	\$ 97,990	\$ 97,990	\$ 97,990	\$ -
Principal - 5/1	\$ 45,000	\$ 45,000	\$ 45,000	\$ -
Interest - 5/1	\$ 97,990	\$ 97,990	\$ 97,990	\$ -
Total Expenditures	\$ 240,980	\$ 240,980	\$ 240,980	\$ -
Excess (Deficiency) of Revenues over Expenditures	\$ 588		\$ 12,008	
Fund Balance - Beginning	\$ 103,331		\$ 225,564	
Fund Balance - Ending	\$ 103,919		\$ 237,572	

Westside

Community Development District

Capital Projects Funds

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending August 31, 2024

	Series	Series	Series	Series	Series	Series	Series	Series	Series	Total
	2005-2	2007-2	2018	2019	2019K	2022 AA1	2022 AA2	2022 AA2	2022 AA2	Total
Revenues										
Interest	\$ -	\$ 2	\$ 0	\$ 0	\$ 477	\$ 76,132	\$ 337	\$ 337	\$ 337	\$ 76,948
Total Revenues	\$ -	\$ 2	\$ 0	\$ 0	\$ 477	\$ 76,132	\$ 337	\$ 337	\$ 337	\$ 76,948
Expenditures:										
Capital Outlay	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 11,683	\$ 11,683	\$ 11,683
Contingency	\$ -	\$ 726	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 726
Total Expenditures	\$ -	\$ 726	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 11,683	\$ 11,683	\$ 12,409
Excess (Deficiency) of Revenues over Expenditures	\$ -	\$ (724)	\$ 0	\$ 0	\$ 477	\$ 76,132	\$ (11,346)	\$ (11,346)	\$ (11,346)	\$ 64,540
Fund Balance - Beginning	\$ -	\$ 24,087	\$ 2	\$ 1	\$ 9,657	\$ 1,540,761	\$ 12,019	\$ 12,019	\$ 12,019	\$ 1,586,528
Fund Balance - Ending	\$ -	\$ 23,363	\$ 2	\$ 2	\$ 10,134	\$ 1,616,894	\$ 673	\$ 673	\$ 673	\$ 1,651,067

Westside
Community Development District
Capital Reserve Fund
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending August 31, 2024

	Adopted Budget	Prorated Budget Thru 08/31/24	Actual Thru 08/31/24	Variance
Revenues:				
Interest	\$ -	\$ -	\$ 28,731	\$ 28,731
Total Revenues	\$ -	\$ -	\$ 28,731	\$ 28,731
Expenditures:				
Miscellaneous Expense	\$ 1,500	\$ 1,375	\$ 432	\$ 943
Total Expenditures	\$ 1,500	\$ 1,375	\$ 432	\$ 943
Excess (Deficiency) of Revenues over Expenditures	\$ (1,500)		\$ 28,299	
Fund Balance - Beginning	\$ 1,282,718		\$ 1,283,093	
Fund Balance - Ending	\$ 1,281,218		\$ 1,311,392	

Westside
Community Development District
Month to Month

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Revenues:													
Assessments - Tax Roll	\$ -	\$ 107,449	\$ 323,114	\$ 26,915	\$ 11,166	\$ 7,600	\$ 10,968	\$ 10,083	\$ 58,839	\$ 65	\$ -	\$ -	\$ 556,198
Assessments - Direct Bill	\$ -	\$ -	\$ -	\$ 8,727	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 8,727
Interest	\$ 1,031	\$ 1,010	\$ 1,052	\$ 1,053	\$ 976	\$ 1,043	\$ 1,013	\$ 1,044	\$ 3	\$ 2	\$ 1	\$ -	\$ 8,228
Miscellaneous Revenue	\$ -	\$ -	\$ 3,017	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,017
Total Revenues	\$ 1,031	\$ 108,459	\$ 327,183	\$ 36,694	\$ 12,142	\$ 8,643	\$ 11,981	\$ 11,127	\$ 58,841	\$ 67	\$ 1	\$ -	\$ 576,169

Expenditures:													
General & Administrative:													
Supervisor Fees	\$ 600	\$ -	\$ -	\$ -	\$ 600	\$ -	\$ -	\$ -	\$ 600	\$ -	\$ 600	\$ -	\$ 2,400
FICA Expense	\$ 46	\$ -	\$ -	\$ -	\$ 46	\$ -	\$ -	\$ -	\$ 46	\$ -	\$ 46	\$ -	\$ 184
Engineering Fees	\$ 1,334	\$ 71	\$ 1,156	\$ 665	\$ 166	\$ 404	\$ 428	\$ -	\$ 641	\$ 759	\$ 736	\$ -	\$ 6,360
Legal Services	\$ 1,176	\$ 1,124	\$ 3,984	\$ 313	\$ 1,333	\$ 2,124	\$ 1,006	\$ 3,594	\$ 3,235	\$ 1,610	\$ -	\$ -	\$ 19,498
Arbitrage Fees	\$ -	\$ -	\$ 450	\$ -	\$ 1,350	\$ 450	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,250
Management Fees	\$ 4,032	\$ 4,032	\$ 4,032	\$ 4,032	\$ 4,032	\$ 4,032	\$ 4,032	\$ 4,032	\$ 4,032	\$ 4,032	\$ 4,032	\$ -	\$ 44,354
Information Technology	\$ 159	\$ 159	\$ 159	\$ 159	\$ 159	\$ 159	\$ 159	\$ 159	\$ 159	\$ 159	\$ 159	\$ -	\$ 1,749
Website Maintenance	\$ 106	\$ 106	\$ 106	\$ 106	\$ 106	\$ 106	\$ 106	\$ 106	\$ 106	\$ 106	\$ 106	\$ -	\$ 1,166
Dissemination Fees	\$ 1,855	\$ 1,855	\$ 1,855	\$ 1,855	\$ 1,855	\$ 1,855	\$ 1,855	\$ 1,855	\$ 1,855	\$ 1,855	\$ 1,855	\$ -	\$ 20,405
Trustee Fees	\$ 8,364	\$ -	\$ 5,163	\$ 2,788	\$ -	\$ 2,168	\$ -	\$ 1,549	\$ -	\$ -	\$ -	\$ -	\$ 20,033
Assessment Roll Services	\$ 13,250	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 13,250
Auditing Services	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,950	\$ -	\$ -	\$ 3,950
Telephone	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Postage	\$ 6	\$ 120	\$ 3	\$ 1	\$ 12	\$ 20	\$ 82	\$ 31	\$ 148	\$ 142	\$ 10	\$ -	\$ 574
Insurance - General Liability	\$ 9,586	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 9,586
Printing and Binding	\$ 123	\$ 9	\$ -	\$ -	\$ 32	\$ 5	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 168
Legal Advertising	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,204	\$ 944	\$ -	\$ 2,148
Other Current Charges	\$ 101	\$ 101	\$ 105	\$ 138	\$ 100	\$ 101	\$ 96	\$ 97	\$ 98	\$ 98	\$ 97	\$ -	\$ 1,133
Office Supplies	\$ 13	\$ 13	\$ 0	\$ 0	\$ 11	\$ 1	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0	\$ -	\$ 38
Property Appraiser's Fee	\$ -	\$ -	\$ -	\$ -	\$ 1,265	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,265
Property Taxes	\$ -	\$ 4	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4
Dues, Licenses & Subscriptions	\$ 175	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 175
Total General & Administrative	\$ 40,926	\$ 7,593	\$ 17,013	\$ 10,058	\$ 11,066	\$ 11,425	\$ 7,764	\$ 11,423	\$ 10,920	\$ 13,916	\$ 8,585	\$ -	\$ 150,689

Westside
Community Development District
Month to Month

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
<i>Operations & Maintenance</i>													
Field Expenditures													
Landscape Maintenance	\$ 27,688	\$ 27,688	\$ 27,688	\$ 27,688	\$ 27,688	\$ 27,688	\$ 27,688	\$ 27,688	\$ 27,688	\$ 27,688	\$ 27,688	\$ -	\$ 304,563
Oak Tree Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Irrigation Repairs	\$ 7,816	\$ -	\$ 2,716	\$ 5,204	\$ 10,212	\$ 1,136	\$ 5,197	\$ 260	\$ 1,526	\$ 2,295	\$ 500	\$ -	\$ 36,862
Plant Replacement	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 7,140	\$ -	\$ -	\$ 35,419	\$ -	\$ -	\$ 42,560
Electric	\$ 31	\$ 31	\$ 31	\$ 31	\$ 31	\$ 31	\$ 31	\$ 31	\$ 31	\$ 36	\$ 36	\$ -	\$ 349
Streetlighting	\$ 4,934	\$ 4,934	\$ 4,934	\$ 4,923	\$ 4,787	\$ 4,787	\$ 4,787	\$ 4,787	\$ 4,787	\$ 4,718	\$ 4,718	\$ -	\$ 53,098
Irrigation Water	\$ 3,855	\$ 3,654	\$ 6,165	\$ 4,579	\$ 4,753	\$ 4,513	\$ 4,480	\$ 49	\$ 517	\$ 761	\$ 22,961	\$ -	\$ 56,286
Property Insurance	\$ 1,701	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,701
Field Management	\$ 1,792	\$ 1,792	\$ 1,792	\$ 1,792	\$ 1,792	\$ 1,792	\$ 1,792	\$ 1,792	\$ 1,792	\$ 1,792	\$ 1,792	\$ -	\$ 19,713
Lake & Wetland Maintenance	\$ 2,150	\$ 1,075	\$ 2,875	\$ 1,075	\$ 495	\$ 1,075	\$ 1,675	\$ 2,770	\$ 1,075	\$ 1,075	\$ 2,770	\$ -	\$ 18,110
Sidewalk Repairs & Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Contingency	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,477	\$ 995	\$ -	\$ -	\$ -	\$ -	\$ 6,472
Stormwater/Lake Repair	\$ -	\$ -	\$ -	\$ 590	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 590
Total Operations & Maintenance	\$ 49,967	\$ 39,174	\$ 46,200	\$ 45,882	\$ 49,758	\$ 41,022	\$ 58,266	\$ 38,371	\$ 37,415	\$ 73,785	\$ 60,464	\$ -	\$ 540,303
Total Expenditures	\$ 90,892	\$ 46,767	\$ 63,213	\$ 55,939	\$ 60,824	\$ 52,447	\$ 66,030	\$ 49,794	\$ 48,335	\$ 87,700	\$ 69,050	\$ -	\$ 690,992
Excess (Deficiency) of Revenues over Expenditures	\$ (89,861)	\$ 61,692	\$ 263,970	\$ (19,245)	\$ (48,682)	\$ (43,804)	\$ (54,049)	\$ (38,668)	\$ 10,506	\$ (87,634)	\$ (69,049)	\$ -	\$ (114,823)

Westside
COMMUNITY DEVELOPMENT DISTRICT
Special Assessment Receipts
Fiscal Year 2024

Gross Assessments	\$ 590,237.15	\$ 244,548.00	\$ 216,717.00	\$ 1,071,494.97	\$ 83,866.00	\$ 121,031.50	\$ 256,986.72	\$ 2,584,881.34
Net Assessments	\$ 554,822.92	\$ 229,875.12	\$ 203,713.98	\$ 1,007,205.27	\$ 78,834.04	\$ 113,769.61	\$ 241,567.52	\$ 2,429,788.46

ON ROLL ASSESSMENTS

Date	Distribution	Gross Amount	Discount/Penalty	Commission	Interest	Net Receipts	22.83%	9.46%	8.38%	41.45%	3.24%	4.68%	9.94%	100.00%
							O&M Portion	2018 Debt Service	2019 Debt Service	2019 Refund Debt Service	2019 Parcel k Debt Service	2022 AA1 Debt Service	2022 AA2 Debt Service	Total
11/10/23	ACH	\$4,902.47	\$0.00	(\$98.05)	\$0.00	\$4,804.42	\$1,097.05	\$454.53	\$402.80	\$1,991.55	\$155.88	\$224.96	\$477.65	\$4,804.42
11/24/23	ACH	\$495,062.89	(\$19,801.79)	(\$9,505.22)	\$0.00	\$465,755.88	\$106,351.66	\$44,063.79	\$39,049.07	\$193,066.92	\$15,111.36	\$21,808.02	\$46,305.06	\$465,755.88
12/11/23	ACH	\$158.35	\$0.00	(\$3.17)	\$0.00	\$155.18	\$35.43	\$14.68	\$13.01	\$64.33	\$5.03	\$7.27	\$15.43	\$155.18
12/11/23	ACH	\$824.07	\$0.00	(\$16.48)	\$0.00	\$807.59	\$184.41	\$76.40	\$67.71	\$334.77	\$26.20	\$37.81	\$80.29	\$807.59
12/11/23	ACH	\$1,340,274.50	\$0.00	(\$26,805.49)	\$0.00	\$1,313,469.01	\$299,920.23	\$124,263.43	\$110,121.52	\$544,464.23	\$42,615.26	\$61,500.36	\$130,583.98	\$1,313,469.01
12/22/23	ACH	\$102,664.97	\$0.00	(\$2,053.32)	\$0.00	\$100,611.65	\$22,973.87	\$9,518.57	\$8,435.30	\$41,705.93	\$3,264.33	\$4,710.92	\$10,002.73	\$100,611.65
01/10/24	ACH	\$119,396.10	(\$3,587.33)	(\$2,316.16)	\$0.00	\$113,492.61	\$25,915.14	\$10,737.20	\$9,515.24	\$47,045.39	\$3,682.25	\$5,314.05	\$11,283.34	\$113,492.61
01/10/24	ACH	\$2,666.71	(\$79.98)	(\$51.73)	\$0.00	\$2,535.00	\$578.86	\$239.83	\$212.51	\$1,050.82	\$82.25	\$118.70	\$252.03	\$2,535.00
01/31/24	ACH	\$0.00	\$0.00	\$0.00	\$1,841.91	\$1,841.91	\$420.58	\$174.26	\$154.43	\$763.52	\$59.76	\$86.24	\$183.12	\$1,841.91
02/08/24	ACH	\$982.73	(\$6.15)	(\$19.53)	\$0.00	\$957.05	\$218.54	\$90.54	\$80.24	\$396.72	\$31.05	\$44.81	\$95.15	\$957.05
02/08/24	ACH	\$50,839.49	(\$1,918.95)	(\$978.41)	\$0.00	\$47,942.13	\$10,947.21	\$4,535.66	\$4,019.48	\$19,873.16	\$1,555.47	\$2,244.78	\$4,766.37	\$47,942.13
03/08/24	ACH	\$34,336.33	(\$372.14)	(\$679.28)	\$0.00	\$33,284.91	\$7,600.35	\$3,148.99	\$2,790.61	\$13,797.39	\$1,079.92	\$1,558.49	\$3,309.16	\$33,284.91
04/08/24	ACH	\$44,521.16	(\$5.37)	(\$890.30)	\$0.00	\$43,625.49	\$9,961.53	\$4,127.28	\$3,657.57	\$18,083.81	\$1,415.42	\$2,042.67	\$4,337.21	\$43,625.49
04/08/24	ACH	\$4,201.64	\$0.00	(\$84.05)	\$0.00	\$4,117.59	\$940.22	\$389.55	\$345.22	\$1,706.84	\$133.59	\$192.80	\$409.37	\$4,117.59
04/08/24	ACH	\$0.00	\$0.00	\$0.00	\$290.85	\$290.85	\$66.41	\$27.52	\$24.38	\$120.56	\$9.44	\$13.62	\$28.92	\$290.85
05/08/24	ACH	\$44,845.36	\$0.00	(\$896.91)	\$0.00	\$43,948.45	\$10,035.28	\$4,157.83	\$3,684.65	\$18,217.68	\$1,425.90	\$2,057.79	\$4,369.32	\$43,948.45
05/08/24	ACH	\$213.10	\$0.00	(\$4.26)	\$0.00	\$208.84	\$47.69	\$19.76	\$17.51	\$86.57	\$6.77	\$9.78	\$20.76	\$208.84
06/07/24	ACH	\$37,269.92	\$0.00	(\$745.40)	\$0.00	\$36,524.52	\$8,340.09	\$3,455.48	\$3,062.22	\$15,140.28	\$1,185.03	\$1,710.18	\$3,631.24	\$36,524.52
06/18/24	ACH	\$225,667.34	\$0.00	(\$4,513.35)	\$0.00	\$221,153.99	\$50,498.76	\$20,922.73	\$18,541.60	\$91,673.60	\$7,175.30	\$10,355.06	\$21,986.94	\$221,153.99
07/11/24	ACH	\$0.00	\$0.00	\$0.00	\$283.73	\$283.73	\$64.78	\$26.84	\$23.79	\$117.61	\$9.21	\$13.29	\$28.21	\$283.73
TOTAL		\$ 2,508,827.13	\$ (25,771.71)	\$ (49,661.11)	\$ 2,416.49	\$ 2,435,810.80	\$ 556,198.09	\$ 230,444.87	\$ 204,218.86	\$ 1,009,701.68	\$ 79,029.42	\$ 114,051.60	\$ 242,166.28	\$ 2,435,810.80

100%	Net Percent Collected
0	Balance Remaining to Collect

DIRECT BILL ASSESSMENTS

CORNERSTONE-ICM B-BAY LLC							
				\$185,669.52	\$34,906.52	\$110,963.00	\$39,800.00
Date Received	Due Date	Check Number	Net Assessed	Amount Received	Operations & Maintenance	Series 2005 - 2	Series 2007 - 2
	11/1/23		\$92,834.76	\$0.00	\$0.00	\$0.00	\$0.00
1/24/24	2/1/24	7200430381	\$46,417.38	\$46,417.38	\$8,726.63	\$27,740.75	\$9,950.00
	5/1/24		\$46,417.38	\$0.00	\$0.00	\$0.00	\$0.00
			\$185,669.52	\$46,417.38	\$8,726.63	\$27,740.75	\$9,950.00