

*Reunion East Community
Development District*

Agenda

October 8, 2020

AGENDA

Reunion East

Community Development District

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

October 1, 2020

Board of Supervisors
Reunion East Community
Development District

Dear Board Members:

The regular meeting of the Board of Supervisors of the Reunion East Community Development District will be held **Thursday, October 8, 2020 at 1:00 p.m. via Zoom: <https://zoom.us/j/99863371306>**. Following is the advance agenda for the meeting:

1. Roll Call
2. Public Comment Period
3. Approval of the Minutes of the September 10, 2020 Meeting
4. Ratification of Right of Entry Permit with Duke Energy
5. Discussion of November Meeting Scheduling
6. Consideration of Resolution 2021-01 Approving Dedications Contained in the Proposed Reunion Village Phase 3 Replat
7. Review and Discussion of Security Assessment Report (Closed Session)
8. Staff Reports
 - A. Attorney
 - B. Engineer
 - C. District Manager's Report
 - i. Action Items Lists
 - ii. Approval of Check Register
 - iii. Balance Sheet and Income Statement
 - iv. Status of Direct Bill Assessments
9. Other Business
10. Supervisor's Requests
11. Next Meeting Date
12. Adjournment

The second order of business is the Public Comment Period where the public has an opportunity to be heard on propositions coming before the Board as reflected on the agenda, and any other items.

The third order of business is the approval of the minutes of the September 10, 2020 meeting. The minutes are enclosed for your review.

The fourth order of business is the ratification of the Right of Entry Permit with Duke Energy. A copy of the permit is enclosed for your review.

The fifth order of business is the discussion of the November meeting scheduling. This is an open discussion item and no back-up material is available.

The sixth order of business is the consideration of Resolution 2021-01 approving the dedications contained in the proposed Reunion Village Phase 3 replat. A copy of the Resolution is enclosed for your review.

The seventh order of business is the discussion of the security assessment report that will be held under a closed session. The assessment report will be separately provided to the Board for review.

The eighth order of business is Staff Reports. Sub-Section 1 of the District Manager's Report is the presentation and discussion of the action items lists. Copies of the lists are enclosed for your review. Sub-Section 2 includes the check register for approval and Sub-Section 3 includes the balance sheet and income statement for your review. Sub-Section 4 is the discussion of the status of the direct bill assessment collections. A table with the direct bill information is enclosed for your review.

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

Sincerely,



George S. Flint
District Manager

Cc: Jan Carpenter, District Counsel
Steve Boyd, District Engineer

Enclosures

MINUTES

MINUTES OF MEETING
REUNION EAST
COMMUNITY DEVELOPMENT DISTRICT

The Regular Meeting of the Board of Supervisors of the Reunion East Community Development District was held on Thursday, September 10, 2020 at 1:00 p.m. via Zoom video conferencing, pursuant to Executive Orders 20-52, 20-69 and 20-91 (as extended by Executive Order 20-112) issued by Governor DeSantis on March 9, 2020, March 20, 2020, April 1, 2020 and April 29, 2020 respectively, and pursuant to Section 120.54(5)(b)2., *Florida Statutes*.

Present and constituting a quorum were:

Mark Greenstein	Chairman
Don Harding	Vice Chairman
Trudy Hobbs	Assistant Secretary
Steven Goldstein	Assistant Secretary
John Dryburgh	Assistant Secretary

Also present were:

George Flint	District Manager
Jan Carpenter	District Counsel
Steve Boyd	District Engineer
Alan Scheerer	Field Manager
Tricia Adams	GMS
Victor Vargas	CWS Security
John Cruz	CWS Security
Zac Johnson	Encore
Residents	

FIRST ORDER OF BUSINESS

Roll Call

Mr. Flint called the meeting to order and called the roll. All Supervisors were present.

SECOND ORDER OF BUSINESS

Public Comment Period

Mr. Flint: This is an opportunity for any members of the public to provide comment on anything on the agenda or not on the agenda that you would like to bring to the Board's attention. Members of the public who joined us, can use Zoom controls to raise their hand to indicate a desire to speak. If we have any callers, use *9 on your keyboard to raise your hand. Tricia, we should have them speak one at a time. It looks like we have two hands raised. Mr. Coghlan, please provide your comments to the Board.

Mr. George Coghlan (Watson Court): I just have some concerns with what is on Watson Court and the no parking towaway zone areas that have been designated. As I understand it, you are designating the left-hand side of Watson Court as a no parking towaway zone. I believe it's consistent with other roads on the property. However, my concerns are that what is on Watson Court is unique in how it's built. As you enter Watson Court, there is a center median, which narrows the road considerably for a portion of the road, about three to four houses down. That leads to a narrowing of the road and makes parking on either side of that median, problematic for the flow of traffic. In particular, I would be concerned that emergency vehicles, which are a much larger width than a car, would have real problems getting access to the road in an emergency situation. There is also the issue of a kink in the road at the end of that median as you approach the CDD common area to the right and also the first house. The kink in the road further narrows the road and makes it a dangerous spot for maneuvering, because it's almost blind and would lead to issues with parking on the right side of the road. Also, all of the fire hydrants are located on the right side of the road, which means you are going to have very little parking availability on the right side between the narrow entryway, the kink in the road, the driveways and five or six of these fire hydrants on the right side of the road. Given that we have 22 lots on the road itself; 13 lots on the left side and 9 on the right side, if you are going to enforce on-street parking on a small section of road on the right, it's going to cause real problems, because we have a number of houses that tend to have a lot of parties. Three in particular have parties almost every weekend with additional cars overflowing onto the street, sometimes onto lots. Two houses are on the left side. It's a real problem for all of us down here. We are getting sick of the amount of noise and the nuisance of cars being parked all over the place. We certainly feel that if we make the left side a no parking zone it's going to cause real problems, because then you are left with very few available potential parking spots on the right side and it's going to over burden the right side of the street. Plus, it will create a real danger for emergency vehicles and access to the fire hydrants. So those are some of the points I wanted to raise with the Board. I didn't realize that you were going ahead with the extension. I missed that even though I try to keep in touch with the CDD. It's only recently that I had time to be a little more active again. Up until now, I've been working with the Resort and I always felt that shouldn't be that involved in CDD matters because I have been furloughed for the last few months. It has given me the latitude to actually be more involved in some of these things, but I didn't realize that you were making decisions on the designation of roads, in particular Watson Court, which I live on. I think the flow of traffic down the street and

access to the road are very important. I think these are some of the criteria taken in the placement and designation of no parking zones. If you decide to allow parking on the right-hand side, you are effectively on this street, creating a serious accessibility issue for emergency vehicles. Then you have the problem of their being very few available parking spaces on the right side that are safe. So, I would like to maybe get that on the record and hopefully a change in the decision that was made for this street in particular.

Mr. Harding: George, I'm not clear. Are you saying that the no parking zone should be on the opposite side of the road, on the side where you live?

Mr. Coghlan: There are a few different ways to solve this, I think. There are slightly more parking spaces on the left side versus the right side. However, I think most people recognize that this street is very short. It's a cul-de-sac. There's one way in and one way out. There is no other access to the street. The way that the Resort was set up originally, approximately 10 years ago, there was no on-street parking, but that might be the safer route or some kind of compromise. I don't think with the narrowness of the road, any on-street parking is safe at all. That kink in the road is certainly problematic. Either we decide that we don't put any signage up or put up some type of hybrid signage. The fear that I would have is we don't allow open access and flow down that right side. By allowing parking on the right, we are causing issues with large emergency vehicles trying to get down the street.

Ms. Hobbs: I wander down that street a lot to check on the butterfly garden. He is right. There is a kink in the road. If you had parking on the right as you enter, that kink comes around. So if you have cars parked there, as you come in, you are going to have to move out into the left-hand lane and you can't see any oncoming cars if there is a car on the right; whereas, if the parking is on the left, as you come in through that kink, you are in your own lane. You don't have to move out and you get a clear view of traffic coming in the opposite direction. So, I think that is a good point in terms of safety.

Mr. Greenstein: George, this is Mark Greenstein.

Mr. Coghlan: Hi Mark.

Mr. Greenstein: Let me just clarify one thing. There was never an intention to allow parking on either side of the area where the median is. There is the same median situation on Sparkling Court.

Mr. Coghlan: Yes. That would also be a problem. I'm going to draw off of that point, but yes, I agree.

Mr. Greenstein: The point is that we are trying not to overdo the signage.

Mr. Coghlan: Yes.

Mr. Greenstein: It has been agreed that there is clearly no way that we can allow any cars to park on either side of the median on Sparkling Court as well as Watson Court. I don't know that anybody who is reasonable would park there.

Mr. Coghlan: Right.

Mr. Greenstein: It's not even wide enough for a normal vehicle to get by without going up onto that median.

Mr. Coghlan: It's very, very narrow. You have to travel very slowly.

Mr. Greenstein: So, when it comes to the median areas, I recommend that we agree. Everyone knows and we were told that there is no parking there, but we are not going to put in signage initially. I've been here for 15 years, and I have never seen anyone park on Sparkling Court or on Watson Court near the median.

Mr. Coghlan: It happens Mark. I travel the road every day and it hardly ever happens now on Sparkling Court now that the academy is closed. It happened occasionally when they had large events, but very occasionally. On Watson Court, it does happen because the very first house on the left is an eight bedroom house that is used for golf groups, which of course I'm very familiar with.

Mr. Greenstein: Right.

Mr. Coghlan: They usually come with pickups. They might have eight or nine, 10 to 15 guys staying in a house and usually they have their own vehicles because they tend to be local, Florida based people. That becomes a problem there. It's not frequent.

Mr. Greenstein: Right, George. Just to wrap up the issue because your input is excellent, we are going to take another look at that area and if there is a significantly different number of available spaces that are safe on the right side, versus the left, we will talk about altering our approach on Watson Court. The general idea was that people would park on the side of the street as they enter the area to avoid having to make a U-turn.

Mr. Coghlan: I understand.

Mr. Greenstein: All of the Courts were set up that way. There's only one way in and out.

Mr. Coghlan: Correct.

Mr. Greenstein: If there is a significant reduction to the amount of available parking, as a result of implementing the rule we implemented, then we will consider a change.

Mr. Coghlan: That's fine. That's all I can ask. That seems fair and reasonable.

Mr. Greenstein: Good points, George.

Mr. Coghlan: As I said, I got across the points reasonably well, but access to the fire hydrants of course is the other piece in that, which limits the number of spaces considerably.

Mr. Dryburgh: Why wouldn't we consider just painting a yellow no park zone on the curb in sections where it's so tight. I've been there. You can't take another path.

Mr. Greenstein: Again, all of these little details are administrative and we can deal with them. We are trying not to paint the world yellow.

Mr. Coghlan: I know. It's ugly if you start painting lines on the road.

Mr. Greenstein: Right. Someone recommended to me that the side of the street that does not have parking, should have a yellow stripe all along it. It's expensive. It's maintenance. It's ugly.

Mr. Coghlan: It's ugly. Yes, you're right. Regular maintenance is required every few years.

Mr. Greenstein: We'll do it right. Thank you for your input.

Mr. Coghlan: Thank you, gentleman and ladies.

Ms. Hobbs: You're welcome.

Mr. Harding: So, are we going to have John Cruz look at it? What are you recommending?

Mr. Greenstein: Don, basically I'm recommending that we look at this item. We have to move along with the agenda.

Mr. Flint: Staff will get with the Chairman and then we can make modifications if necessary. If we delegate the authority to the Chairman, we will just handle it. We don't need to solve it today. I don't think we want to.

Mr. Greenstein: Right. It's hard to solve a problem at a Zoom meeting. We know what the issues are and it's easily fixable. I think.

Mr. Flint: Yes. We have another resident that requested to speak. Please say your name and address.

Ms. Laurene Hemily-Figus (Seven Eagles): I am on the Board of the Seven Eagles Condominium Association. I had two questions with respect to The Cove. The first question is, has there been a change in policy with respect to the gate to The Cove? Because the gate is open all the time and three recent times over the weekend that I have gone to pick up my mail, I have seen a pickup truck with no less than eight people loaded onto the pickup truck accessing the

Cove. I brought the key as required and I communicated with Ms. Sharon and Mr. Flint about this. The gate is always open, so I'm not quite sure why we bought the keys and why we put that mechanism up if the door is always open. That was my first question. The second question is that it was reported to me that there were two holes in the pool at The Cove. They were described as sinkholes. Now I don't know if someone is dramatizing the situation. I haven't personally inspected the pool, but I was just wondering if Alan Scheerer had any update on that. Those were my two questions that related to The Cove.

Mr. Scheerer: I would be happy to answer the question regarding The Cove. We did get information from one of the Board Members for Seven Eagles. He described it as a sinkhole, which was not the case. There were a couple of surface popoffs, meaning that the service of the pool had an area that became loose and it came off, so it created an issue where we had to call Spies Pools out. They checked the bottom of the pool twice for any cracks or damage and made repairs. There was no such sinkhole. It may be what Diamond Brite put on the bottom must have come loose over time and they went ahead and just re-epoxied that area. They did a good job.

Ms. Hemily-Figus: Great. Thank you.

Mr. Flint: Regarding the gate. It should be closed. We will follow up with the Resort and security to determine what the issue is, but there has been no policy change. In the future, if we don't see a situation like that and you do become aware, please let us know and we will follow up on it.

Mr. Harding: George, the last time I went down to the pool, you would expect the gate to be on some type of self-closing spring and it wasn't working, so people would just walk in and it would stay open.

Mr. Flint: It has to have a self-closing spring. We will need to check on that.

Mr. Scheerer: I know that Heritage Solutions is working with the Resort to modify that gate to make sure it is self-closing. I don't know where they are with that. I will definitely look into it and report back.

Mr. Flint: Okay.

Ms. Hemily-Figus: Who does one report to if the gate is open? To be honest, it has been open 100% of the time every time I have gone.

Mr. Flint: It sounds like we are working on a self-closing mechanism and the Resort is working with the contractor on that issue. We will follow up on that. Feel free to send me an email or Alan or Tricia.

Ms. Hemily-Figus: Great. Thank you. Is there any implementation? In our initial lock down, there was social distancing and there was a sign up. Basically, there is very little social distancing. There are no masks. On one day over the holiday weekend, there was a gentleman manning the door serving people, but they weren't following any social distancing. Has there been a change since the initial lock down that it is up to people to do what they think is right or is there any implementation of wearing masks or social distancing within The Cove?

Mr. Flint: There has been no change. I think we are still at 50%. Is that correct, Tricia?

Ms. Adams: Correct.

Mr. Flint: So, if you see a situation. I'm not saying that you need to do our job for us, but we are not there all the time. We will get with you because they are supposed to be monitoring that as well. Periodically they make rounds through there. We need to enforce the issue. It's going to be pretty difficult for us to enforce the six feet social distancing at this point, but if we are over 50% capacity, that is something we need to be addressing.

Ms. Hemily-Figus: I don't want to take too much of your time, but the CDD is actually paying someone to manage that area.

Mr. Flint: No, we are not paying. We have an agreement with the Resort where the Resort has taken on that obligation. There is a zero cost to that agreement.

Ms. Hemily-Figus: Okay. Thank you.

Mr. Flint: Zac is on. Tricia, please permit him to talk.

Mr. Johnson: I'm just here as the developer, Encore, and we are going to be discussing a few items on the 2020 bond issuance. I just wanted to let you know I'm here in case there are questions when this item comes up.

Mr. Flint: Okay.

Mr. Greenstein: Sounds good, Zac.

Mr. Flint: I appreciate it. Today, there is a resolution authorizing staff to work on the issue and approve Developer Funding and Acquisition Agreements. So, when we get to that, if there are any questions, we will let you know.

Mr. Johnson: Alright. Thanks.

Mr. Flint: Thanks, Zac.

Ms. Adams: Mr. Flint, we have a member of the public who raised their hand, indicating a desire to speak.

Ms. Misty Pinson: I just recently moved into Heritage Crossing. I've been going to The Cove. The gate has been open every time that I have gone to it. I've been here since January and every time I go to the weight room at The Cove, a lot of the equipment is in bad shape. I don't know if this was where I needed to be bringing this up or do I need to talk to somebody at the HOA? About three or four treadmills are not working at all. A couple of the bikes aren't working. The machines are messed up. Some of the handlebars are falling off. There is grease on the machine that ruined a pair of my pants. I was just wondering if you will be taking care of this or do I need to contact somebody else?

Mr. Flint: Alan, are you working with the Resort?

Mr. Scheerer: I know the General Manager for the Resort received similar concerns from other residents in Reunion and he replied via email, that he was in the process of getting all of that equipment serviced. I don't have a date for that. I apologize. I can try to get some more information on that, but he did send an email to Tricia, myself and staff indicating that was something the Resort was working on and they had a scheduled meeting with the fitness equipment provider to look at all of the issues.

Ms. Pinson: Perfect. Thank you so much.

Mr. Flint: I agree that it is a hybrid situation. The CDD owns the building and facility, but the Resort originally purchased that equipment. We heard similar concerns with the Resort and we will do our best to get some improvement in that area.

Ms. Pinson: Awesome. Thank you all so much.

Mr. Greenstein: Thank you.

Mr. Flint: Does anyone else want to provide public comments? Hearing none,

THIRD ORDER OF BUSINESS

Approval of the Minutes of the August 13, 2020 Meeting

Mr. Flint: Are there any additions, deletions, or corrections to the August 13, 2020 minutes?

Mr. Harding: There are a number of issues with regard to the wrong people saying different things, but I'm not going to bother with it. Overall, it has the right statements.

Mr. Flint: We can make the changes that Don mentioned.

On MOTION by Mr. Harding seconded by Mr. Dryburgh with all in favor the minutes of the August 13, 2020 meeting were approved, as amended.

FOURTH ORDER OF BUSINESS**Consideration of Amended Agreement
for Parking and Towing Enforcement
with Reunion Resort & Club of Orlando
Master Association**

Mr. Flint: This agreement is related to the enforcement of the Towing and Parking Rule. The Board held a public hearing and expanded that rule to cover all of the roads within the CDD. So now we are bringing back this agreement, which initially was limited only to certain roads, expanding this agreement for enforcement to coincide with the revised rule that includes all of the roads. It is the same form of agreement. It's just now the exhibits are updated to include the expanded area that is subject to the rule. Are there any questions on the agreement? If not, we need a motion to approve it.

Mr. Harding: We are going to revisit Watson Park?

Mr. Flint: That won't be affected.

On MOTION by Mr. Greenstein seconded by Mr. Goldstein with all in favor the Amended Agreement for Parking and Towing Enforcement with the Reunion Resort & Club of Orlando Master Association was approved.

FIFTH ORDER OF BUSINESS**Consideration of Amended Agreement
for Towing Services with Bolton's Towing
Service**

Mr. Flint: This agreement is for the same reason as the prior one, we expanded the Towing and Parking Rule. Any changes would be reflected in the amendment. Are there any questions on the amended agreement? If not, we need a motion for approval.

On MOTION by Mr. Dryburgh seconded by Ms. Hobbs with all in favor the Amended Agreement for Towing Services with Bolton's Towing Service was approved.

SIXTH ORDER OF BUSINESS**Consideration of Proposal from
Fausnight Stripe & Line to Install No
Parking Signs**

Mr. Flint: This proposal is for striping and lines in the new areas. To the extent we make any changes on Watson Court, this agreement would be modified to reflect that.

Mr. Scheerer: Correct.

Mr. Flint: Are there any questions on the proposal? If not, we need a motion to approve it.

On MOTION by Mr. Goldstein seconded by Mr. Dryburgh with all in favor the Proposal from Fausnight Stripe & Line to install no parking signs in the amount of \$37,760 was approved.

Mr. Greenstein: George, before we move on. Alan, based on our conversation after the West meeting, can you highlight what we are doing as far as locates?

Mr. Scheerer: Absolutely. In my conversations prior to this meeting with Fausnight Stripe & Line (Fausnight), some of the issues that we ran across, had to do with the initial implementation of the no parking policy and installation of the signs. The locate people didn't feel comfortable with the areas we were looking to have them provide their services for, so in talking with Fausnight, the plan going forward, for East and West, Fausnight will, upon approval of the proposals, start making up some survey stakes with flagging to indicate a sign. Then they will go out into the field and stake these survey stakes in the location of the proposed area for the no parking signs, in order to help Fausnight do their job a little more efficiently. Once the stakes are in place, then residents, staff members and Board Members will see where we are placing the signs in advance of the signs going in.

Mr. Dryburgh: That makes sense.

Mr. Greenstein: Just in case there are any last-minute adjustments before they put in the signs.

Mr. Scheerer: Right.

Mr. Greenstein: So, they know exactly where they are going, because I know there were a few last-minute adjustments when we did it for the first time on the East side. Thanks Alan.

Mr. Scheerer: When Fausnight comes out, they work with them too.

Mr. Flint: Sounds good.

SEVENTH ORDER OF BUSINESS

Consideration of Agreement with Grau & Associates to Provide Auditing Services for the Fiscal Year 2020

Mr. Flint: The Board selected Grau & Associates through the competitive process as prescribed by the Statutes. This agreement is to perform the Fiscal Year 2020 audit. The fiscal year ends at the end of this month, so this engages them to perform the audit for this current fiscal year. The cost is a not-to-exceed of \$5,600. Are there any questions on the agreement? Hearing none, we need a motion to approve it.

On MOTION by Mr. Greenstein seconded by Mr. Harding with all in favor the Agreement with Grau & Associates to provide auditing servicers for Fiscal Year 2020 in the amount of \$5,600 was approved.

EIGHTH ORDER OF BUSINESS

Consideration of Aquatic Management Agreement with Applied Aquatic Management

Mr. Flint: This is the company that the District uses for monthly aquatic management of the Patriots Landing pond. The cost is \$129 per month, I believe.

Mr. Scheerer: Correct.

Mr. Flint: There is no increase. We are asking the Board to extend it for another 12 months. Are there any questions on the agreement? Hearing none, we need a motion to approve it.

On MOTION by Mr. Harding seconded by Mr. Dryburgh with all in favor the Aquatic Management Agreement with Applied Aquatic Management in the amount of \$129 per month was approved.

NINTH ORDER OF BUSINESS

Consideration of Resolution 2020-11 Authorizing District Staff to Commence Work Related to a Special Assessment Bond Issuance: Approving Developer Funding Agreement and Acquisition Agreement - Added

Mr. Flint: Resolution 2020-11, authorizes District staff to commence work related to the special assessment bonds and approves the Developer Funding Agreement and Acquisition Agreement. Jan?

Ms. Carpenter: This is the same form of agreement that we generally use. What it does is it authorizes staff; GMS, District Engineer, Bond Counsel and us to begin work on the bonds. They will reimburse us for all of the developer's expenses related to the bonds. As a part of this, we also have the Bond Funding Agreement between the District and the developer to pay those costs. We also have the Acquisition Agreement, to enter into when bonds are issued. Generally, the District will purchase completed improvements. Once our District Engineer has inspected and approved those, we will release bond proceeds and in exchange, receive those improvements back. We like to do this at the beginning of the process because it helps from a tax perspective to set the clock running. If the developer starts any construction now, they will show that they intended to have it purchased by the District as a government improvement. These are the first

steps in a bond issue by Encore. Zac Johnson is here. The resolution includes the authorization of staff and the approval of these two agreements.

Mr. Harding: I read through it and I'm trying to understand it in laymen's terms. I don't understand what the work product is. Where is this?

Ms. Carpenter: I will let Zac explain. There are two areas that affiliates of Encore are developing. One is called The Spectrum. The other is one of the Reunion Village sections. I will let Zac talk about the actual development. What they are proposing to do, is to have the master infrastructure be bond funded just like the rest of Reunion has bond funded improvements. They would match the same type of improvements elsewhere.

Mr. Harding: The developer is Encore. Right?

Ms. Carpenter: Yes.

Mr. Greenstein: We are going to let Zac explain, but to answer the question of why, it is because the projects are in place, the infrastructure is already put in or in the process of being put in. I can see why, Don. When you read the documents, it doesn't really explain the why.

Mr. Harding: Right.

Mr. Greenstein: Explain the why and I think everyone will be okay.

Mr. Johnson: What I can tell you is many years ago, we bought bonds on the Reunion East property that encumbered areas around the water park, across the water park and the I-4 parcel, which is the large parcel that runs up and down I-4. When we did that, we as the developer were servicing bonds from the time we bought them back in 2013 through today. That's prior to us doing any development. So, it is not that we have developed and started developing the property along I-4. The property around the water park, we are going to be repaying the existing bonds, the 2015-1, 2015-2 and 2015-3. Actually, Encore is going to be repaying those. Then we are going to be reissuing new bonds to cover the cost of the infrastructure in the stormwater, retainage, wastewater and everything that goes into developing the property, to tie into the overall master infrastructure at Reunion. So that's what we are issuing bonds for. The two projects we are speaking of, are the 296 condos at Spectrum, which is the area around the water park and across from the water park. It also includes the residential component of what I call, "*Reunion Village*," which is the area behind the hospital parcel that's intended for 250 single residences.

Mr. Dryburgh: Zac, what did you just say it is going to be across from the water park?

Mr. Greenstein: No, he didn't.

Mr. Johnson: Right now, that's in Phase 2. Phase 1 is the area we are developing now, the 208 condos. You have probably seen what those look like.

Mr. Scheerer: Yes.

Mr. Johnson: The area across the street is planned for 88 more units.

Mr. Flint: For the Board's perspective, what Zac indicated is the current bonds would be retired. They are proposing a new issue.

Mr. Dryburgh: In the same amount?

Mr. Johnson: No. Those bonds have been out for 16 years.

Ms. Carpenter: 2002 and 2005 were the original bond issues that were then restructured in 2015.

Mr. Johnson: When we sold the hospital parcel, we paid down a substantial amount of those bonds. The current bond amount will be somewhere in the range of \$18 Million to \$20 Million, I think, and will be serviced by those particular homeowners that purchase within those communities.

Mr. Flint: So, the new bond issue is going to have an assessment just for Spectrum and Reunion Village.

Mr. Johnson: Yes. It doesn't have any impact on other parts of the community.

Mr. Harding: Is there any impact on operation and maintenance (O&M) as far as overall East side O&M?

Mr. Flint: We don't have much control over that, Don, because the impact would be if buildout is less dense than what we are currently anticipating in our O&M, we would have to look at that, but we don't have a lot of control on how they choose to develop the property if its entitled on the East side.

Ms. Carpenter: From that standpoint, the number of units, from our experience, generally covers the maintenance, unless there's something special.

Mr. Flint: They are paying O&M right now on those undeveloped pieces. The question is the basis for the current payment is higher than what their proposed buildout is going to be. We will have to address that at some point in the future, once there are final development approvals. Right now, until it's platted, we've been assessing it based on acreage.

Mr. Harding: Just out of curiosity, are the 88 homes on the opposite side of the water park, going to be the same as Spectrum Homes?

Mr. Johnson: Yes, they are.

Mr. Harding: At one time we heard that was going to be at one time shopping and one-time retirement type homes too, maybe even assisted living.

Mr. Goldstein: Phase 2 is years away, the way they are going on the other side.

Mr. Johnson: Yes. Phase 2 is currently planned for 88 of the same type of units, but that could potentially change. Right now, we explored assisted living. We didn't get a lot of traction with that, so right now, we are still planning to do the same thing we are doing across the street.

Mr. Harding: Okay.

Mr. Johnson: I don't know that and there are certain restrictions on that parcel too. I don't believe we could even do any type of retail on that particular parcel.

Mr. Harding: Okay.

Mr. Flint: For the Board's benefit, what you are approving today is just an agreement allowing staff to work on this and provides that the District get reimbursed for our costs. You are not authorizing any bond issue or necessarily approving anything other than the Funding Agreement and the form of the Acquisition Agreement. The next step would be, once you approve this and we have a way to pay the District Engineer and everybody, coming back with an Engineer's Report that describes the types of improvements and the estimated cost of those. In the Methodology, it describes how those costs would be allocated to those properties. Then you would set a public hearing to impose assessments. Once the assessments were imposed, you would consider a Delegation Resolution that would delegate authority to the Chairman and set the parameters in which we issue the bond. So, there are several more steps here. The first step is authorizing us to do the work. It's not committing you to a certain structure or issuing the bonds.

Mr. Harding: Okay.

Mr. Greenstein: Does everyone have a better understanding of what's going on now?

Mr. Harding: Now I do.

Mr. Greenstein: Yes.

Ms. Hobbs: Yes. Thank you

Mr. Dryburgh: That helps.

Mr. Greenstein: Thanks Zac.

Mr. Johnson: You got it. As George said, you will see more information. Steve Boyd has been working on an Engineer's Report that will be presented at the next meeting. That will give you a better flavor of where it is and what we are doing.

Mr. Harding: I allowed District Staff to handle this whole situation.

Mr. Greenstein: Right. You are making a motion to approve Resolution 2020-11.

Mr. Harding: Exactly.

On MOTION by Mr. Harding seconded by Mr. Greenstein with all in favor Resolution 2020-11 Authorizing District Staff to Commence Work Related to a Special Assessment Bond Issuance: Approving Developer Funding Agreement and Acquisition Agreement was adopted.

TENTH ORDER OF BUSINESS

Staff Reports

A. Attorney

Mr. Flint: Jan?

Ms. Carpenter: We don't have anything else. We have done a couple of things with Zac, such as coordinating some of the title issues that they have with the bond liens. Those are the major things we worked on. We talked with the County Attorney on the golf cart issue. The way that the Statute is written, it does appear that the County does not have the authority to assess CDD roads since they are not County or City roads. So, at this point, we are at a bit of a standstill in that respect. That's really all we have to report on.

Mr. Goldstein: So, if we are at a standstill, what is the next step?

Ms. Carpenter: Honestly, it would be a legislative change. We could not designate it as a golf cart community because the Statute allows for counties and cities to do that for their roads. To get around that, you would have to either dedicate the roads to the County, which would almost 99% assuredly not accept additional roads or come up with other ways for maintaining and governing those. I had a couple of thoughts. Perhaps this might be the time to work with the Sheriff for some enforcement, but if I'm purely designating a golf course community that is not going to work under the statute, we could ask for an Attorney General opinion, but I think that would come back with the same thing because the language is very clear. There doesn't appear to be any wishy-washy language. You might ask for an opinion that might construe it differently than what the Statute says.

Mr. Dryburgh: Jan, are you saying that the only way you are going to have control over the carts is if the sheriffs enforce the current laws on the books regarding carts.

Ms. Carpenter: Exactly.

Mr. Dryburgh: Which would mean they must have windshield wiper, lights and the ability to maintain speeds equal to the posted signage.

Ms. Carpenter: Exactly.

Mr. Harding: They must be licensed.

Mr. Dryburgh: It would also affect the Reunion carts that go out there at 10 miles-per-hour (mph), blocking off traffic. That's actually not a bad idea.

Ms. Carpenter: Exactly. That seems to be the most clear way, which is you can either ask the Sheriff politely and tell him about the problems and see if you can get someone to come out at certain times of the day or certain holiday weekends when there is a lot of use. If they start to see the problem or if we can't get that, we can see if we can retain an off-duty Sheriff or someone from the Sheriff's Department for a couple of hours per week. That might get the message across more quickly than going through a process of designating it.

Mr. Dryburgh: Does it need to be a Sheriff? Can it be an off-duty highway patrolman and perhaps someone living in the community?

Ms. Carpenter: It has to be somebody that has jurisdiction. So, they would have to be working while they do it, under the authority of the Sheriff's Department.

Mr. Dryburgh: Okay.

Mr. Harding: Can our own security people tell people not to drive on the roads?

Ms. Carpenter: They can tell them not to, but they don't have any authority. So, I would be concerned that you are going beyond the scope of what they can legally do. They can certainly tell people, "We'll have to call the Sheriff." Probably the best thing for them to do is call the Sheriff. A dangerous situation is a bunch of kids driving down the road.

Mr. Goldstein: I think right now you have a situation where you have a bunch of members that have their own carts and want to do it legally. So, what they want from you is a decision, "What can we do to make it legal for them to drive their carts on the roads," or do we have to get all of them licensed? That is the question. We need to come back with an answer. We've been screwing around with this for a couple of years now. So that is the answer that I think everybody is looking for. Do we have to license them or can we do something else?

Ms. Carpenter: The issue is you have to license them if they are going to be driven on the roads.

Mr. Flint: They have to be street legal.

Mr. Dryburgh: They are all street legal already. They just need to be licensed.

Mr. Harding: Yours are. The privately-owned ones are; however, there is no way that many of Reunion's carts are going to get licensed. So now you are going to have the problem of

they not being licensable. At the same time, some of those gators are too large to go across the bridges if they are on the sidewalk.

Mr. Goldstein: You are right.

Mr. Harding: I'm just wondering whether we should have the HOA or even put out a notice to property owners saying, "Unless your cart is legally equipped and licensed, you are not allowed to ride on our roads." Even to protect ourselves, shouldn't we go ahead with that, Jan?

Ms. Carpenter: Yes. I would think that's definitely something you want to start doing as quickly as you can.

Mr. Dryburgh: Shouldn't we also inform Reunion that the carts they are renting, are not licensable and shouldn't be used on highways?

Ms. Carpenter: That's correct. That might be something, George. What do you think about that coming from the District stating that these are CDD roads?

Mr. Flint: Good.

Ms. Carpenter: It's definitely time to do it now that we know what there is no leeway. I was hoping the County may have figured out a way to address this. Finally, the County Attorney took a look at the Statute and agreed completely with us that it's blatant the way it's worded. They don't have jurisdiction to do that unless we had a statutory change. The best way is to start enforcing to protect everybody.

Mr. Greenstein: Jan, I just want to be clear about one thing. So, what you are saying is that the roadway either has to be a County road or controlled by a municipality or township. What constitutes a governmental entity, when it comes to the roads since, apparently, a CDD roadway is not recognized as being equivalent to another governmental entity?

Ms. Carpenter: I don't have the Statute in front of me, but I can send you the provision. The way it's worded is the County decides on its roads or the city decides on its roads. I will send you the provision. It's pretty clear when you read it. That was the interpretation.

Mr. Harding: Mark, you might be opening up a big bale of worms there, if you are thinking there's a way to cut through this by having Reunion become the agency. You may have a whole lot of worms there.

Ms. Carpenter: We don't have the authority. Only cities and counties have the authority to do this under the Statute. The way the Statute is worded, it says that they can do it on County and city roads. The CDD doesn't have the authority to do it.

Mr. Harding: We can put out a notice from GMS through our HOA, telling everybody that these are CDD public roads and if they are going to allow carts, it has to be legal and licensed.

Mr. Dryburgh: The driver has to be licensed.

Mr. Harding: Can we do that?

Ms. Carpenter: Certainly, it's really a reminder of what the law is. This is the law if you are driving on CDD public roads, the carts have to comply.

Mr. Harding: Let's do that. Let's make that the next action item relative to this item.

Ms. Carpenter: Sure.

Mr. Greenstein: Jan, I'm not second guessing anybody. I'm just educating them.

Ms. Carpenter: That's fine.

Mr. Greenstein: I would like to see the Statute. Again, I'm not categorizing anything as being problematic or what have you, but it's definitely going to have impact on operations the way the Resort operates. I'm not saying that's right or wrong.

Mr. Goldstein: It's going to need to be discussed with the Resort.

Mr. Greenstein: Yes. Before we do anything, I think we need to have a discussion with the Master Association and with Cathy specifically, about the progress of our legal research on this and where it has taken us to this point, before we put anything out.

Mr. Goldstein: I agree.

Mr. Dryburgh: Mark, it has to have it fairly soon. I agree with Steve, that this has dragged on forever and to continue dragging it on when you in fact know what the legal requirements are. All we are doing is trying to assuage their concerns and give them a little more time.

Mr. Goldstein: First of all, you are going to have to give everybody a reasonable amount of time to get their carts licensed by the County because the County is really having an issue with that, apparently right now. So, we need to check into that. I know for a fact if this is something that we are going to do, you have at least 30 or 40 private carts that need to be re-done, which means that we are going to need someone to come out here for the licensing. I've looked into some of that. It can be arranged, so I don't think we should jump the gun, because you are going to start a major issue here, once you start this. The business committee is not going to be happy. The Resort is not going to be happy and a lot of owners aren't going to be happy. So, I think we need to really think it through and figure out how can we do this, so everybody is happy about it and move forward. I agree that we have to move forward and do something, for sure.

Mr. Harding: In the meantime...

Ms. Carpenter: I would like to just jump in, Don. I think you are going to say it, but in the meantime as the owner of the roads, we have the obligation to make sure that folks are properly licensed and operating correctly.

Mr. Goldstein: We haven't done anything for 10 years.

Mr. Dryburgh: Once you are notified and you learn as a CDD Member, unless I'm mistaken, Jan, once you learn of the fact, you are obligated to act on that fact. Before this, you could always say, "Hey I'm too stupid, I didn't know." Now, you have no question. You know about it.

Mr. Goldstein: We all think we still don't know.

Mr. Harding: We need to notify people. If they have an accident, they know what they are up against, if in fact something happens. If they want to ride on the roads and take their chances, that's up to them, but at least we warned them and told them, "This is what the law is. You can't ride those carts on our roads."

Mr. Dryburgh: You can't ride them without there being a licensed driver.

Mr. Harding: Exactly.

Mr. Dryburgh: Reunion seems to feel it is perfectly fine to let some 14-year-old drive your cart around. They do nothing to enforce it.

Mr. Harding: You can cross roads, drive in the alleys, but you can't drive on the main streets.

Mr. Greenstein: I think this is what some of us are saying. September 10th is when we received from Jan, our legal counsel, the latest and greatest opinion relative to our ability to handle this issue. All I'm saying as Chair, and I think Steve may have mentioned it, but before we put anything out, we inform the entities that can be most greatly impacted. I'm not shirking responsibility and I'm not recommending that we not do this. All I'm saying is that we need to read the entities that are most affected. Let me throw out one other question. Jan, are the roads in The Villages, County roads? All of the streets in The Villages are entity roads?

Ms. Carpenter: Those are over 55 communities. There is a different statutory provision for over 55 communities for golf carts.

Mr. Greenstein: I was just figuring out how they conform with the rule.

Ms. Carpenter: That's how.

Mr. Greenstein: Okay. I think we know what we need to do. We appreciate your legal wisdom.

Ms. Carpenter: We tried to figure out a bunch of different ways and could not come up with anything different. We ran it past the County Attorney to see if he had any other ideas. Pretty much, we were rejected and agree with their analysis.

Mr. Harding: I don't think we need to get input from the Resort. The Resort and the entities here have been told. We have had meetings with them, telling them they shouldn't have their carts on the road. They tried to tell us that they have written documentation telling their people when they rent the carts not to drive on the roads and they are still driving on the roads. So, it's not like they don't know what the situation is as far as it being illegal for those carts to be on the road. Most of us all know what the situation is. I have a cart and know what the law is. I still think all we need to do is to get a notice out through GMS and through Artemis, telling them, "This is the law, you have to conform to this. That's it."

Ms. Hobbs: I agree with Don, simply because we are putting out a notice telling them, "We are now hiring a cop to come in and enforce this and we've given you no notice. You have to do it." We are just telling people what they should already know, and from that point on, we are obviously going to continue some discussion as to what if any steps we want to take to start enforcing it.

Mr. Greenstein: Again, I never used the word, "input." I said that we should alert them, let them know what we decided at today's meeting, because they are not listening in. I think we need to provide common courtesy.

Mr. Harding: You can have a conversation with Anthony.

Mr. Greenstein: With who?

Mr. Harding: Anthony. Tell him this is what we decided.

Mr. Greenstein: Don, all I'm saying is, the Resort is going to be affected and I think we need to give them a heads up, since they rent vehicles that are violators. Right? They don't see it the same way average property owners see it. That's all.

Mr. Dryburgh: Why don't we set a time frame?

Ms. Carpenter: Set a time frame.

Mr. Dryburgh: Is two weeks enough time to notify them and within two weeks we send it out?

Mr. Greenstein: I don't think it is anticipated to take two weeks. It's going to be a matter of days. So, if today is Thursday, in fact whatever we put together, the Master Association, since

they have to distribute it, will actually see it before anybody else does. They will get it. We just need to be courteous to them. That's all.

Mr. Dryburgh: Agreed.

Mr. Greenstein: That's all I'm asking for.

Mr. Dryburgh: Once you say that they are going to be affected, Jan, is there some caveat within the law that allows you to take vehicles that are being used for agricultural purposes such as the lawn mowing, carrying of brush and the things you see them driving down our road on in their little gators?

Ms. Carpenter: No. The City doesn't have authority to give anybody exceptions on the roads.

Mr. Dryburgh: No, no, no. Is there an exception within the roads that allows that to happen? Because some of these vehicles are just too wide to go anywhere else.

Mr. Harding: We were told once before. I think George told us.

Mr. Flint: It was Andrea.

Mr. Harding: That the landscaping people with their vehicles, they don't need to have licenses on their vehicles.

Ms. Carpenter: Yes, but there are some exceptions. Sometimes they have MOTs that allow them to do their work and be on the roads for a limited basis. Again, I don't want the CDD to be enforcing. They have to comply with laws. It is their job to make sure that they are compliant. I don't want us to say, "Hey, it's okay for them to be there, but if they are blocking it's dangerous."

Mr. Harding: Okay.

Ms. Carpenter: There are some exceptions and there are some ways that certain companies get approved, but we don't know which ones have gone through the process of getting approvals and which ones have not.

Mr. Harding: Laundry carts aren't going to fall into that category. I got it.

Ms. Carpenter: Sorry. I'm the grouchy one today, but it really is a safety issue. You just have to remind people that when they are driving carts on these roads, they shouldn't drive them on one of the major roads. That's what they are doing; driving on a public road that is very dangerous.

Mr. Harding: Okay. We can get the notice out in a couple of days and give the Resort a heads up.

Mr. Greenstein: That's all we are talking about.

Mr. Flint: That sounds good. Why don't we go to the Engineer's Report and then we will get back to the Action Items List?

B. Engineer

Mr. Flint: Steve, do you have anything?

Mr. Boyd: The only item I have to report is the erosion repair at Tradition Boulevard, just east of the I-4 overpass, has been completed. I inspected it. It looks good. I think we are good to go.

Mr. Flint: Are there any questions for Steve? Hearing none,

C. District Manager's Report

i. Action Items Lists

Mr. Flint: Jan was waiting to hear back regarding the irrigation turnover.

Ms. Carpenter: Yes. The last we talked, they agreed to proceed with working through an agreement. Way back in the past, there supposedly had been a form of agreement that was negotiated or begun to be negotiated. They were trying to see if they could find that. If we don't find it soon, we will get working on it. We don't have a resolution of major issues, but we at least want to get with management and hopefully we can work through the issues as we get there. So hopefully next month, we will have something to tell you on where we are going on it, but it does look like they want to resolve it cooperatively.

Mr. Flint: Item 2 is on hold. We are in the process of implementing Item 3. You approved several agreements to further that implementation. Item 4 is the playground shade structure, which is completed. Regarding Item 5, as Steve indicated, access to Reunion Village is on hold right now pending further development of that parcel. Steve provided some timelines of the design, but there is no work at this point. Item 6, the washout, has been repaired. Item 7, the amenity status during COVID-19 remains the same. There are no recommended changes at this point. Item 8, the extension of the Seven Eagles MSA was approved by the Board on a month-to-month basis. We are waiting to hear back from the Resort to further our discussion regarding a long-term modification to that agreement, but we had an agreement in place after the last meeting. We talked about Item 9, the golf cart community status. I will revise that to say, "Golf cart issue – draft letter to Resort."

Mr. Harding: One thing with that, George. I would explain in the letter that we approached the County relative to being a golf cart community, and we can't make it a golf cart community. People are going to ask, "Why don't you just make it a golf cart community." I think we ought to tell them that hasn't worked out.

Mr. Greenstein: Absolutely.

Mr. Harding: Okay.

Mr. Flint: The Board approved Item 10, the upgrade to the Terraces signposts. Where are we on implementation on that, Alan?

Mr. Scheerer: I don't know that it was approved. It was just something that we included in the budget. I think it was just being memorialized. So come October, I'm sure that we will get the okay to move forward and we will just go ahead and start doing the work. We are just letting everybody know that is in the budget. We can start working on it in a couple of weeks.

Mr. Flint: I stand corrected. It was placed in the budget and adopted, but the Board hasn't approved a proposal yet to actually implement it.

Mr. Dryburgh: Along with the Terraces, we are going to be looking at the security cameras. I don't see that as an action item. I don't know if that was an action item. I think we should add it.

Mr. Flint: We will add that. That should be on there. I think we have an update on that issue. John, I know that you and Tricia have been in communication with the Sheriff's Office. So, we will add that to the Action Items List.

Mr. Dryburgh: Okay.

Mr. Greenstein: At the last meeting, George, I wasn't trying to give it a governmental spin, or whatever euphemism, but the thing is, when it comes to security and safety issues, we wanted to look at things at a slightly higher level, move back from just the camera issue and talk about having the County come in. We should also have the Sheriff's Office come in and do the security review. So, we moved back and expanded it from beyond cameras to a larger scope review.

Mr. Flint: Right.

Ms. Carpenter: I'll update the Action Items List accordingly. I did change the Osceola County Sheriff's Department contact from Don Harding. Officer Witson has been very cooperative. He is coordinated to meet with Victor Vargas, onsite, at Reunion on September 16th, and he is going to do a comprehensive assessment of the security components that are in place at

Reunion and provide a report that makes recommendations for any considerations that the Board may want to implement in the future.

Mr. Harding: Good.

Ms. Carpenter: That report is one of the items that is a security item that would qualify for a Shade Meeting. So, if the Board Members would like, when that report is prepared, it won't be distributed as part of the public agenda. Instead, it would be shared with the Board Members at a Shade Meeting.

Mr. Flint: We would have to work with Jan on making sure she's comfortable with that interpretation and we properly notice it.

Mr. Harding: Okay.

Mr. Greenstein: That's good. Thank you.

Mr. Harding: One other thing that was not on the Action Item List has to do with access to our pools and making sure we had the gates and the locks. We still have the open item that Mark referred to a couple of times. You can easily reach over the fence and open the lock. We really don't have good security on keeping people from coming into those pools. If you forgot your card, all you have to do is reach over the fence and open the gate.

Mr. Dryburgh: What is the cost of having a similar lock put on the other side of the gate, so you have to use the same card that you went in with.

Mr. Harding: I think there's an issue with emergency staff of people getting out of the area quickly. So, I don't think you can put a lock from the inside, but you can possibly add some sort of extension to the fence itself or even to the gate itself to prevent anybody from reaching over and opening it from the outside.

Mr. Greenstein: Right.

Mr. Harding: That was what I talked to John Cruz about a number of times. They are looking at different things. We shouldn't forget about it. That's for sure.

Mr. Dryburgh: I agree.

Mr. Greenstein: It's such a basic thing. It's pathetic. I've seen Alan at Seven Eagles. They seemed to have installed a shelf.

Mr. Scheerer: John Cruz should speak to that. They had those shelves placed on all of the pool gates as part of their effort to minimize people reaching over the gates. Some of them have already been re-reported to security to have them re-installed.

Mr. Dryburgh: Yes, because it just held on with five or six screws. It doesn't take that much strength to rip it off. It just bends it.

Mr. Greenstein: If it's cantilevered, unless there are angle irons holding it in tight. I'm not responsible for shopping for security products, but I would think a metal box that goes over the locks that protrudes out six to eight inches, is appropriate, so you would not be able to reach over and get your hand into the gate to open up the lock. Like you said, we went through the expense of issuing the cards and everything and yet people can just walk right in and that's silly. Here I am, asking for a technology review, and it's like someone can't point me to the band aids.

Mr. Dryburgh: You have to replace the gate with a much taller gate. I have seen, Mark, when I have driven past, where some young man is laying on top of the gate with almost half of his body on the other side unhooking it.

Mr. Greenstein: Someone else is holding it. Let's add, replacing the gate on the Action Item List.

Mr. Dryburgh: I don't know if you can add on to it because it will snap it off. It has to be one piece of solid metal going up there.

Mr. Greenstein: Hopefully this is the last time we discuss it and figure out a way that we can get those gates secured.

Mr. Flint: We have other communities that have backup shields. Alan, Randall Park is an example.

Mr. Scheerer: Correct. Randall Park, Baytree and Melbourne. There is also another option. I know the gates and the security system went in pretty quickly. There would be a keycard going in and a remote push button going out to where you can't reach over the fence. The lever handle you would just remove.

Mr. Flint: The quick lever will be when you step back from the gate so you can reach it.

Mr. Scheerer: Correct.

Mr. Greenstein: I'm always concerned about people getting locked in or a kid getting in there and can't figure out how to get out. I don't know.

Mr. Cruz: Mark, if I may. We've been working with Heritage on a solution to the problem. We want to make sure that the solution we come up with, is something that is going to be effective that solves the problem, but also looks good as well. We've been back and forth on making sure whatever solution we come up with, is going to look good, is not going to look tacky and finally solves the problem. We are very close to a solution.

Mr. Harding: Okay.

Mr. Greenstein: That sounds good. Thank you, John.

Mr. Flint: So, we will add, "Security Review," as a new number 11.

ii. Approval of Check Register

Mr. Flint: You have the August Check Register for the General Fund, R&M and payroll totaling \$163,732.95. Were there any questions on the Check Register? Hearing none,

On MOTION by Mr. Greenstein seconded by Mr. Dryburgh with all in favor the Check Register for the month of August was approved as presented.

iii. Balance Sheet and Income Statement

Mr. Flint: You have the unaudited financial statements through July 31st. No action is required by the Board, but if you have any questions, we can discuss those.

iv. Status of Direct Bill Assessments

Mr. Flint: All direct bills are up to date. That's all I had under my report.

ELEVENTH ORDER OF BUSINESS

Other Business

Mr. Flint: Is there any other business that the Board would like to discuss that was not on the agenda?

Mr. Greenstein: This is a West side issue, but it impacts us all. The only thing that I wanted to make sure people were aware of is the Sinclair Road Gate. I mentioned at the West meeting, this Labor Day weekend was the first time you had heavy traffic flow in a while coming through that Sinclair Road Gate. Of course, we had the cheaters working that right lane, the resident only lane, and then trying to cut back into the visitor's lane, blocking legitimate residents from moving forward. I spoke with Anthony and Security about using pylons to separate the lanes, right from the point where they split. They will see if they get in the right lane, they are going to have to run over pylons to get back. It's like putting a lock on a door. It won't stop a burglar, but it keeps honest people honest. So, I'm hoping that people will not try to beat the system by taking that right lane. I think they will put a security person out there from 4:00 p.m. to 6:00 p.m. to monitor it and we'll go from there.

Mr. Harding: Did you mention earlier in the West meeting, that you already have signs up on the right side?

Mr. Greenstein: Yes.

Mr. Harding: So, they are already up then.

Mr. Greenstein: We put up a very nice official sign that warns people that it may be another 50 feet to the split.

Mr. Harding: Okay.

Mr. Greenstein: You have signage on the ground and signage in the air.

Mr. Dryburgh: People are just ignoring it.

Mr. Greenstein: People are trying to beat the gate.

Mr. Dryburgh: They are just ignoring it. I was stuck in traffic about 15 minutes while three different cars had done exactly what Mark was mentioning. They blew down there, knowing they are not going to get through, put their blinkers on and block off traffic for the residents, hoping against hope that the gate would be open so they could just buzz through.

Mr. Greenstein: We are going to let Security try this approach and see where it goes. I'm not recommending that we put in the pylons that actually get nailed into the ground or anything.

Mr. Dryburgh: I'm for putting nails in the tarmac to pop up.

Mr. Greenstein: Yeah, yeah, yeah. I just want to let people know that we are aware that there is some activity now with the Sinclair Road Gate.

Mr. Harding: I have to complement Security. They were out there one time when I came in. They are making people turn around and go back out.

Ms. Hobbs: Quick question. Does the actual entrance gate for the residents, have to be where it is or can it be moved further down Sinclair Road?

Mr. Greenstein: That would be like an I-4, Exit 58 flyover.

Ms. Hobbs: We probably don't own the land, but I just thought I would ask the question.

Mr. Greenstein: I even thought about how we can safely use the outgoing lane as an incoming lane during rush hour periods, but now we are getting into safety issues and traffic control.

Ms. Hobbs: We can have a resident only lane by moving the gate down to the beginning of the resident's only lane. You don't have non-residents entering.

Mr. Greenstein: It would almost be like a temporary pre-inspection.

Mr. Dryburgh: Actually, that's brilliant when you think about it. So, it's like you are almost having two gates; one gate they have to enter and one gate for residents.

Mr. Greenstein: What would stop them from going into the resident's gate?

Mr. Dryburgh: They would have to have a keycard.

Mr. Greenstein: It would just cause traffic. We have to try to keep people in the proper lane. So, we will give this a try and go from there.

Mr. Goldstein: Mark's right. I agree.

Mr. Greenstein: Just go one step at a time. That's it for me.

Mr. Goldstein: Let's move on.

TWELFTH ORDER OF BUSINESS

Supervisor's Request

Mr. Flint: Are there any Supervisor's requests? Hearing none, does anyone have anything else? Hearing none.

THIRTEENTH ORDER OF BUSINESS

Next Meeting Date

The next meeting is on October 8th.

FOURTEENTH ORDER OF BUSINESS

Adjournment

Mr. Flint: If there is nothing further, we need a motion to adjourn.

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

Chairman/Vice Chairman

SECTION IV



RIGHT OF ENTRY PERMIT

THIS AGREEMENT is made this 8th day of September, 2020 by and between Reunion East CDD, with an address of 135 W. Central Blvd., Suite 320, Orlando, FL 32801 (the "Owner") and **Duke Energy Florida, LLC d/b/a Duke Energy**, a Florida limited liability company with an address of 3300 Exchange Place, NP4C, Lake Mary, Florida, 32746 ("Duke Energy").

Preliminary Statement

Duke Energy wishes to enter Owner's property located in the northwest corner of the intersection of Lake Wilson Road and SR 532 (the "Premises") in order to perform subsurface testing (which includes but is not limited to soil borings and/or other testing, analyzing or geotechnical work), ecological surveys (i.e. wetland and listed species) and archeological surveys (the "Permitted Use") within the area identified on Exhibit A hereinafter the Permitted Area. Owner is willing to grant Duke Energy a permit for the Permitted Use upon the terms and conditions below.

NOW THEREFORE, the parties agree as follows:

1. Definitions. For purposes of this permit, all references to Owner and Duke Energy shall include officers, employees, agents, partners, contractors, subcontractors, officers, agents and employees, and any others acting under its or their authority.
2. Acknowledgement of Permitted Use; Term. This permit shall be in effect for Forty-five (45) Days, commencing on September 8, 2020, and terminating on October 22, 2020. Duke Energy may terminate this permit at any time by giving Owner ten days written notice of termination. Owner acknowledges that the Duke Energy, its agents, employees and/or independent contractors are permitted to enter upon the Permitted Area for the Permitted Use only.
3. Assumption of Risk; Waiver; Release; Indemnity. Duke Energy irrevocably assumes all risks and waives and releases any and all claims against Owner resulting from the Permitted Use. Duke Energy shall indemnify and hold harmless Owner, its shareholders, affiliates, agents, employees, officers and/or directors from and against any and all claims, damages and liabilities resulting from its negligent use of the Permitted Area.
4. Terms and Conditions; Restoration. Duke Energy shall conduct its operations on the Permitted Area in a good and workmanlike manner, taking all possible precautions against damage to the Permitted Area and any facilities thereon. Duke Energy shall restore the Permitted Area as nearly as practicable to its original condition upon completion of the subsurface testing, including filling all holes to ground level with a suitable, compacted material (i.e. earth or as required by law).
5. Insurance. Duke Energy is self-insured for all claims, liabilities and obligations under this Agreement and shall provide a Letter of Self-Insurance to Owner upon execution of this Agreement upon request by Owner.

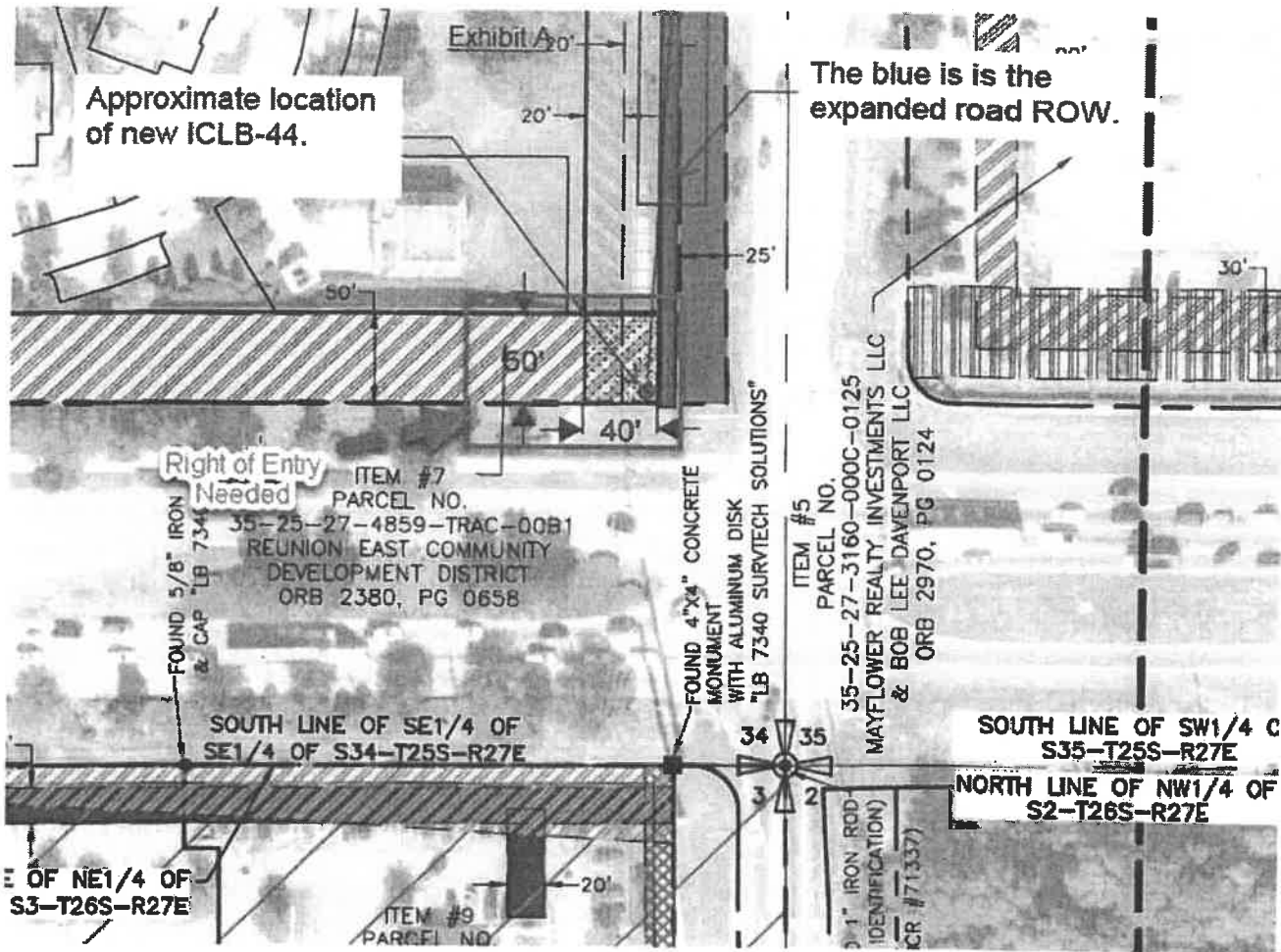
SIGNED as a sealed instrument as of the date written above.

**DUKE ENERGY FLORIDA, LLC d/b/a
DUKE ENERGY:**

OWNER:

By: Karen Adams
Karen Adams, Manager
Land Services-Florida Region

By: [Signature]
District Manager



SECTION VI

RESOLUTION 2021-01

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE REUNION EAST COMMUNITY DEVELOPMENT DISTRICT APPROVING THE DEDICATIONS CONTAINED IN THE PROPOSED REUNION VILLAGE PHASE 3 REPLAT; APPROVAL OF PRIOR ACTIONS; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Reunion East Community Development District (“the District”) is a local unit of special-purpose government established in accordance with the Uniform Community Development Act of 1980, Chapter 190, *Florida Statutes*, as amended; and

WHEREAS, the District has been created for the purpose of providing, operating and maintaining infrastructure improvements, facilities and services for the benefit of the owners of lands within the District; and

WHEREAS, EHOF Acquisitions II, LLC, a Delaware limited liability company, the landowner and developer of certain lands located within the District, is currently submitting a plat to the Osceola County entitled Reunion Village Phase 3 Replat (a replat of Lots 3 through 52, together with Tract R-1 and Tract OS-8, Reunion Village Phase 3, as recorded in Plat Book 29, Pages 53-60, in the Public Records of Osceola County); and

WHEREAS, Osceola County has requested, and the District desires to provide, a declaration of the District’s intention to accept for ownership and maintenance certain tracts or easements dedicated to the District within the boundaries of the Reunion Village Phase 3 Replat, subject to the District’s procedure for acceptance of real property and improvements; and

WHEREAS, the District additionally desires to approve a Letter of Consent to dedications in the Reunion Village Phase 3 Replat, if necessary and so required by the County, approve the dedications contained in the Reunion Village Phase 3 Replat, delegate authority to the District Staff, and approve all prior actions taken by the Board of Supervisors of the District and District staff regarding the Reunion Village Phase 3 Replat.

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

SECTION 1. INCORPORATION OF RECITALS AND AUTHORITY. The recitals stated above are true and correct and by this reference are incorporated by reference as a material part of this Resolution. The Resolution is adopted pursuant to the provisions of Florida Law, including Chapter 170, 190 and 197, *Florida Statutes*.

SECTION 2. APPROVAL OF THE DEDICATIONS CONTAINED IN THE PROPOSED REUNION VILLAGE PHASE 3 REPLAT. The District hereby approves the dedications contained in the Reunion Village Phase 3 Replat, subject to compliance with the District’s procedure for acceptance of such dedications and improvements.

SECTION 3. APPROVAL OF A LETTER OF CONSENT TO DEDICATIONS IN PROPOSED REUNION VILLAGE PHASE 3 REPLAT. To the extent necessary or otherwise required by Osceola County, the District hereby approves District Staff to draft, revise, finalize and transmit a Letter of Consent to Dedications in the Reunion Village Phase 3 Replat evidencing the District's approval of the Reunion Village Phase 3 Replat.

SECTION 4. AUTHORIZATION OF STAFF. District Staff, including, but not limited to, District Counsel, the District Engineer and District Manager, are hereby authorized to execute any and all documents necessary to effectuate this Resolution, and to perform all other actions necessary to carry out the intent of this Resolution, as contemplated herein, including the recording of the Plat.

SECTION 5. APPROVAL OF PRIOR ACTIONS. All actions taken to date by members of the District Board of Supervisors and staff of the District in furtherance of the District's approval of the Letter of Consent to dedications in the Reunion Village Phase 3 Replat and in furtherance of the District's approval of the dedications contained in the Reunion Village Phase 3 Replat, as contemplated herein, are hereby approved, confirmed and ratified.

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

SECTION 7. EFFECTIVE DATE. This Resolution shall take effect upon the passage and adoption of this Resolution by the Board of Supervisors of the Reunion East Community Development District.

PASSED AND ADOPTED this ____ day of October, 2020.

[SIGNATURES BELOW]

**SIGNATURE PAGE TO RESOLUTION 2021-01
REUNION EAST COMMUNITY DEVELOPMENT DISTRICT**

ATTEST:

**REUNION EAST COMMUNITY
DEVELOPMENT DISTRICT**

Secretary/ Assistant Secretary

By: _____

Its: _____

EXHIBIT "A"

REUNION VILLAGE PHASE 3 REPLAT

[SEE ATTACHED]

SECTION VIII

SECTION C

SECTION 1

Reunion East Community Development District

Item #	Date Assigned	Action Item	Assigned To	Status	Comments
1	3/14/11	Irrigation Turnover	Kingwood / Carpenter	In Process	August 2020 Anticipating a written response from Kingwood's attorney regarding documentation request June 2020.
2	3/16/17	Allocation of 532 Costs	Carpenter	On Hold	Proposals from Yellowstone presented at BOS meeting. Counsel Sent Demand Letters for Costs to Each Parcel Owner. Publix Declined Sharing Costs.
3	4/11/19	Street Parking Towaway Zones	Scheerer/ Adams/Carpenter	First Phase implemented Second Phase Underway	No Parking Zones expanded community wide 08.13.2020; Towing and towing enforcement agreements amended 09.09.20; No Parking Signs approved 09.09.20 and need to be installed.
4	2/13/20	Access to Reunion Village/Davenport Creek Bridge	Flint / Boyd	On Hold	Encore agreed to have a gate at the entrance to the residential portion of Reunion Village and then another resident only gate before crossing the Davenport Creek bridge going into Reunion proper. Engineer presented first revision of Preliminary Plan to BOS at the July meeting. Engineer will be submitting plan for permitting. Construction bid documents pending. Coordination of power supply and communication systems pending.
5	5/14/20	Amenity Status During Covid-19	Flint/Adams/Carll	Phase 3 Ongoing	As of October 3, 2020 all amenities except water fountains open per Phase 3 Reopening Guidelines.

Item #	Date Assigned	Action Item	Assigned To	Status	Comments
6	5/14/20	Seven Eagles MSA	Flint/Carl	In Process	Month to month MSA approved at 08.13.2020 RECDD BOS Meeting.
7	5/14/20	Golf Cart Community Status	Flint	In Process	Reunion East cannot be a designated golf cart community; communication to stakeholders and residents will be sent in September.
8	7/9/20	Upgrade Terraces Sign Posts	Scheerer	In Process	Upgrade sign posts to decorative fluted posts with final. Proposal for \$17,700 received and included in the RECDD FY2021 budget.
9	8/13/20	Security / Technology Assessment	Adams / Dryburgh	In Process	OCSO to meeting with Reunion Security 09.16.2020. Report to be presented to BOS. Security Camera proposals to be presented by Reunion Security.
10	9/10/20	Secure Access Gates	Cruz / Scheerer	In Process	Secure access gates so no one can reach over and unlock.

Reunion West Community Development District

Item #	Meeting Assigned	Action Item	Assigned To	Status	Comments
1	2/21/19	Cost to Install Parking Spaces at Valhalla Mail Kiosk Area	Boyd	In Process	All Terrain awarded the bid. Cost \$40,195. Contruction to start 09.21.20. Should be finished by the first week in November.
2	5/14/20	Street Parking Towaway Zones	Scheerer / Adams / Carpenter	In Process	Parking Rules Approved 08.13.2020. Towing and towing enforcement agreements and sign proposal approved 09.10.20. Sign installation to commence.
3	8/13/20	Entrance Monument at Spine Road	Scheerer	In Process	Staff reached out to vendor for proposal.

Reunion Resort & Club
Seven Eagles Cove CDD Action Items Punch List

Ref #	Notes & Action Items Description	Target Date	Responsible Party(s)	Status/Notes/Next Steps	Completed Date	Comments
1	Landscaping around building is over grown	21-Mar	Yellowstone	Landscaping needs to be replaced in several areas		On Hold

SECTION 2

Reunion East

Community Development District

Summary of Check Register

September 1, 2020 to September 30, 2020

Fund	Date	Check No.'s		Amount
General Fund	9/3/20	4746-4755	\$	84,941.38
	9/9/20	4756	\$	8,180.93
	9/10/20	4757-4767	\$	86,615.54
	9/16/20	4768-4771	\$	22,619.04
	9/23/20	4772	\$	5,000.00
	9/29/20	4773	\$	71,929.05
	9/30/20	4774-4783	\$	22,636.07
			\$	301,922.01
Replacement & Maintenance	9/3/20	111	\$	3,125.00
	9/10/20	112	\$	576.00
	9/16/20	113-115	\$	190,025.22
	9/29/20	116	\$	2,576.00
	9/30/20	117	\$	456.75
			\$	196,758.97
Payroll	<u>September 2020</u>			
	Donald Harding	50553	\$	184.70
	John Dryburgh	50554	\$	184.70
	Mark Greenstein	50555	\$	184.70
	Steven Goldstein	50556	\$	184.70
	Trudy Hobbs	50557	\$	184.70
			\$	923.50
			\$	499,604.48

CHECK DATE	CHECK VENDOR#	INVOICE DATE	INVOICE YRMO	EXPENSED TO... DFT ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT #
9/03/20	00095	8/27/20	20	S164804	202008	320-53800-57400	RPLC BOTH TOGGLE SWITCHES	*	102.28	
9/03/20	00095	8/27/20	20	S164804	202008	300-13100-10100	RPLC BOTH TOGGLE SWITCHES	*	80.36	
9/03/20	00160	8/31/20	20	11222	202008	320-53800-12200	FACILITIES BLDG RENT AUG	*	1,906.97	182.64 004746
9/03/20	00160	8/31/20	20	11222	202008	300-13100-10100	FACILITIES BLDG RENT AUG	*	1,498.33	
9/03/20	00160	8/31/20	20	11223	202009	320-53800-12200	FACILITIES BLDG RENT SEP	*	1,906.97	
9/03/20	00160	8/31/20	20	11223	202009	300-13100-10100	FACILITIES BLDG RENT SEP	*	1,498.33	
9/03/20	00113	8/28/20	20	11502	202009	300-15500-10000	FY21 PROPERTY INSURANCE	*	23,955.36	6,810.60 004747
9/03/20	00113	8/28/20	20	11502	202009	300-13100-10100	FY21 PROPERTY INSURANCE	*	22,112.64	
9/03/20	00113	8/28/20	20	11502	202009	300-15500-10000	FY21 GEN.LIAB/PUBLIC OFFC	*	14,479.00	
9/03/20	00010	8/25/20	20	7-104-32	202008	310-51300-42000	DELIVERY 08/14/20	*	36.14	60,547.00 004748
9/03/20	00166	8/13/20	20	351201ES	202007	320-53800-43200	GAS CHARGE 07/09-08/05/20	*	3.61	36.14 004749
9/03/20	00166	8/13/20	20	351201ES	202007	300-13100-10100	GAS CHARGE 07/09-08/05/20	*	2.83	
9/03/20	00119	8/19/20	20	93118	202007	310-51300-31500	BD MTG/EROSION EASE/LDSCP	*	2,426.40	6.44 004750
9/03/20	00054	9/01/20	20	2020SEP	202009	320-53800-34500	SECURITY SERVICES-SEP20	*	6,533.33	2,426.40 004751
9/03/20	00054	9/01/20	20	2020SEP	202009	300-13100-10100	SECURITY SERVICES-SEP20	*	5,133.33	
9/03/20	00060	7/08/20	20	354588	202007	320-53800-46200	TER-INST AUTOFILL VALVE	*	133.25	11,666.66 004752

REUE REUNION EAST TVISCARRA

CHECK DATE	VEND#	INVOICE DATE	INVOICE YRMO	EXPENSED TO DPT ACCT#	SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT #
7/08/20	354588	202007	300-13100-10100	TER-INST	AUTOFILL VALVE		*	104.70	
7/31/20	355108	202007	320-53800-46200	7 EAG-TRBL	SHT FNT/RMV CLG		*	109.20	
7/31/20	355108	202007	300-13100-10100	7 EAG-TRBL	SHT FNT/RMV CLG		*	85.80	
8/10/20	355962	202008	320-53800-46200	7 EAG-INS	PCT.LDDR/HDRL/IT		*	109.20	
8/10/20	355962	202008	300-13100-10100	7 EAG-INS	PCT.LDDR/HDRL/IT		*	85.80	
8/10/20	355963	202008	320-53800-46200	TER-INS	PCT.LDDR/HDRL/TILE		*	109.20	
8/10/20	355963	202008	300-13100-10100	TER-INS	PCT.LDDR/HDRL/TILE		*	85.80	
8/11/20	355984	202008	320-53800-46200	HS-RPLC	LDDR STEP/END CAP		*	146.92	
8/11/20	355984	202008	300-13100-10100	HS-RPLC	LDDR STEP/END CAP		*	115.43	
8/12/20	355998	202008	320-53800-46200	HC-INS	PCT.HDRL/LDDR/TILE		*	107.80	
8/12/20	355998	202008	300-13100-10100	HC-INS	PCT.HDRL/LDDR/TILE		*	84.70	
8/12/20	355999	202008	320-53800-46200	CP-INS	PCT.LDDR/HDRL/TILE		*	109.62	
8/12/20	355999	202008	300-13100-10100	CP-INS	PCT.LDDR/HDRL/TILE		*	86.13	
8/15/20	356028	202008	320-53800-46200	7EAG-RE	WIRE POLE/CLR DBRS		*	155.40	
8/15/20	356028	202008	300-13100-10100	7EAG-RE	WIRE POLE/CLR DBRS		*	122.10	
8/21/20	356136	202008	320-53800-46200	7EAG-RPLC	FAULTY GFCI BKR		*	209.97	
8/21/20	356136	202008	300-13100-10100	7EAG-RPLC	FAULTY GFCI BKR		*	164.98	
9/03/20	00075	8/25/20	66000132	202008	320-53800-47000	HERBICIDE/PESTICIDE/MERPH	*	638.12	2,126.00 004754
8/25/20	66000132	202008	300-13100-10100	HERBICIDE/PESTICIDE/MERPH			*	501.38	
9/09/20	00049	9/01/20	503	202009	310-51300-34000	MANAGEMENT FEES SEP20	*	3,689.58	1,139.50 004755
9/01/20	503	202009	310-51300-35100	INFORMATION TECH SEP20			*	183.33	

REUE REUNION EAST TVISCARRA

REUNION EAST-GENERAL FUND
BANK A REUNION EAST CDD

CHECK DATE	VEND#	.....INVOICE.....	....EXPENSED TO....	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT
DATE	INVOICE	YRMO	DPT	ACCT#	SUB	SUBCLASS	
9/01/20	503	202009	310-51300-31300				
		DISSEMINATION FEE SEP20					833.33
9/01/20	503	202009	310-51300-51000				15.81
		OFFICE SUPPLIES					
9/01/20	503	202009	310-51300-42000				19.61
		POSTAGE					
9/01/20	503	202009	310-51300-42500				118.35
		COPIES					
9/01/20	504	202009	320-53800-12000				3,320.92
		FIELD MANAGEMENT SEP20					
GOVERNMENTAL MANAGEMENT SERVICES							8,180.93 004756
9/10/20	00074	8/31/20	188153	202008	320-53800-47000		
		AQUATIC PLANT MGMT AUG20					72.24
8/31/20	188153	202008	300-13100-10100				56.76
		AQUATIC PLANT MGMT AUG20					
APPLIED AQUATIC MANAGEMENT, INC.							129.00 004757
9/10/20	00129	8/26/20	4737	202008	320-53800-46200		
		FRNSH/INST.GATE TER.EQUIP					243.60
8/26/20	4737	202008	300-13100-10100				191.40
		FRNSH/INST.GATE TER.EQUIP					
8/26/20	4741	202008	320-53800-57400				660.80
		RPR ROOF/REINST.TRIM/LEAK					
8/26/20	4741	202008	300-13100-10100				519.20
		RPR ROOF/REINST.TRIM/LEAK					
BERRY CONSTRUCTION INC.							1,615.00 004758
9/10/20	00134	9/04/20	2742	202008	310-51300-31100		
		RPR SITE VISIT/EASMT/MTG					1,097.50
BOYD CIVIL ENGINEERING							1,097.50 004759
9/10/20	00161	8/30/20	2339	202006	320-53800-46200		
		HC A-INST NEW SCREW/HNDLE					36.40
8/30/20	2339	202006	300-13100-10100				28.60
		HC A-INST NEW SCREW/HNDLE					
8/30/20	2340	202006	320-53800-48100				72.80
		SVC CALL-RPR RGHSTSD ARBOR					
8/30/20	2340	202006	300-13100-10100				57.20
		SVC CALL-RPR RGHSTSD ARBOR					
8/30/20	2341	202006	320-53800-47200				106.21
		LOCATE/RPLC 45W LGHT FIXT					
8/30/20	2341	202006	300-13100-10100				83.45
		LOCATE/RPLC 45W LGHT FIXT					
8/30/20	2344	202006	320-53800-57400				462.00
		SAND/PRIME/PAINT ENT-EXIT					

REUE REUNION EAST TVISCARRA

CHECK DATE	CHECK VENDOR#	INVOICE DATE	INVOICE YRMO	EXPENSED TO...	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT #
8/30/20	2344	202006	300	13100-10100							*	363.00	
8/31/20	2350	202006	320	53800-46200							*	236.80	
8/31/20	2350	202006	300	13100-10100							*	186.05	
8/31/20	2353	202006	320	53800-46200							*	47.60	
8/31/20	2353	202006	300	13100-10100							*	37.40	
8/31/20	2354	202006	320	53800-53200							*	36.40	
8/31/20	2354	202006	300	13100-10100							*	28.60	
8/31/20	2356	202006	320	53800-46200							*	47.60	
8/31/20	2356	202006	300	13100-10100							*	37.40	
8/31/20	2357	202007	320	53800-46200							*	47.60	
8/31/20	2357	202007	300	13100-10100							*	37.40	
8/31/20	2360	202007	320	53800-57400							*	175.49	
8/31/20	2360	202007	300	13100-10100							*	137.88	
HERITAGE SERVICE SOLUTIONS LLC													2,265.88 004761
9/10/20	00092	8/13/20	DUKE-DUK	202007	320	53800-43000					*	748.65	
		8/13/20	DUKE ENERGY	#40845	34210						*	257.87	
		8/29/20	DUKE ENERGY	#43303	35141						*	36.98	
		8/29/20	HC PHONE LINE	4574	AUG20						*	29.05	
		8/29/20	HC PHONE LINE	4574	AUG20						*	36.98	
		8/29/20	CP PHONE LINE	2365	AUG20						*	29.05	
		8/31/20	RECDDREE	202008	320	53800-46200					*	1,848.00	
		8/31/20	POOL CLEANING	SERVS	AUG20						*	1,452.00	
		8/31/20	TOHO-TOH	202004	320	53800-43100					*	218.22	
			TOHO METER#62644093	APR20									

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CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO	YRMO	DFT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNTCHECK.... AMOUNT
9/10/20	00175	8/31/20	TOHO-TOH	202007	320-53800-43100					TOHO METER#62644093 JUL20	*	700.17	
		8/31/20	TOHO-TOH	202006	320-53800-43100					TOHO METER#62644093 JUN20	*	506.58	
		8/31/20	TOHO-TOH	202005	320-53800-43100					TOHO METER#62644093 MAY20	*	217.93	
REUNION RESORT													
9/10/20	00175	9/01/20	6260	202009	320-53800-46200					POOL MAINTENANCE SEP20	*	4,032.00	6,081.48 004762
		9/01/20	6260	202009	300-13100-10100					POOL MAINTENANCE SEP20	*	3,168.00	
ROBERTS POOL SERVICE AND REPAIR INC													
9/10/20	00060	8/20/20	355710	202008	320-53800-46200					CP-LIFE RING/THROW LINE	*	136.53	7,200.00 004763
		8/20/20	355710	202008	300-13100-10100					CP-LIFE RING/THROW LINE	*	107.27	
		8/20/20	355711	202008	320-53800-46200					TER-LIFE RING/THROW LINE	*	137.70	
		8/20/20	355711	202008	300-13100-10100					TER-LIFE RING/THROW LINE	*	108.20	
		8/20/20	355712	202008	320-53800-46200					HS-LIFE RING/THROW LINE	*	136.53	
		8/20/20	355712	202008	300-13100-10100					HS-LIFE RING/THROW LINE	*	107.27	
		8/20/20	355714	202008	320-53800-46200					HC A-LIFE RING/THROW LINE	*	136.53	
		8/20/20	355714	202008	300-13100-10100					HC A-LIFE RING/THROW LINE	*	107.27	
		8/20/20	355715	202008	320-53800-46200					HC B-LIFE RING/THROW LINE	*	142.13	
		8/20/20	355715	202008	300-13100-10100					HC B-LIFE RING/THROW LINE	*	111.67	
		8/24/20	356255	202008	320-53800-46200					7EAG-RPLMB/INST.HUDSN VLV	*	235.86	
		8/24/20	356255	202008	300-13100-10100					7EAG-RPLMB/INST.HUDSN VLV	*	185.32	
		8/28/20	356396	202008	320-53800-46200					7EAG-INST.FNT PMP/JNC.BOX	*	398.97	
		8/28/20	356396	202008	300-13100-10100					7EAG-INST.FNT PMP/JNC.BOX	*	313.48	
		8/29/20	356431	202008	320-53800-46200					HC B-RPR SPA B AUTOFILL	*	133.25	
		8/29/20	356431	202008	300-13100-10100					HC B-RPR SPA B AUTOFILL	*	104.70	
SPIES POOL LLC													
												2,602.68	004765

REUE REUNION EAST TVISCARRA

CHECK DATE	CHECK VENDOR#	INVOICE DATE	INVOICE YRMO	EXPENSED TO... DPT ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT	#
9/10/20	00117	8/25/20	5850037	202008	310-51300-32300		TRUSTEE FEE SER.2015A	*	4,000.00		
9/10/20	00117	8/25/20	5850037	202008	310-51300-32300		INCIDENTAL EXP SER.2015A	*	310.00		
USBANK											
9/10/20	00030	9/01/20	REU 1434	202009	320-53800-47300		MTHLY LNDSCP MAINT SEP20	*	34,335.84		
9/10/20	00030	9/01/20	REU 1434	202009	300-13100-10100		MTHLY LNDSCP MAINT SEP20	*	26,978.16		
YELLOWSTONE LANDSCAPE											
9/16/20	00095	9/08/20	S164739	202009	320-53800-57400		REVERSE/EXIT LOOP/GATEARM	*	2,657.61		
9/16/20	00095	9/08/20	S164739	202009	300-13100-10100		REVERSE/EXIT LOOP/GATEARM	*	2,088.12		
9/11/20		9/11/20	S164899	202009	320-53800-57400		RPLC 2 MEGA ARM MOTOR/CHK	*	711.66		
9/11/20		9/11/20	S164899	202009	300-13100-10100		RPLC 2 MEGA ARM MOTOR/CHK	*	559.16		
ACCESS CONTROL TECHNOLOGIES, INC.											
9/16/20	00161	9/06/20	2366	202007	320-53800-46200		RPR DOOR HINGE/FRAME/SEAL	*	87.36		
9/16/20	00161	9/06/20	2366	202007	300-13100-10100		RPR DOOR HINGE/FRAME/SEAL	*	68.64		
9/06/20		9/06/20	2369	202007	320-53800-46200		RPLC SHWR HANDLE HC POOLA	*	134.09		
9/06/20		9/06/20	2369	202007	300-13100-10100		RPLC SHWR HANDLE HC POOLA	*	105.36		
9/11/20		9/11/20	2389	202007	320-53800-46200		ORDER/INST.MISSING FNT PT	*	185.01		
9/11/20		9/11/20	2389	202007	300-13100-10100		ORDER/INST.MISSING FNT PT	*	145.37		
HERITAGE SERVICE SOLUTIONS LLC											
9/16/20	00030	9/08/20	REU 1473	202008	320-53800-47400		CP POOL/HS TREE LIMB RMVL	*	690.43		
9/08/20		9/08/20	REU 1473	202008	300-13100-10100		CP POOL/HS TREE LIMB RMVL	*	542.48		
9/08/20		9/08/20	REU 1473	202006	320-53800-46500		IRRIGATION REPAIRS JUN20	*	560.00		
9/08/20		9/08/20	REU 1473	202006	300-13100-10100		IRRIGATION REPAIRS JUN20	*	440.00		
9/08/20		9/08/20	REU 1473	202006	320-53800-46500		DIG/RPLC BELL/SOD/BCKFILL	*	2,459.80		

REUE REUNION EAST TVISCARRA

725.83 004769

6,016.55 004768

4,310.00 004766

61,314.00 004767

*** CHECK DATES 09/01/2020 - 09/30/2020 *** YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 10/01/20

CHECK DATE	CHECK VENDOR#	INVOICE DATE	INVOICE	.....INVOICE.....	EXPENSED TO.....	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT #
9/30/20	00161	9/11/20	2393	HC B-ORDER MISSING FMT PT	202007 320-53800-46200							*	185.01	
		9/11/20	2393	HC B-ORDER MISSING FMT PT	202007 300-13100-10100							*	145.37	
		9/13/20	2408	7 EAG- INST USPS LOCK BOX	202007 320-53800-46200							*	47.60	
		9/13/20	2408	7 EAG- INST USPS LOCK BOX	202007 300-13100-10100							*	37.40	
		9/13/20	2412	SINCLAIR GH-RPLC WTR TANK	202007 320-53800-57400							*	321.61	
		9/13/20	2412	SINCLAIR GH-RPLC WTR TANK	202007 300-13100-10100							*	252.69	
		9/13/20	2413	MAIN ENT.GH-RPLC WTR TANK	202007 320-53800-57400							*	178.57	
		9/13/20	2413	MAIN ENT.GH-RPLC WTR TANK	202007 300-13100-10100							*	140.31	
		9/14/20	2419	EUSTON DOGPK-RPR ENTRY GT	202007 320-53800-48100							*	153.80	
		9/14/20	2419	EUSTON DOGPK-RPR ENTRY GT	202007 300-13100-10100							*	120.84	
		9/14/20	2420	TERR-RMV/DISPOSE DMG FURN	202007 320-53800-46200							*	36.40	
		9/14/20	2420	TERR-RMV/DISPOSE DMG FURN	202007 300-13100-10100							*	28.60	
		9/14/20	2429	CP-RMV/RPLC FURNTR-STORM	202008 320-53800-46200							*	203.84	
		9/14/20	2429	CP-RMV/RPLC FURNTR-STORM	202008 300-13100-10100							*	160.16	
		9/14/20	2430	HC A-RMV/RPLC FURNTR-STRM	202008 320-53800-46200							*	203.84	
		9/14/20	2430	HC A-RMV/RPLC FURNTR-STRM	202008 300-13100-10100							*	160.16	
		9/14/20	2431	HC B-RMV/RPLC FURNTR-STRM	202008 320-53800-46200							*	203.84	
		9/14/20	2431	HC B-RMV/RPLC FURNTR-STRM	202008 300-13100-10100							*	160.16	
		9/14/20	2432	HS-RMV/RPLC FURNTR-STORM	202008 320-53800-46200							*	203.84	
		9/14/20	2432	HS-RMV/RPLC FURNTR-STORM	202008 300-13100-10100							*	160.16	
		9/14/20	2433	TER-RMV/RPLC FURNTR-STORM	202008 320-53800-46200							*	203.84	
		9/14/20	2433	TER-RMV/RPLC FURNTR-STORM	202008 300-13100-10100							*	160.16	
		9/15/20	2436	TER-FIX DMGED SIGN/REINST	202008 320-53800-46200							*	36.40	

REUE REUNION EAST TVISCARRA

AP300R
*** CHECK DATES 09/01/2020 - 09/30/2020 ***
YEAR-

0 ***
YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER
REUNION EAST-GENERAL FUND
BANK A REUNION EAST CDD
RUN 10/01/20

CHECK DATE	VEND#
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.....INVOICE.....	EXPENSED TO...	VENDOR NAME
DATE INVOICE	YRMO DPT ACCT# SUB	SUBCLASS

STATUS	AMOUNT
1	100
2	200
3	300
4	400
5	500
6	600
7	700
8	800
9	900
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11	1100
12	1200
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14	1400
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23	2300
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92	9200
93	9300
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95	9500
96	9600
97	9700
98	9800
99	9900
100	10000

9/15/20	2436	202008 300-13100-10100			28.60
	TER-FIX	DMGED SIGN/REINST		*	
9/15/20	2437	202008 320-53800-57400		*	72.80
	SINCLAIR GH-INST.DOOR STP				
9/15/20	2437	202008 300-13100-10100		*	57.20
	SINCLAIR GH-INST.DOOR STP				
9/16/20	2396	202006 320-53800-46200		*	913.65
	CP-RPR 6 POLE LIGHT FIXTR				
9/16/20	2396	202006 300-13100-10100		*	717.87
	CP-RPR 6 POLE LIGHT FIXTR				
9/16/20	2397	202006 320-53800-46200		*	1,218.20
	TER-RPR 8 POLE LIGHT FIXT				
9/16/20	2397	202006 300-13100-10100		*	957.16
	TER-RPR 8 POLE LIGHT FIXT				
9/16/20	2398	202006 320-53800-46200		*	1,065.93
	HS-RPR 7 POLE LIGHT FIXTR				
9/16/20	2398	202006 300-13100-10100		*	837.51
	HS-RPR 7 POLE LIGHT FIXTR				
9/16/20	2399	202006 320-53800-46200		*	609.10
	HC A-RPR 4POLE LIGHT FIXT				
9/16/20	2399	202006 300-13100-10100		*	478.58
	HC A-RPR 4POLE LIGHT FIXT				
9/16/20	2400	202006 320-53800-46200		*	761.38
	HC B-RPR 5 POLE LIGHT FIX				
9/16/20	2400	202006 300-13100-10100		*	598.22
	HC B-RPR 5 POLE LIGHT FIX				
9/17/20	2440	202008 320-53800-57400		*	157.02
	SPINE GH-PAINT SHUTTERS				
9/17/20	2440	202008 300-13100-10100		*	123.38
	SPINE GH-PAINT SHUTTERS				
9/18/20	2442	202008 320-53800-46200		*	47.60
	HC B-ENGAGE BREAKER/TEST				
9/18/20	2442	202008 300-13100-10100		*	37.40
	HC B-ENGAGE BREAKER/TEST				
9/18/20	2450	202008 320-53800-46200		*	193.46
	7 EAG-RPR/REALIGN FOUNTN				
9/18/20	2450	202008 300-13100-10100		*	152.01
	7 EAG-RPR/REALIGN FOUNTN				
9/18/20	2454	202008 320-53800-46200		*	106.37
	HC A-INST.NEW VALV/HANDLE				
9/18/20	2454	202008 300-13100-10100		*	83.58
	HC A-INST.NEW VALV/HANDLE				
9/19/20	2466	202008 320-53800-46200		*	121.48
	HC B-RPR ENT.GATE/HINGES				
9/19/20	2466	202008 300-13100-10100		*	95.44
	HC B-RPR ENT.GATE/HINGES				

REUE REUNION EAST TVISCARRA

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*** CHECK DATES 09/01/2020 - 09/30/2020 ***

YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 10/01/20 PAGE 11

REUNION EAST-GENERAL FUND
BANK A REUNION EAST CDD

CHECK
DATE

VEND#INVOICE.....
DATE INVOICE YRMO DPT ACCT# SUB

EXPENSED TO....
SUBCLASS

VENDOR NAME

STATUS

AMOUNT

.....CHECK.....
AMOUNT #

TOTAL FOR REGISTER 301,922.01

REUE REUNION EAST TVISCARRA

AP300R

*** CHECK DATES 09/01/2020 - 09/30/2020 *** YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 10/01/20 PAGE 1

REUNION EAST-R&M
BANK C REUNION EAST R&M

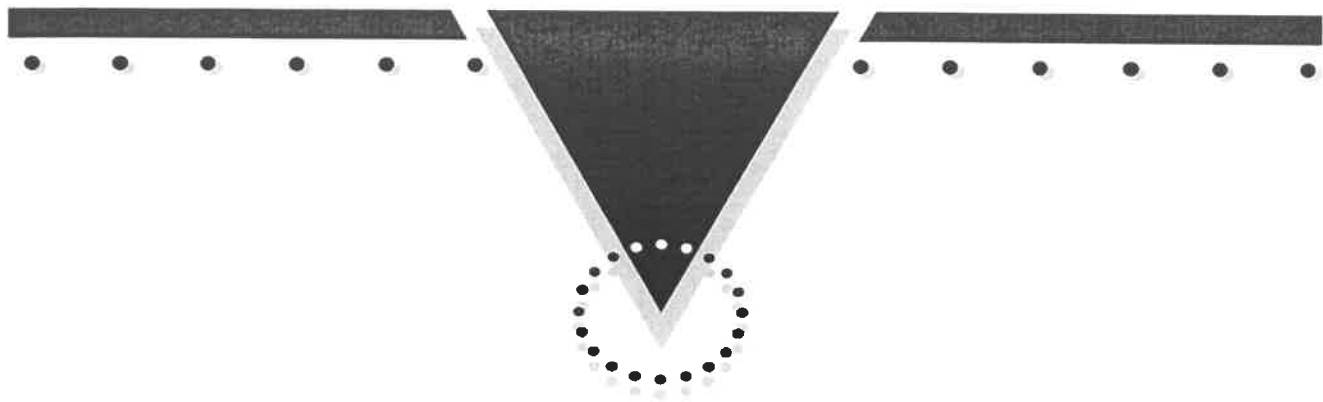
CHECK DATE	VEND#	INVOICE DATE	INVOICE DATE	EXPENSED TO YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT	#
9/03/20	00001	8/21/20	4735	202008	320	53800	53000			*	518.00		
		8/21/20	4735	202008	300	13100	10100			*	407.00		
		8/21/20	4736	202008	320	53800	53000			*	1,232.00		
		8/21/20	4736	202008	300	13100	10100			*	968.00		
									BERRY CONSTRUCTION INC.			3,125.00	000111
		8/31/20	2345	202006	320	53800	53000			*	322.56		
		8/31/20	2345	202006	300	13100	10100			*	253.44		
									HERITAGE SERVICE SOLUTIONS LLC			576.00	000112
9/16/20	00001	7/30/20	4720	202007	320	53800	53000			*	1,540.00		
		7/30/20	4720	202007	300	13100	10100			*	1,210.00		
		8/31/20	4746	202008	320	53800	53000			*	3,416.00		
		8/31/20	4746	202008	300	13100	10100			*	2,684.00		
									BERRY CONSTRUCTION INC.			8,850.00	000113
9/16/20	00026	8/31/20	201	202008	320	53800	61000			*	9,520.00		
		8/31/20	201	202008	300	13100	10100			*	7,480.00		
		8/31/20	202	202008	320	53800	61000			*	88,249.40		
		8/31/20	202	202008	300	13100	10100			*	69,338.82		
									KINGWOOD ORLANDO REUNION RESORT LLC			174,588.22	000114
9/16/20	00006	8/17/20	356592	202008	320	53800	64000			*	3,688.72		
		8/17/20	356592	202008	300	13100	10100			*	2,898.28		
									SPIES POOL, LLC			6,587.00	000115
9/29/20	00005	9/29/20	09292020	202009	300	20700	10100			*	2,576.00		
									REUNION WEST CDD				
									REUE REUNION EAST			2,576.00	000116
									TVISCARRA				

CHECK DATE	VEND#	.....INVOICE.....	DATE	INVOICE	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
9/30/20	00013	9/14/20	2423	RPR 63	202007	320	53800	53000			*	255.78	
		9/14/20	2423	RPR 63	202007	300	13100	10100			*	200.97	
										HERITAGE SERVICE SOLUTIONS LLC			
												456.75	000117

TOTAL FOR BANK C 196,758.97
 TOTAL FOR REGISTER 196,758.97

REUE REUNION EAST TVISCARRA

SECTION 3



Reunion East
Community Development District

Unaudited Financial Reporting

August 31, 2020



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8	<u>Debt Service Series 2015-2 Income Statement</u>
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13-14	<u>FY20 Assessment Receipt Schedule</u>

Reunion East
COMMUNITY DEVELOPMENT DISTRICT
COMBINED BALANCE SHEET
August 31, 2020

	General	Replacement & Maintenance	Debt Service	Capital Projects	(Memorandum Only) 2020
ASSETS:					
CASH	\$1,206,985	\$245,347	---	---	\$1,452,332
CUSTODY ACCOUNT	\$463,259	---	---	---	\$463,259
STATE BOARD OF ADMINISTRATION	---	\$3,066,795	---	---	\$3,066,795
DUE FROM GENERAL FUND	---	---	\$5,000	---	\$5,000
DUE FROM OTHER	\$750	---	---	---	\$750
DUE FROM REUNION WEST	\$517,114	\$187,076	---	---	\$704,189
INVESTMENTS					
SERIES 2002A-2					
Reserve	---	---	\$3	---	\$3
Revenue	---	---	\$100,931	---	\$100,931
SERIES 2005					
Reserve	---	---	\$4	---	\$4
Revenue	---	---	\$214,388	---	\$214,388
Construction	---	---	---	\$10	\$10
SERIES 2015A					
Reserve	---	---	\$175,000	---	\$175,000
Revenue	---	---	\$918,907	---	\$918,907
Prepayment	---	---	\$24	---	\$24
SERIES 2015-1					
Reserve	---	---	\$345,275	---	\$345,275
Revenue	---	---	\$205,243	---	\$205,243
SERIES 2015-2					
Reserve	---	---	\$374,013	---	\$374,013
Revenue	---	---	\$225,036	---	\$225,036
SERIES 2015-3					
Revenue	---	---	\$101,519	---	\$101,519
TOTAL ASSETS	\$2,188,108	\$3,499,218	\$2,665,341	\$10	\$8,352,676
LIABILITIES:					
ACCOUNTS PAYABLE	\$62,193	\$194,183	---	---	\$256,376
CONTRACTS PAYABLE	\$1,323	---	---	---	\$1,323
DUE TO DEBT 2015A	\$5,000	---	---	---	\$5,000
DUE TO REUNION WEST	\$71,929	\$2,576	---	---	\$74,505
ACCRUED INTEREST PAYABLE 2002A-2	---	---	\$3,020,000	---	\$3,020,000
ACCRUED PRINCIPAL PAYABLE 2002A-2	---	---	\$2,815,148	---	\$2,815,148
ACCRUED INTEREST PAYABLE 2005	---	---	\$2,110,560	---	\$2,110,560
ACCRUED PRINCIPAL PAYABLE 2005	---	---	\$2,525,000	---	\$2,525,000
FUND EQUITY:					
FUND BALANCES:					
ASSIGNED	\$242,752	\$3,302,459	---	---	\$3,545,211
UNASSIGNED	\$1,804,911	---	---	---	\$1,804,911
RESTRICTED FOR DEBT SERVICE 2002A-2	---	---	(\$5,734,215)	---	(\$5,734,215)
RESTRICTED FOR DEBT SERVICE 2005	---	---	(\$4,421,168)	---	(\$4,421,168)
RESTRICTED FOR DEBT SERVICE 2015A	---	---	\$1,098,930	---	\$1,098,930
RESTRICTED FOR DEBT SERVICE 2015-1	---	---	\$550,518	---	\$550,518
RESTRICTED FOR DEBT SERVICE 2015-2	---	---	\$599,048	---	\$599,048
RESTRICTED FOR DEBT SERVICE 2015-3	---	---	\$101,519	---	\$101,519
RESTRICTED FOR CAPITAL PROJECTS	---	---	---	\$10	\$10
TOTAL LIABILITIES & FUND EQUITY & OTHER CREDITS	\$2,188,108	\$3,499,218	\$2,665,341	\$10	\$8,352,676

Reunion East
COMMUNITY DEVELOPMENT DISTRICT

GENERAL FUND
Statement of Revenues & Expenditures
For The Period Ending August 31, 2020

	ADOPTED BUDGET	PRORATED BUDGET THRU 8/31/20	ACTUAL THRU 8/31/20	VARIANCE
REVENUES:				
Special Assessments - Tax Roll	\$1,417,679	\$1,417,679	\$1,471,618	\$53,939
Special Assessments - Direct	\$600,993	\$600,993	\$577,242	(\$23,751)
Interest	\$750	\$688	\$385	(\$362)
Miscellaneous Income	\$0	\$0	\$2,481	\$2,481
TOTAL REVENUES	\$2,019,422	\$2,019,360	\$2,051,727	\$32,367
EXPENDITURES:				
ADMINISTRATIVE:				
Supervisor Fees	\$12,000	\$11,000	\$9,800	\$1,200
FICA	\$918	\$842	\$750	\$92
Engineering	\$15,000	\$13,750	\$9,355	\$4,395
Attorney	\$35,000	\$32,083	\$35,812	(\$3,728)
Trustee Fees	\$17,500	\$16,310	\$16,310	\$0
Arbitrage	\$3,600	\$3,300	\$3,000	\$300
Collection Agent	\$5,000	\$5,000	\$5,000	\$0
Dissemination	\$10,000	\$9,167	\$10,167	(\$1,000)
Property Appraiser Fee	\$1,000	\$502	\$502	\$0
Property Taxes	\$400	\$400	\$295	\$105
Annual Audit	\$5,200	\$5,578	\$5,578	\$0
District Management Fees	\$44,275	\$40,585	\$40,585	\$0
Information Technology	\$3,400	\$3,117	\$2,017	\$1,100
Telephone	\$300	\$275	\$7	\$269
Postage	\$3,500	\$3,208	\$1,335	\$1,873
Printing & Binding	\$2,500	\$2,292	\$666	\$1,626
Insurance	\$14,800	\$14,800	\$13,789	\$1,011
Legal Advertising	\$1,500	\$1,375	\$5,903	(\$4,528)
Other Current Charges	\$600	\$550	\$0	\$550
Office Supplies	\$500	\$458	\$168	\$290
Travel Per Diem	\$500	\$458	\$0	\$458
Dues, Licenses & Subscriptions	\$175	\$175	\$175	\$0
TOTAL ADMINISTRATIVE	\$177,668	\$165,224	\$161,212	\$4,013
MAINTENANCE-SHARED EXPENSES:				
Field Management	\$39,851	\$36,530	\$36,530	\$0
Facility Lease Agreement	\$22,884	\$20,977	\$20,977	\$0
Telephone	\$4,760	\$4,363	\$4,400	(\$36)
Electric	\$341,600	\$313,133	\$289,595	\$23,538
Water & Sewer	\$44,800	\$41,067	\$32,637	\$8,429
Gas	\$43,120	\$39,527	\$19,291	\$20,236
Pool & Fountain Maintenance	\$100,800	\$92,400	\$109,787	(\$17,387)
Environmental	\$5,600	\$5,133	\$4,160	\$973
Property Insurance	\$25,620	\$25,620	\$24,950	\$670
Irrigation Repairs	\$8,400	\$7,700	\$11,149	(\$3,449)
Landscape Contract	\$434,722	\$398,495	\$383,649	\$14,846
Landscape Contingency	\$28,000	\$25,667	\$17,958	\$7,708
Landscape Consulting	\$21,840	\$20,020	\$10,785	\$9,235
Gate and Gatehouse Expenses	\$17,920	\$16,427	\$9,918	\$6,509
Roadways/Sidewalks	\$28,000	\$25,667	\$6,893	\$18,774
Lighting	\$5,600	\$5,133	\$1,231	\$3,903
MSA Building Repairs	\$14,000	\$12,833	\$1,512	\$11,321
Pressure Washing	\$19,600	\$17,967	\$20,020	(\$2,053)
Maintenance (Inspections)	\$980	\$898	\$418	\$481
Repairs & Maintenance	\$11,200	\$10,267	\$3,633	\$6,634
Pest Control	\$406	\$372	\$0	\$372
Signage	\$4,480	\$4,107	\$26,321	(\$22,214)
Security	\$78,400	\$71,867	\$71,867	\$0
Parking Violation Tags	\$0	\$0	\$40	(\$40)
COMMUNITY CENTER:				
Landscape	\$16,000	\$14,667	\$6,131	\$8,535
Telephone	\$1,500	\$1,375	\$726	\$649
Electric	\$25,000	\$22,917	\$10,961	\$11,956
Water & Sewer	\$2,500	\$2,292	\$1,023	\$1,268
Gas	\$350	\$321	\$165	\$156
Contract Cleaning	\$10,000	\$9,167	\$4,675	\$4,492
Maintenance (Inspections)	\$1,250	\$1,146	\$968	\$177
MAINTENANCE-DIRECT EXPENSES:				
Irrigation System Operations	\$100,000	\$91,667	\$0	\$91,667
Contingency	\$0	\$0	\$0	\$0
Transfer Out	\$382,571	\$382,571	\$382,571	\$0
TOTAL MAINTENANCE	\$1,841,754	\$1,722,291	\$1,514,942	\$207,349
TOTAL EXPENDITURES	\$2,019,422	\$1,887,515	\$1,676,153	\$211,362
EXCESS REVENUES (EXPENDITURES)	\$0		\$375,573	
FUND BALANCE - Beginning	\$0		\$1,672,090	
FUND BALANCE - Ending	\$0		\$2,047,663	

Reunion East
COMMUNITY DEVELOPMENT DISTRICT
REPLACEMENT & MAINTENANCE FUND

Statement of Revenues & Expenditures
For The Period Ending August 31, 2020

REVENUES:

	ADOPTED BUDGET	PRORATED THRU 8/31/20	ACTUAL THRU 8/31/20	VARIANCE
Transfer In	\$382,571	\$382,571	\$382,571	\$0
Interest	\$25,000	\$25,000	\$32,596	\$7,596
TOTAL REVENUES	\$407,571	\$407,571	\$415,167	\$7,596

EXPENDITURES:

Building Improvements	\$117,600	\$107,800	\$111,526	(\$3,726)
Fountain Improvements	\$14,000	\$12,833	\$0	\$12,833
Gate/Gatehouse Improvements	\$5,600	\$5,133	\$0	\$5,133
Landscape Improvements	\$140,000	\$128,333	\$50,611	\$77,722
Lighting Improvements	\$4,480	\$4,107	\$0	\$4,107
Monument Improvements	\$14,000	\$12,833	\$21,661	(\$8,827)
Pool Furniture	\$8,400	\$7,700	\$7,918	(\$218)
Pool Repair & Replacements	\$47,600	\$43,633	\$13,484	\$30,149
Roadways/Sidewalks Improvement	\$8,680	\$7,957	\$40,394	(\$32,437)
Signage	\$28,000	\$25,667	\$0	\$25,667
Contingency	\$0	\$0	\$50,681	(\$50,681)
TOTAL EXPENDITURES	\$388,360	\$355,997	\$296,275	\$59,722

EXCESS REVENUES (EXPENDITURES)

FUND BALANCE - Beginning

FUND BALANCE - Ending

EXCESS REVENUES (EXPENDITURES)	\$19,211	\$118,892
FUND BALANCE - Beginning	\$2,934,206	\$3,183,567
FUND BALANCE - Ending	\$2,953,417	\$3,302,459

Reunion East
COMMUNITY DEVELOPMENT DISTRICT

Debt Service 2002A-2
Statement of Revenues & Expenditures
For The Period Ending August 31, 2020

	ADOPTED BUDGET	PRORATED THRU 8/31/20	ACTUAL THRU 8/31/20	VARIANCE
REVENUES:				
Special Assessments	\$0	\$0	\$0	\$0
Interest	\$0	\$0	\$936	\$936
TOTAL REVENUES	\$0	\$0	\$936	\$936
EXPENDITURES:				
Interest Expense 11/01	\$0	\$0	\$0	\$0
Principal Expense 05/01	\$0	\$0	\$0	\$0
Interest Expense 05/01	\$0	\$0	\$0	\$0
TOTAL EXPENDITURES	\$0	\$0	\$0	\$0
<u>OTHER FINANCING SOURCES (USES)</u>				
Transfer In (Out)	\$0	\$0	\$0	\$0
Other Debt Service Costs	\$0	\$0	(\$4,514)	(\$4,514)
TOTAL OTHER	\$0	\$0	(\$4,514)	(\$4,514)
EXCESS REVENUES (EXPENDITURES)	\$0		(\$3,577)	
FUND BALANCE - Beginning	\$0		(\$5,730,637)	
FUND BALANCE - Ending	\$0		(\$5,734,215)	

Reunion East
COMMUNITY DEVELOPMENT DISTRICT

Debt Service 2005

Statement of Revenues & Expenditures
For The Period Ending August 31, 2020

	ADOPTED BUDGET	PRORATED THRU 8/31/20	ACTUAL THRU 8/31/20	VARIANCE
REVENUES:				
Special Assessments	\$0	\$0	\$0	\$0
Interest	\$0	\$0	\$1,972	\$1,972
TOTAL REVENUES	\$0	\$0	\$1,972	\$1,972
EXPENDITURES:				
Interest Expense 11/01	\$0	\$0	\$0	\$0
Principal Expense 05/01	\$0	\$0	\$0	\$0
Interest Expense 05/01	\$0	\$0	\$0	\$0
TOTAL EXPENDITURES	\$0	\$0	\$0	\$0
<u>OTHER FINANCING SOURCES (USES)</u>				
Transfer In (Out)	\$0	\$0	\$0	\$0
Other Debt Service Costs	\$0	\$0	(\$8,710)	(\$8,710)
TOTAL OTHER	\$0	\$0	(\$8,710)	(\$8,710)
EXCESS REVENUES (EXPENDITURES)	\$0		(\$6,737)	
FUND BALANCE - Beginning	\$0		(\$4,414,431)	
FUND BALANCE - Ending	\$0		(\$4,421,168)	

Reunion East
COMMUNITY DEVELOPMENT DISTRICT

Debt Service 2015A

Statement of Revenues & Expenditures
For The Period Ending August 31, 2020

	ADOPTED BUDGET	PRORATED THRU 8/31/20	ACTUAL THRU 8/31/20	VARIANCE
REVENUES:				
Special Assessments	\$2,568,595	\$2,568,595	\$2,605,307	\$36,712
Interest	\$1,000	\$917	\$10,052	\$9,136
TOTAL REVENUES	\$2,569,595	\$2,569,512	\$2,615,359	\$45,847
EXPENDITURES:				
Interest Expense 11/01	\$641,025	\$641,025	\$641,025	\$0
Principal Expense 05/01	\$1,320,000	\$1,320,000	\$1,320,000	\$0
Interest Expense 05/01	\$641,025	\$641,025	\$641,025	\$0
TOTAL EXPENDITURES	\$2,602,050	\$2,602,050	\$2,602,050	\$0
EXCESS REVENUES (EXPENDITURES)	(\$32,455)		\$13,309	
FUND BALANCE - Beginning	\$891,203		\$1,085,621	
FUND BALANCE - Ending	\$858,748		\$1,098,930	

Reunion East
COMMUNITY DEVELOPMENT DISTRICT

Debt Service 2015-1

Statement of Revenues & Expenditures
For The Period Ending August 31, 2020

REVENUES:

	ADOPTED BUDGET	PRORATED THRU 8/31/20	ACTUAL THRU 8/31/20	VARIANCE
Special Assessments - Tax Collector	\$28,771	\$28,771	\$32,677	\$3,906
Special Assessments - Direct Billed	\$196,599	\$196,599	\$196,599	\$0
Interest	\$1,000	\$917	\$15,173	\$14,256
TOTAL REVENUES	\$226,370	\$226,287	\$244,449	\$18,162

EXPENDITURES:

Special Call 11/01	\$4,150,000	\$4,150,000	\$4,150,000	\$0
Interest Expense 11/01	\$204,105	\$204,105	\$204,105	\$0
Principal Expense 05/01	\$90,000	\$90,000	\$90,000	\$0
Interest Expense 05/01	\$67,155	\$67,155	\$67,155	\$0

TOTAL EXPENDITURES	\$4,511,260	\$4,511,260	\$4,511,260	\$0
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EXCESS REVENUES (EXPENDITURES)	(\$4,284,890)	(\$4,266,811)		
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FUND BALANCE - Beginning	\$4,470,778	\$4,817,330		
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FUND BALANCE - Ending	\$185,888	\$550,518		
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Reunion East
COMMUNITY DEVELOPMENT DISTRICT

Debt Service 2015-2

Statement of Revenues & Expenditures
For The Period Ending August 31, 2020

	ADOPTED BUDGET	PRORATED THRU 8/31/20	ACTUAL THRU 8/31/20	VARIANCE
REVENUES:				
Special Assessments - Tax Roll	\$10,225	\$10,225	\$6,534	(\$3,691)
Special Assessments - Direct Billed	\$583,215	\$583,215	\$583,216	\$1
Interest	\$1,000	\$917	\$8,119	\$7,202
TOTAL REVENUES	\$594,440	\$594,357	\$597,868	\$3,512
EXPENDITURES:				
Special Call 11/01	\$1,550,000	\$1,550,000	\$1,550,000	\$0
Interest Expense 11/01	\$250,470	\$250,470	\$250,470	\$0
Principal Expense 05/01	\$200,000	\$200,000	\$200,000	\$0
Interest Expense 05/01	\$19,320	\$19,320	\$19,320	\$0
TOTAL EXPENDITURES	\$2,199,790	\$2,199,790	\$2,199,790	\$0
EXCESS REVENUES (EXPENDITURES)	(\$1,605,350)		(\$1,601,922)	
FUND BALANCE - Beginning	\$1,825,115		\$2,200,970	
FUND BALANCE - Ending	\$219,765		\$599,048	

Reunion East
COMMUNITY DEVELOPMENT DISTRICT

Debt Service 2015-3

Statement of Revenues & Expenditures
For The Period Ending August 31, 2020

	ADOPTED BUDGET	PRORATED THRU 8/31/20	ACTUAL THRU 8/31/20	VARIANCE
REVENUES:				
Special Assessments - Tax Roll	\$6,769	\$6,769	\$2,924	(\$3,845)
Special Assessments - Direct Billed	\$329,496	\$329,496	\$329,496	(\$1)
Interest	\$500	\$458	\$528	\$69
TOTAL REVENUES	\$336,765	\$336,723	\$332,947	(\$3,776)
EXPENDITURES:				
Interest Expense 11/01	\$100,485	\$100,485	\$100,485	\$0
Principal Expense 05/01	\$135,000	\$135,000	\$135,000	\$0
Interest Expense 05/01	\$100,485	\$100,485	\$100,485	\$0
TOTAL EXPENDITURES	\$335,970	\$335,970	\$335,970	\$0
EXCESS REVENUES (EXPENDITURES)	\$795		(\$3,023)	
FUND BALANCE - Beginning	\$104,353		\$104,541	
FUND BALANCE - Ending	\$105,148		\$101,519	

Reunion East
COMMUNITY DEVELOPMENT DISTRICT

Capital Projects 2005
Statement of Revenues & Expenditures
For The Period Ending August 31, 2020

	ADOPTED BUDGET	PRORATED THRU 8/31/20	ACTUAL THRU 8/31/20	VARIANCE
REVENUES:				
Interest	\$0	\$0	\$0	\$0
TOTAL REVENUES	\$0	\$0	\$0	\$0
EXPENDITURES:				
Capital Outlay	\$0	\$0	\$0	\$0
TOTAL EXPENDITURES	\$0	\$0	\$0	\$0
<u>OTHER FINANCING SOURCES (USES)</u>				
Transfer In (Out)	\$0	\$0	\$0	\$0
TOTAL OTHER	\$0	\$0	\$0	\$0
EXCESS REVENUES (EXPENDITURES)	\$0		\$0	
FUND BALANCE - Beginning	\$0		\$10	
FUND BALANCE - Ending	\$0		\$10	

Reunion East CDD
Month to Month

	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sept	Total
Revenues													
Special Assessments - Tax Roll	\$0	\$178,323	\$761,743	\$100,320	\$67,432	\$48,576	\$101,566	\$25,238	\$188,382	\$37	\$0	\$0	\$1,471,618
Special Assessments - Direct	\$0	\$113,330	\$123,764	\$64,445	\$119,547	\$2,386	\$0	\$56,665	\$0	\$95,105	\$0	\$0	\$577,242
Interest	\$68	\$59	\$57	\$59	\$56	\$49	\$22	\$4	\$4	\$2	\$2	\$0	\$385
Miscellaneous Income	\$0	\$2,400	\$0	\$0	\$0	\$0	\$26	\$0	\$0	\$0	\$0	\$0	\$2,481
Total Revenues	\$68	\$294,112	\$887,564	\$164,824	\$187,093	\$51,011	\$101,614	\$81,907	\$188,386	\$95,145	\$2	\$0	\$2,051,727
Expenditures													
Administrative													
Supervisor Fees	\$1,000	\$1,000	\$2,000	\$800	\$1,000	\$0	\$0	\$1,000	\$1,000	\$1,000	\$1,000	\$0	\$9,800
FICA	\$77	\$77	\$153	\$61	\$77	\$0	\$0	\$77	\$77	\$77	\$77	\$0	\$750
Engineering	\$252	\$150	\$252	\$324	\$150	\$0	\$0	\$1,942	\$2,394	\$2,704	\$1,098	\$0	\$9,355
Attorney	\$2,913	\$1,406	\$2,164	\$2,086	\$4,403	\$3,487	\$6,434	\$3,873	\$3,571	\$2,426	\$3,049	\$0	\$35,812
Trustee Fees	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$12,000	\$4,310	\$0	\$16,310
Arbitrage	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$600	\$2,400	\$0	\$0	\$3,000
Collection Agent	\$5,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,000
Dissemination	\$1,833	\$833	\$833	\$833	\$833	\$833	\$833	\$833	\$833	\$833	\$833	\$0	\$10,167
Property Appraiser Fee	\$0	\$0	\$0	\$0	\$0	\$502	\$0	\$0	\$0	\$0	\$0	\$0	\$502
Property Taxes	\$0	\$295	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$295
Annual Audit	\$1,500	\$78	\$0	\$0	\$1,000	\$0	\$0	\$2,000	\$1,000	\$0	\$0	\$0	\$5,578
District Management Fees	\$3,690	\$3,690	\$3,690	\$3,690	\$3,690	\$3,690	\$3,690	\$3,690	\$3,690	\$3,690	\$3,690	\$0	\$40,585
Information Technology	\$183	\$183	\$183	\$183	\$183	\$183	\$183	\$183	\$183	\$183	\$183	\$0	\$2,017
Telephone	\$7	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$7
Postage	\$108	\$44	\$16	\$20	\$105	\$198	\$49	\$63	\$254	\$233	\$245	\$0	\$1,335
Printing & Binding	\$53	\$76	\$76	\$109	\$83	\$9	\$15	\$5	\$28	\$73	\$51	\$0	\$666
Insurance	\$13,789	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$13,789
Legal Advertising	\$0	\$381	\$185	\$553	\$193	\$200	\$0	\$775	\$1,068	\$2,549	\$0	\$0	\$5,903
Other Current Charges	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Office Supplies	\$16	\$16	\$16	\$16	\$17	\$16	\$16	\$1	\$3	\$16	\$35	\$0	\$168
Travel Per Diem	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Dues, Licenses & Subscriptions	\$175	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$175
Total Expenditures	\$30,595	\$8,230	\$9,567	\$8,674	\$11,733	\$9,207	\$11,220	\$14,441	\$14,700	\$28,275	\$14,569	\$0	\$161,212

**Reunion East CDD
Month to Month**

	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sept	Total
Maintenance													
Field Management	\$3,321	\$3,321	\$3,321	\$3,321	\$3,321	\$3,321	\$3,321	\$3,321	\$3,321	\$3,321	\$3,321	\$3,321	\$36,530
Facility Lease Agreement	\$1,907	\$1,907	\$1,907	\$1,907	\$1,907	\$1,907	\$1,907	\$1,907	\$1,907	\$1,907	\$1,907	\$1,907	\$20,977
Telephone	\$407	\$416	\$413	\$413	\$410	\$422	\$368	\$420	\$420	\$351	\$361	\$361	\$4,400
Electric	\$29,216	\$28,533	\$24,925	\$23,804	\$25,017	\$25,913	\$27,851	\$24,639	\$27,385	\$26,255	\$26,055	\$26,055	\$289,595
Water & Sewer	\$3,157	\$2,553	\$6,559	\$2,437	\$2,346	\$2,254	\$1,932	\$2,075	\$2,972	\$4,304	\$2,148	\$2,148	\$32,637
Gas	\$524	\$1,161	\$1,659	\$3,945	\$3,799	\$3,526	\$2,647	\$1,608	\$1,118	\$163	\$141	\$141	\$19,291
Pool & Fountain Maintenance	\$7,844	\$8,492	\$10,037	\$14,927	\$9,470	\$12,054	\$6,234	\$9,558	\$12,801	\$8,196	\$10,174	\$8,196	\$109,787
Environmental	\$146	\$146	\$784	\$146	\$784	\$146	\$784	\$146	\$146	\$146	\$784	\$784	\$4,160
Property Insurance	\$24,054	\$870	\$0	\$0	\$0	\$0	\$0	\$27	\$0	\$0	\$0	\$0	\$24,950
Irrigation	\$1,967	\$0	\$521	\$550	\$556	\$1,313	\$592	\$2,631	\$3,020	\$0	\$0	\$0	\$11,149
Landscape Contract	\$30,347	\$60,501	\$39,056	\$30,347	\$30,347	\$38,584	\$29,184	\$29,555	\$39,549	\$28,090	\$28,090	\$0	\$383,649
Landscape Contingency	\$6,787	\$0	\$2,968	\$0	\$0	\$0	\$336	\$0	\$1,996	\$0	\$5,871	\$0	\$17,938
Landscape Consulting	\$1,820	\$2,496	\$2,402	\$2,247	\$1,820	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$10,785
Gatehouse and Gatehouse Expenses	\$277	\$371	\$0	\$1,184	\$75	\$2,085	\$627	\$1,140	\$1,199	\$1,894	\$1,067	\$0	\$9,918
Roadways/Sidewalks	\$384	\$0	\$0	\$0	\$277	\$770	\$2,758	\$0	\$927	\$1,777	\$0	\$0	\$6,893
Lighting	\$0	\$0	\$0	\$0	\$0	\$1,124	\$0	\$0	\$106	\$0	\$0	\$0	\$1,231
MSA Building Repairs	\$282	\$64	\$475	\$0	\$131	\$0	\$560	\$0	\$0	\$0	\$0	\$0	\$1,512
Pressure Washing	\$196	\$0	\$0	\$7,851	\$5,334	\$6,639	\$0	\$0	\$0	\$0	\$0	\$0	\$20,020
Maintenance (Inspections)	\$87	\$0	\$73	\$54	\$0	\$36	\$0	\$168	\$0	\$0	\$0	\$0	\$418
Repairs & Maintenance	\$425	\$0	\$1,263	\$106	\$0	\$448	\$21	\$167	\$73	\$280	\$851	\$0	\$3,633
Pest Control	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Signage	\$2,386	\$504	\$6,888	\$353	\$13,728	\$243	\$210	\$243	\$128	\$1,545	\$336	\$0	\$26,321
Security	\$6,533	\$6,533	\$6,533	\$6,533	\$6,533	\$6,533	\$6,533	\$6,533	\$6,533	\$6,533	\$6,533	\$0	\$71,867
Parking Violation Tags	\$0	\$0	\$0	\$0	\$15	\$0	\$0	\$0	\$0	\$0	\$25	\$0	\$40
Community Center													
Landscape	\$881	\$881	\$881	\$881	\$881	\$881	\$844	\$0	\$0	\$0	\$0	\$0	\$6,131
Telephone	\$118	\$123	\$121	\$121	\$119	\$124	\$0	\$0	\$0	\$0	\$0	\$0	\$726
Electric	\$2,363	\$1,947	\$1,535	\$1,470	\$987	\$1,295	\$1,365	\$0	\$0	\$0	\$0	\$0	\$10,961
Water & Sewer	\$165	\$157	\$171	\$188	\$171	\$171	\$0	\$0	\$0	\$0	\$0	\$0	\$1,023
Gas	\$24	\$24	\$24	\$22	\$24	\$24	\$24	\$0	\$0	\$0	\$0	\$0	\$165
Contract Cleaning	\$875	\$700	\$825	\$750	\$700	\$825	\$0	\$0	\$0	\$0	\$0	\$0	\$4,675
Maintenance (Inspections)	\$155	\$618	\$130	\$0	\$0	\$65	\$0	\$0	\$0	\$0	\$0	\$0	\$968
Maintenance-Direct													
Irrigation System Operations	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Contingency	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Transfer Out	\$0	\$0	\$0	\$0	\$382,571	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$382,571
Total Expenditures	\$126,646	\$122,319	\$113,471	\$103,557	\$491,223	\$110,463	\$88,096	\$84,138	\$102,603	\$84,762	\$87,665	\$0	\$1,514,942
Excess Revenues (Expenditures)	\$157,241	\$130,548	\$123,038	\$112,231	\$502,956	\$119,670	\$99,316	\$98,579	\$117,303	\$113,037	\$102,235	\$0	\$1,676,153
	(\$157,173)	\$163,563	\$764,526	\$52,594	(\$315,862)	(\$68,659)	\$2,298	(\$16,672)	\$71,084	(\$17,892)	(\$102,232)	\$0	\$375,573

**REUNION EAST
COMMUNITY DEVELOPMENT DISTRICT**

SPECIAL ASSESSMENT RECEIPTS - FY2020

TAX COLLECTOR

Date Received	Dist.	Gross Assessments Received	Discounts/ Penalties	Commissions Paid	Interest Income	Net Amount Received	General Fund 35.22%	Debt Svc Fund 63.75%	2015-1 Debt Svc Fund 0.80%	2015-2 Debt Svc Fund 0.16%	2015-3 Debt Svc Fund 0.07%	Total 100%
11/12/19	ACH	\$ 39,708.50	\$ 2,108.96	\$ 751.99	\$ -	\$ 36,847.55	\$ 12,977.65	\$ 23,490.00	\$ 294.62	\$ 58.91	\$ 26.36	\$ 36,847.55
11/22/19	ACH	\$ 499,006.54	\$ 19,959.97	\$ 9,580.92	\$ -	\$ 469,465.65	\$ 165,345.12	\$ 299,280.36	\$ 3,753.70	\$ 750.57	\$ 335.90	\$ 469,465.65
12/6/19	ACH	\$ 2,027,772.44	\$ 81,110.22	\$ 38,933.25	\$ -	\$ 1,907,728.97	\$ 671,899.35	\$ 1,216,161.01	\$ 15,253.61	\$ 3,050.01	\$ 1,364.99	\$ 1,907,728.97
12/9/19	ACH	\$ 3,622.47	\$ 40.97	\$ 71.63	\$ -	\$ 3,509.87	\$ 1,236.17	\$ 2,237.51	\$ 28.06	\$ 5.61	\$ 2.51	\$ 3,509.87
12/23/19	ACH	\$ 266,757.29	\$ 10,038.63	\$ 5,134.36	\$ -	\$ 251,584.30	\$ 88,607.62	\$ 160,382.85	\$ 2,011.59	\$ 402.22	\$ 180.01	\$ 251,584.30
1/10/20	ACH	\$ 271,480.47	\$ 8,180.47	\$ 5,266.02	\$ -	\$ 258,033.98	\$ 90,879.19	\$ 164,494.47	\$ 2,063.16	\$ 412.54	\$ 184.62	\$ 258,033.98
1/13/20	ACH	\$ 27,057.18	\$ 629.41	\$ 528.55	\$ -	\$ 25,899.22	\$ 9,121.67	\$ 16,510.53	\$ 207.08	\$ 41.41	\$ 18.53	\$ 25,899.22
1/21/20	ACH	\$ -	\$ -	\$ -	\$ 906.81	\$ 906.81	\$ 319.38	\$ 578.08	\$ 7.25	\$ 1.45	\$ 0.65	\$ 906.81
2/12/20	ACH	\$ 1,226.94	\$ 36.81	\$ 23.81	\$ -	\$ 1,166.32	\$ 410.78	\$ 743.52	\$ 9.33	\$ 1.86	\$ 0.83	\$ 1,166.32
2/12/20	ACH	\$ 198,243.80	\$ 4,067.16	\$ 3,883.51	\$ -	\$ 190,293.13	\$ 67,020.96	\$ 121,310.25	\$ 1,521.52	\$ 304.23	\$ 136.16	\$ 190,293.13
3/9/20	ACH	\$ 140,368.26	\$ 1,451.56	\$ 2,778.34	\$ -	\$ 136,138.36	\$ 47,947.73	\$ 86,787.05	\$ 1,088.52	\$ 217.65	\$ 97.41	\$ 136,138.36
3/9/20	ACH	\$ 1,819.70	\$ -	\$ 36.40	\$ -	\$ 1,783.30	\$ 628.08	\$ 1,136.84	\$ 14.26	\$ 2.85	\$ 1.28	\$ 1,783.30
4/13/20	ACH	\$ 183,157.11	\$ 60.00	\$ 3,661.94	\$ -	\$ 179,435.17	\$ 63,196.80	\$ 114,388.40	\$ 1,434.71	\$ 286.87	\$ 128.39	\$ 179,435.17
4/13/20	ACH	\$ 17,561.76	\$ -	\$ 351.23	\$ -	\$ 17,210.53	\$ 6,061.52	\$ 10,971.57	\$ 137.61	\$ 27.52	\$ 12.31	\$ 17,210.53
4/20/20	ACH	\$ -	\$ -	\$ -	\$ 241.37	\$ 241.37	\$ 85.01	\$ 153.87	\$ 1.93	\$ 0.39	\$ 0.17	\$ 241.37
5/12/20	ACH	\$ 68,792.41	\$ -	\$ 1,375.84	\$ -	\$ 67,416.57	\$ 23,744.02	\$ 42,977.49	\$ 539.04	\$ 107.78	\$ 48.24	\$ 67,416.57
5/12/20	ACH	\$ 4,329.75	\$ -	\$ 86.60	\$ -	\$ 4,243.15	\$ 1,494.43	\$ 2,704.97	\$ 33.93	\$ 6.78	\$ 3.04	\$ 4,243.15
6/9/20	ACH	\$ 51,900.29	\$ -	\$ 1,038.02	\$ -	\$ 50,862.27	\$ 17,913.62	\$ 32,424.27	\$ 406.68	\$ 81.32	\$ 36.39	\$ 50,862.27
6/9/20	ACH	\$ 481.65	\$ -	\$ 9.63	\$ -	\$ 472.02	\$ 166.24	\$ 300.91	\$ 3.77	\$ 0.75	\$ 0.34	\$ 472.02
6/16/20	ACH	\$ 493,409.40	\$ -	\$ 9,868.19	\$ -	\$ 483,541.21	\$ 170,302.51	\$ 308,253.41	\$ 3,866.24	\$ 773.07	\$ 345.98	\$ 483,541.21
7/9/20	ACH	\$ 26.99	\$ -	\$ 0.53	\$ -	\$ 26.46	\$ 26.46	\$ -	\$ -	\$ -	\$ -	\$ 26.46
7/17/20	ACH	\$ -	\$ -	\$ -	\$ 30.68	\$ 30.68	\$ 10.81	\$ 19.56	\$ 0.25	\$ 0.05	\$ 0.02	\$ 30.68
Totals		\$ 4,296,722.95	\$ 127,684.16	\$ 83,380.76	\$ 1,178.86	\$ 4,086,836.89	\$ 1,439,395.12	\$ 2,605,306.93	\$ 32,676.86	\$ 6,533.85	\$ 2,924.13	\$ 4,086,836.89

Ehof II - Spectrum LLC \$626,425.00 \$117,704.00 \$191,546.00 \$219,350.00 \$97,825.00

DATE RECEIVED	DUE DATE	CHECK NO.	NET ASSESSED	AMOUNT RECEIVED	GENERAL FUND	SERIES 2015-1	SERIES 2015-2	SERIES 2015-3
1/6/20	11/1/19	WIRE	\$ 313,212.00	\$ 313,212.00	\$ 58,852.00	\$ 95,773.00	\$ 109,675.00	\$ 48,912.00
4/8/20	2/1/20	WIRE	\$ 156,606.00	\$ 156,606.00	\$ 29,426.00	\$ 47,886.50	\$ 54,837.50	\$ 24,456.00
7/15/20	5/1/20	WIRE	\$ 156,607.00	\$ 156,607.00	\$ 29,426.00	\$ 47,886.50	\$ 54,837.50	\$ 24,457.00
			\$ 626,425.00	\$ 626,425.00	\$ 117,704.00	\$ 191,546.00	\$ 219,350.00	\$ 97,825.00

Ehof II - Spectrum LLC \$815,040.00 \$219,504.00 \$363,865.00 \$231,671.00

DATE RECEIVED	DUE DATE	CHECK NO.	NET ASSESSED	AMOUNT RECEIVED	GENERAL FUND	SERIES 2015-2	SERIES 2015-3
12/13/19	11/1/19	WIRE	\$ 407,520.00	\$ 407,520.00	\$ 109,752.00	\$ 181,933.00	\$ 115,835.00
2/18/20	2/1/20	1108	\$ 203,760.00	\$ 203,760.00	\$ 54,876.00	\$ 90,966.25	\$ 57,917.75
7/15/20	5/1/20	WIRE	\$ 203,760.00	\$ 203,760.00	\$ 54,876.00	\$ 90,966.25	\$ 57,917.75
			\$ 815,040.00	\$ 815,040.00	\$ 219,504.00	\$ 363,865.50	\$ 231,670.50

Orlando Reunion Development LLC \$7,439.00 \$2,386.00 \$5,053.00

DATE RECEIVED	DUE DATE	CHECK NO.	NET ASSESSED	AMOUNT RECEIVED	GENERAL FUND	SERIES 2015-1
3/28/20	11/1/19	128256	\$ 3,720.00	\$ 3,720.00	\$ 1,193.00	\$ 2,527.00
3/28/20	2/1/20	128256	\$ 1,859.50	\$ 1,859.50	\$ 596.50	\$ 1,263.00
3/28/20	5/1/20	128256	\$ 1,859.50	\$ 1,859.50	\$ 596.50	\$ 1,263.00
			\$ 7,439.00	\$ 7,439.00	\$ 2,386.00	\$ 5,053.00

EHOF Acquisitions II, LLC \$32,024.00 \$32,024.00

DATE RECEIVED	DUE DATE	CHECK NO.	NET ASSESSED	AMOUNT RECEIVED	GENERAL FUND
12/13/19	11/1/19	WIRE	\$ 16,012.00	\$ 16,012.00	\$ 16,012.00
2/18/20	2/1/20	1108	\$ 8,006.00	\$ 8,006.00	\$ 8,006.00
7/15/20	5/1/20	WIRE	\$ 8,006.00	\$ 8,006.00	\$ 8,006.00
			\$ 32,024.00	\$ 32,024.00	\$ 32,024.00

EHOF Acquisitions II, LLC \$11,186.00 \$11,186.00

DATE RECEIVED	DUE DATE	CHECK NO.	NET ASSESSED	AMOUNT RECEIVED	GENERAL FUND
1/6/20	11/1/19	WIRE	\$ 5,593.00	\$ 5,593.00	\$ 5,593.00
4/8/20	2/1/20	WIRE	\$ 2,797.00	\$ 2,797.00	\$ 2,797.00
7/15/20	5/1/20	WIRE	\$ 2,797.00	\$ 2,797.00	\$ 2,797.00
			\$ 11,187.00	\$ 11,187.00	\$ 11,187.00

Orlando Health Inc \$226,660.00 \$226,660.00

DATE RECEIVED	DUE DATE	CHECK NO.	NET ASSESSED	AMOUNT RECEIVED	GENERAL FUND
11/27/19	11/1/19	1001300346	\$ 113,330.00	\$ 113,330.00	\$ 113,330.00
2/10/20	2/1/20	1001313042	\$ 56,665.00	\$ 56,665.00	\$ 56,665.00
5/19/20	5/1/20	1001326317	\$ 56,665.00	\$ 56,665.00	\$ 56,665.00
			\$ 226,660.00	\$ 226,660.00	\$ 226,660.00

SUMMARY				
	GENERAL FUND	DEBT SERVICE SERIES 2015-1	DEBT SERVICE SERIES 2015-2	DEBT SERVICE SERIES 2015-3
TOTAL DIRECT BILLED	\$609,464.00	\$196,599.00	\$583,215.00	\$329,496.00
TOTAL RECEIVED	\$ 609,465.00	\$ 196,599.00	\$ 583,215.50	\$ 329,495.50
VARIANCE	\$ 1.00	\$ -	\$ 0.50	\$ (0.50)

SECTION 4

District Reunion East

District
Reunion West

Landowner	Total O & M	Total Debt	Total Due	O & M	Debt	Total	Paid
Reunion West Dev. Partners							
27-25-27-4927-0001-WC10	\$133,920	\$392,813	\$526,733	\$66,960	\$196,407	\$263,367	Paid 10/31/19
27-25-27-3160-000A-0030				\$33,480	\$98,203	\$131,683	Paid 1/23/20
27-25-27-4927-0001-SF20				\$33,480	\$98,203	\$131,683	Paid 1/23/20
	<u>\$133,920.00</u>	<u>\$392,813.00</u>	<u>\$526,733.00</u>	<u>\$133,920</u>	<u>\$392,813</u>	<u>\$526,733</u>	