

*Rolling Oaks  
Community Development District*

*Agenda*

*November 21, 2024*

# AGENDA

# *Rolling Oaks*

## *Community Development District*

---

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

November 14, 2024

**Board of Supervisors  
Rolling Oaks Community  
Development District**

Dear Board Members:

The meeting of the Board of Supervisors of **Rolling Oaks Community Development District** will be held **Thursday, November 21, 2024, at 3:00 PM at Margaritaville Resort Orlando, 8000 Fins Up Circle, Kissimmee, Florida 34747.** Following is the advance agenda for the meeting:

### **Zoom Webinar Information:**

Link: <https://us06web.zoom.us/j/85744403825>  
Webinar ID: 857 4440 3825  
Call-in Number: 1-305-224-1968

### **Landowners' Meeting**

1. Determination of Number of Voting Units Represented
2. Call to Order
3. Election of Chairman for the Purpose of Conducting the Landowners' Meeting
4. Nominations for the Positions of Supervisors (3)
5. Casting of Ballots
6. Tabulation of Ballots and Announcement of Results
7. Landowners' Questions and Comments
8. Adjournment

### **Board of Supervisors Meeting**

1. Roll Call
2. Public Comment Period
3. Organizational Matters
  - A. Administration of Oaths of Office to Newly Elected Board Members
  - B. Consideration of Resolution 2025-01 Canvassing and Certifying the Results of the Landowners' Election
  - C. Election of Officers
  - D. Consideration of Resolution 2025-02 Electing Officers
4. Approval of Minutes of the October 24, 2024 Board of Supervisors Meeting
5. Staff Reports
  - A. Attorney
  - B. Engineer
  - C. District Manager's Report
    - i. Approval of Check Register
    - ii. Balance Sheet and Income Statement
  - D. Field Manager's Report
6. Supervisor's Requests
7. Next Meeting Date - January 23, 2025 at the Crescent Moon Room
8. Adjournment

Sincerely,

*Tricia Adams*

Tricia Adams  
District Manager

# LANDOWNERS' MEETING

**INSTRUCTIONS RELATING TO LANDOWNERS' MEETING OF  
ROLLING OAKS COMMUNITY DEVELOPMENT DISTRICT  
FOR THE ELECTION OF SUPERVISORS**

DATE OF LANDOWNERS' MEETING: **Thursday, November 21, 2024**

TIME: **3:00 PM**

LOCATION: **Margaritaville Resort Orlando, 8000 Fins Up Circle, Kissimmee, FL 34747**

Pursuant to Chapter 190, Florida Statutes, and after a Community Development District (“**District**”) has been established and the landowners have held their initial election, there shall be a subsequent landowners’ meeting for the purpose of electing members of the Board of Supervisors (“**Board**”) every two years until the District qualifies to have its board members elected by the qualified electors of the District. The following instructions on how all landowners may participate in the election are intended to comply with Section 190.006(2)(b), *Florida Statutes*.

A landowner may vote in person at the landowners’ meeting, or the landowner may nominate a proxy holder to vote at the meeting in place of the landowner. Whether in person or by proxy, each landowner shall be entitled to cast one vote per acre of land owned by him or her and located within the District, for each position on the Board that is open for election for the upcoming term. A fraction of an acre shall be treated as one (1) acre, entitling the landowner to one vote with respect thereto. For purposes of determining voting interests, platted lots shall be counted individually and rounded up to the nearest whole acre. Moreover, please note that a particular parcel of real property is entitled to only one vote for each eligible acre of land or fraction thereof; therefore, two or more people who own real property in common, that is one acre or less, are together entitled to only one vote for that real property.

At the landowners’ meeting, the first step is to elect a chair for the meeting, who may be any person present at the meeting. The landowners shall also elect a secretary for the meeting who may be any person present at the meeting. The secretary shall be responsible for the minutes of the meeting. The chair shall conduct the nominations and the voting. If the chair is a landowner or proxy holder of a landowner, he or she may nominate candidates and make second motions. Candidates must be nominated and then shall be elected by a vote of the landowners. Nominees may be elected only to a position on the Board that is open for election for the upcoming term.

This year, three (3) seats on the Board will be up for election by landowners. The two candidates receiving the highest number of votes shall be elected for a term of four (4) years. The candidate receiving the next highest number of votes shall be elected for a term of two (2) years. The term of office for each successful landowner candidate shall commence upon election.

A proxy is available upon request. To be valid, each proxy must be signed by one of the legal owners of the property for which the vote is cast and must contain the typed or printed name of the individual who signed the proxy; the street address, legal description of the property or tax parcel identification number; and the number of authorized votes. If the proxy authorizes more than one vote, each property must be listed and the number of acres of each property must be included. The signature on a proxy does not need to be notarized.

**BOARD OF  
SUPERVISORS  
MEETING**

# SECTION III

# SECTION B



**RESOLUTION 2025-01**

**A RESOLUTION CANVASSING AND CERTIFYING THE RESULTS OF THE LANDOWNERS' ELECTION OF THE ROLLING OAKS COMMUNITY DEVELOPMENT DISTRICT HELD PURSUANT TO SECTION 190.006(2), FLORIDA STATUTES**

**WHEREAS**, pursuant to Section 190.006(2), Florida Statute, a landowners' meeting is required to be held within 90 days of the District's creation and every two years following the creation of a Community Development District for the purpose of electing three (3) supervisors for the District; and

**WHEREAS**, following proper notice of once a week for 2 consecutive weeks in a newspaper of general circulation in the area of the District, the last day of such publication to be not fewer than 14 days or more than 28 days before the date of the election, such landowners' meeting was held on **November 21, 2024**, at which the below-recited persons were duly elected by virtue of the votes cast in their respective favor; and

**WHEREAS**, the Board of Supervisors by means of this Resolution desire to canvas the votes and declare and certify the results of said election;

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

1. The following persons are found, certified, and declared to have been duly elected as Supervisors of and for the District, having been elected by the votes cast in their favor as follows:

<u>Supervisor</u>	<u># of Votes</u>	<u>Terms</u>
_____	_____	4 Year Term
_____	_____	4 Year Term
_____	_____	2 Year Term

2. The terms of office shall commence immediately upon the adoption of this Resolution:

**PASSED AND ADOPTED** this 21<sup>st</sup> day of November, 2024.

**ATTEST:**

**ROLLING OAKS COMMUNITY  
DEVELOPMENT DISTRICT**

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

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

# SECTION D

**RESOLUTION 2025-02**

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE ROLLING OAKS COMMUNITY DEVELOPMENT DISTRICT ELECTING THE OFFICERS OF THE DISTRICT AND PROVIDING FOR AN EFFECTIVE DATE**

**WHEREAS**, the Rolling Oaks Community Development District (the “District”) is a local unit of special purpose government created and existing pursuant to Chapter 190, Florida Statutes; and

**WHEREAS**, the Board of Supervisors of the District (“Board”) desires to elect the Officers of the District.

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

**Section 1.** The following persons are elected to the offices shown:

- Chairman \_\_\_\_\_
- Vice Chairman \_\_\_\_\_
- Secretary \_\_\_\_\_
- Assistant Secretary \_\_\_\_\_
- Assistant Secretary \_\_\_\_\_
- Assistant Secretary \_\_\_\_\_
- Assistant Secretary \_\_\_\_\_
- Treasurer \_\_\_\_\_
- Assistant Treasurer \_\_\_\_\_

**Section 2.** This Resolution shall become effective immediately upon its adoption.

**PASSED AND ADOPTED** this 21<sup>st</sup> day of November, 2024.

**ATTEST:**

**ROLLING OAKS COMMUNITY DEVELOPMENT DISTRICT**

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

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

# SECTION IV

**MINUTES OF MEETING  
ROLLING OAKS  
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Rolling Oaks Community Development District was held Thursday, **October 24, 2024** at 1:03 p.m. at the Crescent Moon Room, 3151 Sunset Walk Drive, Kissimmee, Florida.

Present and constituting a quorum were:

John Chiste	Chairman <i>via Zoom</i>
Jared Bouskila	Vice Chairman
Cora DiFiore	Assistant Secretary <i>via Zoom</i>
Peter Brown	Assistant Secretary
Steven Dougherty	Assistant Secretary

Also present were:

Tricia Adams	District Manager
Cari Webster	District Counsel
Robert Walker	District Engineer <i>via Zoom</i>
Clayton Smith	Field Services Manager <i>via Zoom</i>
Ashley Hilyard	Field Services

**FIRST ORDER OF BUSINESS**

**Roll Call**

Ms. Adams called the meeting to order at 1:03 p.m. and called the roll.

**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 September 26,  
2024 Meeting**

On MOTION by Mr. Brown seconded by Mr. Dougherty with all in favor the minutes of the September 26, 2024 meeting were approved as presented.
--

**FOURTH ORDER OF BUSINESS**

**Consideration of Encroachment Agreement for a Building Pad with MV Rolling Oaks Retail, LLC**

Ms. Adams stated this is for a building pad on Inspiration Drive and this agreement assigns the maintenance responsibilities to MV Rolling Oaks Retail, LLC and there are also indemnifications provisions. This agreement was prepared by district counsel.

On MOTION by Mr. Brown seconded by Mr. Bouskila with all in favor the Encroachment Agreement for a building pad with MV Rolling Oaks Retail, LLC was approved.

**FIFTH ORDER OF BUSINESS**

**Consideration of License Agreement for Entry Gates with Rolling Oaks Splendid, LLC**

Ms. Adams stated next is consideration of a license agreement for the entry gates with Rolling Oaks Splendid, LLC. There are five entrances and five areas where Rolling Oaks Splendid has installed gate equipment. This agreement indemnifies the district and assigns the maintenance responsibilities to Rolling Oaks Splendid, LLC. Subsequent to the agenda this agreement was circulated for comment and one of the comments that came back regarding the five entrance gates agreement is that the initial term of the agreement be 10-years with automatic renewal instead of 5-years. We are going to ask the board to consider the term as 10-years. This agreement was prepared by district counsel.

On MOTION by Mr. Brown seconded by Mr. Bouskila with all in favor the License Agreement for entry gates with Rolling Oaks Splendid, LLC was approved.

**SIXTH ORDER OF BUSINESS**

**Consideration of Mutual Use Agreement for Directional Signage with Rolling Oaks Splendid, LLC**

Ms. Adams stated this agreement is for the provision of directional signage that has been installed on CDD property. There is a diagram as an exhibit to the agreement that identifies where the directional sign has been installed. This agreement has been circulated for review subsequent to publication of the agenda. The one comment that came back was regarding provision 24 with

the wording update to be but shall not be unreasonably withheld. This agreement was prepared by district counsel.

On MOTION by Mr. Chiste seconded by Mr. Brown with all in favor the Mutual Use Agreement for directional signage with Rolling Oaks Splendid, LLC was approved.

**SEVENTH ORDER OF BUSINESS                      Review and Approval of Field Management Services Agreement**

Ms. Adams stated this agreement has been reviewed by district counsel. This agreement is based on the terms of the proposal that the board approved last month with Governmental Management Services-Central Florida, LLC to be effective October 1, 2024. Attached as an exhibit is the scope that the board previously reviewed as well as a certificate of insurance.

On MOTION by Mr. Dougherty seconded by Mr. Bouskila with all in favor the Agreement for Field Management Services was approved.

**EIGHTH ORDER OF BUSINESS                      Ratification of Revised Fiscal Year 2025 Meeting Schedule**

On MOTION by Mr. Bouskila seconded by Mr. Dougherty with all in favor the Revised Meeting Schedule for Fiscal Year 2025 was ratified.

**NINTH ORDER OF BUSINESS                      Staff Reports**

**A. Attorney**

There being none, the next item followed.

**B. Engineer**

There being no comments, the next item followed.

Mr. Walker left the meeting at this time.

**C. Manager**

**i. Approval of Check Register**

On MOTION by Mr. Bouskila seconded by Mr. Dougherty 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.

**D. Field Manager**

Ms. Hilyard presented the Field Manager’s Report. She stated the landscapers and I were onsite to assess storm damage and debris. We had the roadways and sidewalks cleared within a day or so. I’m coordinate with the landscaping team to address any noted site issues. We have some landscape enhancements that need to be made and I will do a ride along next week and put eyes on all those things.

**TENTH ORDER OF BUSINESS**

**Supervisor’s Requests**

There being no comments, the next item followed.

**ELEVENTH ORDER OF BUSINESS**

**Next Meeting Date- November 21, 2024 at Margaritaville Resort Orlando**

Ms. Adams stated the next meeting is scheduled for November 21, 2024 at 3:00 p.m.

**TWELFTH ORDER OF BUSINESS**

**Adjournment**

On MOTION by Mr. Bouskila seconded by Mr. Brown with all in favor the meeting adjourned at 1:18 p.m.

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

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



# SECTION V

# SECTION C

# SECTION 1

# Rolling Oaks Community Development District

## Summary of Check Register

October 01, 2024 to October 31, 2024

Fund	Date	Check No.'s	Amount
General Fund			
	10/1/24	625	\$ 95.60
	10/15/24	626-631	\$ 152,810.17
	10/23/24	632-633	\$ 269.05
	10/28/24	634	\$ 14,295.09
<b>Total Amount</b>			<b>\$ 167,469.91</b>

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
10/01/24	00023	9/19/24	AEF0E159	202409	310	51300	48000		OSCEOLA NEWS GAZETTE	*	95.60	95.60	000625
			REV NOT	FY25									
10/15/24	00042	10/07/24	2392	202410	310	51300	49300		EMBASSY SUITES BY HILTON ORLANDO	*	135.45	135.45	000626
			CRESCENT MOON MEETING RM										
10/16/24	00042	10/07/24	2392	202410	310	51300	49300		EMBASSY SUITES BY HILTON ORLANDO	V	135.45	135.45	000626
			CRESCENT MOON MEETING RM										
10/15/24	00001	8/31/24	139	202408	320	53800	48000		GOVERNMENTAL MANAGEMENT SERVICES	*	500.00	6,916.53	000627
			INSPECT WATER LEAK/GUARD										
		10/01/24	140	202410	310	51300	34000		ROLLING OAKS CDD C/O REGIONS BANK	*	3,541.67	154.58	000628
			MANAGEMENT FEES OCT24										
		10/01/24	140	202410	310	51300	35200		ROLLING OAKS CDD C/O REGIONS BANK	*	65.08	144,040.27	000629
			WEBSITE ADMIN OCT24										
		10/01/24	140	202410	310	51300	35100		ROLLING OAKS CDD C/O REGIONS BANK	*	109.42	193.24	000630
			INFORMATION TECH OCT24										
		10/01/24	140	202410	310	51300	31300		ROLLING OAKS CDD C/O REGIONS BANK	*	700.00	1,505.55	000631
			DISSEMINATION SVCS OCT24										
		10/01/24	140	202410	310	51300	51000		YELLOWSTONE LANDSCAPE-SOUTHEAST LLC	*	.18		
			OFFICE SUPPLIES OCT24										
		10/01/24	140	202410	310	51300	42000			*	50.18		
			POSTAGE OCT24										
		10/01/24	141	202410	320	53800	34000			*	1,950.00		
			FIELD MANAGEMENT OCT24										

ROAK ROLLING OAKS IARAUJO

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
10/23/24	00002	10/01/24	91191	202410	310	51300	54000		SPECIAL DISTRICT FEE FY25	*	175.00		
DEPARTMENT OF ECONOMIC OPPORTUNITY												175.00	000632
10/23/24	00023	10/07/24	AEF0E159	202410	310	51300	48000		REV BOS MEETING DATES	*	94.05		
OSCEOLA NEWS GAZETTE												94.05	000633
10/28/24	00019	9/30/24	PSI10997	202409	320	53800	49000		FOUNT/AERATOR SVC SEP24	*	7,835.83		
		10/02/24	PSI11736	202410	320	53800	47000		QTRLY POND MAINT OCT24	*	1,311.23		
		10/02/24	PSI11745	202410	320	53800	47000		POND MAINTENANCE OCT24	*	2,152.32		
		10/02/24	PSI11747	202410	320	53800	47000		POND MAINTENANCE OCT24	*	1,200.36		
		10/02/24	PSI11750	202410	320	53800	47000		SEMI ANN POND MAINT OCT24	*	665.15		
		10/14/24	PSI11786	202410	320	53800	49000		FOUNT/AERATOR SVCS OCT24	*	1,130.20		
SOLITUDE LAKE MANAGEMENT LLC DBA												14,295.09	000634
TOTAL FOR BANK A											167,469.91		
TOTAL FOR REGISTER											167,469.91		

# SECTION 2

***Rolling Oaks***  
***Community Development District***

***Unaudited Financial Reporting***  
***October 31, 2024***





# Table of Contents

1	<u>Balance Sheet</u>
2-3	<u>General Fund</u>
4	<u>Series 2016 Debt Service</u>
5	<u>Series 2018 Debt Service</u>
6	<u>Series 2022 Debt Service</u>
7	<u>Series 2016 Capital Projects</u>
8	<u>Series 2018 Capital Projects</u>
9	<u>Series 2022 Capital Projects</u>
10-11	<u>Month to Month</u>
12	<u>Long Term Debt Schedule</u>
13	<u>Series 2016 Construction Schedule</u>
14	<u>Series 2018 Construction Schedule</u>
15	<u>Series 2022 Construction Schedule</u>

**Rolling Oaks**  
**Community Development District**  
**Combined Balance Sheet**  
**October 31, 2024**

	General Fund	Debt Service Fund	Capital Projects Fund	Totals Governmental Funds
<b>Assets:</b>				
Operating Account - Suntrust	\$ 195,532	\$ -	\$ -	\$ 195,532
Due from General Fund	\$ -	\$ 17,172	\$ -	\$ 17,172
Due From Developer	\$ 244	\$ -	\$ -	\$ 244
<b>Investments</b>				
<u>Series 2016</u>				
Reserve	\$ -	\$ 1,159,506	\$ -	\$ 1,159,506
Revenue	\$ -	\$ 339,509	\$ -	\$ 339,509
Principal	\$ -	\$ 251	\$ -	\$ 251
Interest	\$ -	\$ 415,210	\$ -	\$ 415,210
Sinking Fund	\$ -	\$ 290,026	\$ -	\$ 290,026
Prepayment	\$ -	\$ 27,730	\$ -	\$ 27,730
Construction	\$ -	\$ -	\$ 6,760	\$ 6,760
<u>Series 2018</u>				
Reserve	\$ -	\$ 903,660	\$ -	\$ 903,660
Revenue	\$ -	\$ 206,313	\$ -	\$ 206,313
Interest	\$ -	\$ 331,620	\$ -	\$ 331,620
Principal	\$ -	\$ 542	\$ -	\$ 542
Prepayment	\$ -	\$ 530	\$ -	\$ 530
Sinking Fund	\$ -	\$ 230,000	\$ -	\$ 230,000
Construction	\$ -	\$ -	\$ 2,584	\$ 2,584
<u>Series 2022</u>				
Reserve	\$ -	\$ 578,616	\$ -	\$ 578,616
Revenue	\$ -	\$ 77,508	\$ -	\$ 77,508
Interest	\$ -	\$ 239,718	\$ -	\$ 239,718
Capitalized Interest	\$ -	\$ 98	\$ -	\$ 98
Sinking Fund	\$ -	\$ 209	\$ -	\$ 209
Construction	\$ -	\$ -	\$ 1,219	\$ 1,219
<b>Total Assets</b>	<b>\$ 195,776</b>	<b>\$ 4,818,219</b>	<b>\$ 10,563</b>	<b>\$ 5,024,558</b>
<b>Liabilities:</b>				
Accounts Payable	\$ 31,570	\$ -	\$ -	\$ 31,570
Due to Debt Service	\$ 17,172	\$ -	\$ -	\$ 17,172
<b>Total Liabilities</b>	<b>\$ 48,742</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 48,742</b>
<b>Fund Balances:</b>				
Unassigned	\$ 147,034	\$ -	\$ -	\$ 147,034
Assigned for Debt Service 2016	\$ -	\$ 2,241,773	\$ -	\$ 2,241,773
Assigned for Debt Service 2018	\$ -	\$ 1,680,296	\$ -	\$ 1,680,296
Assigned for Debt Service 2022	\$ -	\$ 896,149	\$ -	\$ 896,149
Assigned for Capital Projects 2016	\$ -	\$ -	\$ 6,760	\$ 6,760
Assigned for Capital Projects 2018	\$ -	\$ -	\$ 2,584	\$ 2,584
Assigned for Capital Projects 2022	\$ -	\$ -	\$ 1,219	\$ 1,219
<b>Total Fund Balances</b>	<b>\$ 147,034</b>	<b>\$ 4,818,219</b>	<b>\$ 10,563</b>	<b>\$ 4,975,816</b>
<b>Total Liabilities &amp; Fund Balance</b>	<b>\$ 195,776</b>	<b>\$ 4,818,219</b>	<b>\$ 10,563</b>	<b>\$ 5,024,558</b>

# Rolling Oaks

## Community Development District

### General Fund

#### Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending October 31, 2024

	Adopted	Prorated Budget	Actual	
	Budget	Thru 10/31/24	Thru 10/31/24	Variance
<b>Revenues</b>				
Assessments	\$ 813,131	\$ -	\$ -	-
Developer Contributions	\$ 201,431	\$ -	\$ -	-
<b>Total Revenues</b>	<b>\$ 1,014,562</b>	<b>\$ -</b>	<b>\$ -</b>	<b>-</b>
<b>Expenditures:</b>				
<b><u>General &amp; Administrative:</u></b>				
Supervisor Fees	\$ 12,000	\$ 1,000	\$ 2,000	\$ (1,000)
FICA Expense	\$ 918	\$ 77	\$ 153	\$ (77)
Engineering	\$ 10,000	\$ 833	\$ -	\$ 833
Attorney	\$ 15,000	\$ 1,250	\$ -	\$ 1,250
Arbitrage	\$ 1,350	\$ -	\$ -	-
Dissemination	\$ 8,400	\$ 700	\$ 700	-
Assessment Administration	\$ 10,500	\$ 10,500	\$ 10,500	-
Annual Audit	\$ 3,450	\$ -	\$ -	-
Trustee Fees	\$ 11,041	\$ 7,000	\$ 7,000	-
Management Fees	\$ 42,500	\$ 3,542	\$ 3,542	-
Information Technology	\$ 1,313	\$ 109	\$ 109	-
Website Maintenance	\$ 781	\$ 65	\$ 65	-
Telephone	\$ 100	\$ 8	\$ -	\$ 8
Postage	\$ 800	\$ 67	\$ 50	\$ 16
Insurance	\$ 7,839	\$ 7,839	\$ 7,624	\$ 215
Printing & Binding	\$ 800	\$ 67	\$ -	\$ 67
Legal Advertising	\$ 2,000	\$ 167	\$ 304	\$ (138)
Other Current Charges	\$ 2,000	\$ 167	\$ 41	\$ 126
Office Supplies	\$ 130	\$ 11	\$ 0	\$ 11
Property Appraiser Fee	\$ 350	\$ -	\$ -	-
Property Taxes	\$ 80	\$ 7	\$ -	\$ 7
Meeting Room	\$ 1,701	\$ 142	\$ -	\$ 142
Dues, Licenses & Subscriptions	\$ 175	\$ 175	\$ 175	-
<b>Total General &amp; Administrative:</b>	<b>\$ 133,228</b>	<b>\$ 33,724</b>	<b>\$ 32,264</b>	<b>\$ 1,460</b>

# Rolling Oaks

## Community Development District

### General Fund

#### Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending October 31, 2024

	Adopted	Prorated Budget	Actual	
	Budget	Thru 10/31/24	Thru 10/31/24	Variance
<b><u>Operations and Maintenance Expenses</u></b>				
<i>Field Operations</i>				
Field Management	\$ -	\$ -	\$ 1,950	\$ (1,950)
Property Insurance	\$ 13,603	\$ 13,603	\$ 7,282	\$ 6,321
Electric	\$ 16,614	\$ 1,385	\$ 639	\$ 745
Streetlights	\$ 229,217	\$ 19,101	\$ 13,616	\$ 5,486
Utility-Water and Sewer	\$ 172,192	\$ 14,349	\$ 15,636	\$ (1,287)
Landscape Maintenance	\$ 263,900	\$ 21,992	\$ 21,992	\$ (0)
Landscape Enhancements	\$ 50,000	\$ 4,167	\$ -	\$ 4,167
Landscape Irrigation	\$ 10,000	\$ 833	\$ -	\$ 833
Fountain Maintenance	\$ 59,000	\$ 4,917	\$ -	\$ 4,917
Lake Maintenance	\$ 46,807	\$ 3,901	\$ 5,329	\$ (1,428)
Pressure Washing	\$ 10,000	\$ 833	\$ -	\$ 833
Contingency	\$ 10,000	\$ 833	\$ 1,130	\$ (297)
<b>Total Operations and Maintenance:</b>	<b>\$ 881,334</b>	<b>\$ 85,914</b>	<b>\$ 67,574</b>	<b>\$ 18,340</b>
<b>Total Expenditures</b>	<b>\$ 1,014,562</b>	<b>\$ 119,638</b>	<b>\$ 99,838</b>	<b>\$ 19,800</b>
<b>Excess Revenues (Expenditures)</b>	<b>\$ 0</b>		<b>\$ (99,838)</b>	
<b>Fund Balance - Beginning</b>	<b>\$ -</b>		<b>\$ 246,873</b>	
<b>Fund Balance - Ending</b>	<b>\$ 0</b>		<b>\$ 147,034</b>	

# Rolling Oaks

## Community Development District

### Debt Service Fund - Series 2016

#### Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending October 31, 2024

	Adopted Budget	Prorated Budget Thru 10/31/24	Actual Thru 10/31/24	Variance
<b>Revenues</b>				
Assessments - Tax Roll	\$ 1,120,501	\$ -	\$ -	-
Interest	\$ 50,000	\$ 8,813	\$ 8,813	-
<b>Total Revenues</b>	<b>\$ 1,170,501</b>	<b>\$ 8,813</b>	<b>\$ 8,813</b>	<b>-</b>
<b>Expenditures:</b>				
Interest - 11/01	\$ 415,934	\$ -	\$ -	-
Principal - 11/01	\$ 290,000	\$ -	\$ -	-
Interest - 05/01	\$ 408,322	\$ -	\$ -	-
<b>Total Expenditures</b>	<b>\$ 1,114,256</b>	<b>\$ -</b>	<b>\$ -</b>	<b>-</b>
<b>Excess Revenues (Expenditures)</b>	<b>\$ 56,245</b>		<b>\$ 8,813</b>	
<b>Fund Balance - Beginning</b>	<b>\$ 1,081,453</b>		<b>\$ 2,232,960</b>	
<b>Fund Balance - Ending</b>	<b>\$ 1,137,698</b>		<b>\$ 2,241,773</b>	

# Rolling Oaks

## Community Development District

### Debt Service Fund - Series 2018

#### Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending October 31, 2024

	Adopted	Prorated Budget	Actual	
	Budget	Thru 10/31/24	Thru 10/31/24	Variance
<b>Revenues</b>				
Assessments	\$ 897,697	\$ -	\$ -	-
Interest	\$ 20,000	\$ 7,202	\$ 7,202	-
<b>Total Revenues</b>	<b>\$ 917,697</b>	<b>\$ 7,202</b>	<b>\$ 7,202</b>	<b>-</b>
<b>Expenditures:</b>				
Interest - 11/01	\$ 329,056	\$ -	\$ -	-
Principal - 11/01	\$ 230,000	\$ -	\$ -	-
Interest - 05/01	\$ 323,450	\$ -	\$ -	-
<b>Total Expenditures</b>	<b>\$ 882,506</b>	<b>\$ -</b>	<b>\$ -</b>	<b>-</b>
<b>Excess Revenues (Expenditures)</b>	<b>\$ 35,191</b>		<b>\$ 7,202</b>	
<b>Fund Balance - Beginning</b>	<b>\$ 750,615</b>		<b>\$ 1,673,094</b>	
<b>Fund Balance - Ending</b>	<b>\$ 785,806</b>		<b>\$ 1,680,296</b>	

# Rolling Oaks

## Community Development District

### Debt Service Fund - Series 2022

#### Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending October 31, 2024

	Adopted	Prorated Budget	Actual	
	Budget	Thru 10/31/24	Thru 10/31/24	Variance
<b>Revenues</b>				
Assessments - Direct	\$ 576,163	\$ -	\$ -	-
Interest	\$ 10,000	\$ 3,107	\$ 3,107	-
<b>Total Revenues</b>	<b>\$ 586,163</b>	<b>\$ 3,107</b>	<b>\$ 3,107</b>	<b>-</b>
<b>Expenditures:</b>				
Interest - 11/01	\$ 239,716	\$ -	\$ -	-
Principal - 05/01	\$ 95,000	\$ -	\$ -	-
Interest - 05/01	\$ 239,716	\$ -	\$ -	-
<b>Total Expenditures</b>	<b>\$ 574,431</b>	<b>\$ -</b>	<b>\$ -</b>	<b>-</b>
<b>Excess Revenues (Expenditures)</b>	<b>\$ 11,732</b>		<b>\$ 3,107</b>	
<b>Fund Balance - Beginning</b>	<b>\$ 309,245</b>		<b>\$ 893,043</b>	
<b>Fund Balance - Ending</b>	<b>\$ 320,977</b>		<b>\$ 896,149</b>	

# Rolling Oaks

## Community Development District

### Capital Projects Fund - Series 2016

#### Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending October 31, 2024

	Adopted	Prorated Budget	Actual	Variance
	Budget	Thru 10/31/24	Thru 10/31/24	
<b>Revenues</b>				
Interest	\$ -	\$ -	\$ 28	\$ 28
<b>Total Revenues</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 28</b>	<b>\$ 28</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>\$ -</b>	<b>\$ 28</b>	
<b>Fund Balance - Beginning</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 6,732</b>	
<b>Fund Balance - Ending</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 6,760</b>	



# Rolling Oaks

## Community Development District

### Capital Projects Fund - Series 2018

#### Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending October 31, 2024

	Adopted	Prorated Budget	Actual	Variance
	Budget	Thru 10/31/24	Thru 10/31/24	
<b>Revenues</b>				
Interest	\$ -	\$ -	\$ 11	\$ 11
<b>Total Revenues</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 11</b>	<b>\$ 11</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>\$ -</b>	<b>\$ 11</b>	
<b>Fund Balance - Beginning</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 2,573</b>	
<b>Fund Balance - Ending</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 2,584</b>	

# Rolling Oaks

## Community Development District

### Capital Projects Fund - Series 2022

#### Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending October 31, 2024

	Adopted	Prorated Budget	Actual	Variance
	Budget	Thru 10/31/24	Thru 10/31/24	
<b>Revenues</b>				
Interest	\$ -	\$ -	\$ 5	\$ 5
<b>Total Revenues</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 5</b>	<b>\$ 5</b>
<b>Expenditures:</b>				
Capital Outlay - Construction	\$ -	\$ -	\$ -	\$ -
<b>Total Expenditures</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>
<b>Excess Revenues (Expenditures)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 5</b>	
<b>Fund Balance - Beginning</b>	<b>\$ -</b>		<b>\$ 1,214</b>	
<b>Fund Balance - Ending</b>	<b>\$ -</b>		<b>\$ 1,219</b>	

**Rolling Oaks**  
**Community Development District**  
**Month to Month**

	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Total
<b>Revenues</b>													
Assessments - On Roll	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Assessments - Direct	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Developer Contributions	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Boundary Amendment Contributions	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>Total Revenues</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>Expenditures:</b>													
<b><u>General &amp; Administrative:</u></b>													
Supervisor Fees	\$ 2,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	2,000
FICA Expense	\$ 153	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	153
Engineering	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Attorney	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Arbitrage	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Dissemination	\$ 700	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	700
Assessment Administration	\$ 10,500	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	10,500
Annual Audit	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Trustee Fees	\$ 7,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	7,000
Management Fees	\$ 3,542	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	3,542
Information Technology	\$ 109	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	109
Website Maintenance	\$ 65	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	65
Telephone	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Postage	\$ 50	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	50
Insurance	\$ 7,624	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	7,624
Printing & Binding	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Legal Advertising	\$ 304	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	304
Other Current Charges	\$ 41	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	41
Office Supplies	\$ 0	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	0
Property Appraiser Fee	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Property Taxes	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Meeting Room	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Boundary Amendment	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Dues, Licenses & Subscriptions	\$ 175	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	175
<b>Total General &amp; Administrative:</b>	<b>\$ 32,264</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>32,264</b>

**Rolling Oaks**  
**Community Development District**  
**Month to Month**

	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Total
<b>Operations and Maintenance Expenses</b>													
<i>Field Operations</i>													
Field Management	\$ 1,950	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,950
Property Insurance	\$ 7,282	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 7,282
Utility - Electric	\$ 639	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 639
Streetlights	\$ 13,616	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 13,616
Utility - Water & Sewer	\$ 15,636	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 15,636
Landscape Maintenance	\$ 21,992	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 21,992
Landscape Enhancements	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Landscape Irrigation	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Lawn Mowing/Trimming	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Fountain Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Lake Maintenance	\$ 5,329	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,329
Pressure Washing	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Contingency	\$ 1,130	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,130
<b>Total Operations and Maintenance Expenses</b>	<b>\$ 67,574</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 67,574</b>
<b>Total Expenditures</b>	<b>\$ 99,838</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 99,838</b>
<b>Excess Revenues (Expenditures)</b>	<b>\$ (99,838)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ (99,838)</b>

# Rolling Oaks

## Community Development District

### LONG TERM DEBT REPORT

SERIES 2016, SPECIAL ASSESSMENT BONDS		
INTEREST RATES:	4.500%, 5.250%, 5.875%, 6.000%	
MATURITY DATE:	11/1/2047	
RESERVE FUND DEFINITION	MAXIMUM ANNUAL DEBT SERVICE	
RESERVE FUND REQUIREMENT	\$1,124,706	
RESERVE FUND BALANCE	\$1,159,506	
BONDS OUTSTANDING - 12/15/16		\$15,640,000
LESS: PRINCIPAL PAYMENT 11/1/18		(\$220,000)
LESS: PRINCIPAL PAYMENT 11/1/19		(\$230,000)
LESS: PRINCIPAL PAYMENT 11/1/20		(\$240,000)
LESS: PRINCIPAL PAYMENT 11/1/21		(\$255,000)
LESS: PRINCIPAL PAYMENT 11/1/22		(\$265,000)
LESS: PRINCIPAL PAYMENT 11/1/23		(\$275,000)
<b>CURRENT BONDS OUTSTANDING</b>		<b>\$14,155,000</b>

SERIES 2018, SPECIAL ASSESSMENT BONDS		
INTEREST RATES:	4.375%, 4.875%, 5.375%, 5.500%	
MATURITY DATE:	11/1/2049	
RESERVE FUND DEFINITION	MAXIMUM ANNUAL DEBT SERVICE	
RESERVE FUND REQUIREMENT	\$899,831	
RESERVE FUND BALANCE	\$903,660	
BONDS OUTSTANDING - 11/8/18		\$13,160,000
LESS: PRINCIPAL PAYMENT 11/1/20		(\$195,000)
LESS: PRINCIPAL PAYMENT 11/1/21		(\$205,000)
LESS: PRINCIPAL PAYMENT 11/1/22		(\$215,000)
LESS: PRINCIPAL PAYMENT 11/1/23		(\$225,000)
LESS: SPECIAL CALL 08/01/24		(\$30,000)
<b>CURRENT BONDS OUTSTANDING</b>		<b>\$12,290,000</b>

SERIES 2022, SPECIAL ASSESSMENT BONDS		
INTEREST RATES:	5.7%, 6.3%, 6.55%	
MATURITY DATE:	5/1/2053	
RESERVE FUND DEFINITION	MAXIMUM ANNUAL DEBT SERVICE	
RESERVE FUND REQUIREMENT	\$576,163	
RESERVE FUND BALANCE	\$578,616	
BONDS OUTSTANDING - 11/22/22		\$7,635,000
LESS: PRINCIPAL PAYMENT 5/1/24		(\$90,000)
<b>CURRENT BONDS OUTSTANDING</b>		<b>\$7,545,000</b>

**Rolling Oaks**  
**Community Development District**  
**Special Assessment Bonds, Series 2016**

Date	Requisition #	Contractor	Description	Requisitions
<b>Fiscal Year 2025</b>				
<b>TOTAL</b>				\$ -
<b>Fiscal Year 2025</b>				
10/1/24		Interest		\$ 27.93
<b>TOTAL</b>				<b>\$ 27.93</b>
Acquisition/Construction Fund at 09/30/2024				\$ 6,732.38
Interest Earned and Transfer In thru 10/31/24				\$ 27.93
Requisitions Paid thru 10/31/24				\$ -
<b>Remaining Acquisition/Construction Fund</b>				<b>\$ 6,760.31</b>

**Rolling Oaks**  
**Community Development District**  
**Special Assessment Bonds, Series 2018**

Date	Requisition #	Contractor	Description	Requisitions
<b>Fiscal Year 2025</b>				
<b>TOTAL</b>				<b>\$ -</b>
<b>Fiscal Year 2025</b>				
10/1/24		Interest		\$ 10.67
<b>TOTAL</b>				<b>\$ 10.67</b>
<b>Acquisition/Construction Fund at 09/30/24</b>				<b>\$ 2,573.01</b>
<b>Interest Earned 09/30/25</b>				<b>\$ 10.67</b>
<b>Requisitions Paid thru 09/30/25</b>				<b>\$ -</b>
<b>Remaining Acquisition/Construction Fund</b>				<b>\$ 2,583.68</b>

**Rolling Oaks**  
**Community Development District**  
**Special Assessment Bonds, Series 2022**

Date	Requisition #	Contractor	Description	Requisitions
<b>Fiscal Year 2025</b>				
<b>TOTAL</b>				\$ -
<b>Fiscal Year 2025</b>				
10/1/24		Interest		\$ 5.04
<b>TOTAL</b>				<b>\$ 5.04</b>
Acquisition/Construction Fund at 09/30/2024				\$ 1,214.05
Interest Earned 09/30/24				\$ 5.04
Requisitions Paid thru 09/30/24				\$ -
<b>Remaining Acquisition/Construction Fund</b>				<b>\$ 1,219.09</b>



# SECTION D

# Rolling Oaks CDD Field Management Report



November 21st, 2024

Clayton Smith

Director of Field Services

GMS

# Site Items

## Landscaping Maintenance

- ✚ Mulch installation scheduled for Sunday, 24 November 2024. 800 yards of mulch to be installed. There will be some budget left for a refresher in May.
- ✚ Fakahatchee grass has been reset throughout the property to prepare for mulching.
- ✚ Repair of minor irrigation leak completed near dumpster on Fins Up.
- ✚ We are reviewing for potential landscape enhancements and have started developing a plan with the landscaper.

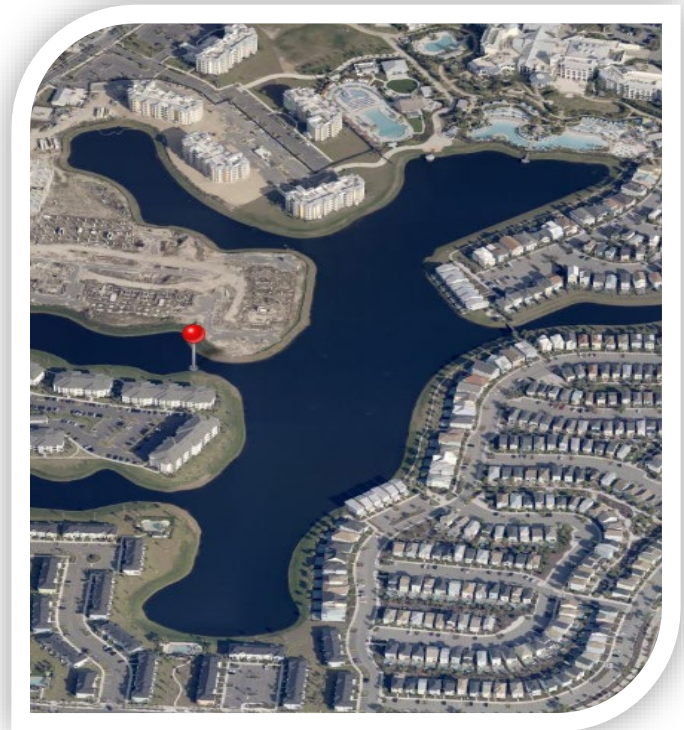




# Site Items

## Aquatic Maintenance

- Field staff walked portions of pond 4 to review for algae, and the aeration system. The aeration system is fully functional at this time, and the pond appears well managed and free of algae.
- The erosion surrounding the structure in pond 5 is being closely monitored. Working with Anna on solution. Ensuring it stays safe around structure.
- We are meeting with Solitude on Monday, 18 November 2024 to review the current state of aquatics and plans moving forward.



# Site Items

## General Maintenance Items

- ✚ The remaining section of soffit needing replacement is still in progress. Working with vendors for solutions as the material could not be sourced from local stores.
- ✚ Maintenance team will be scheduled to straighten leaning street signs throughout the property.
- ✚ Lights for pedestrian crossing sign not flashing when button is pressed. Coordinating service with vendor for repairs.



# Conclusion

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

Respectfully,  
Clayton Smith