

**BAYSIDE IMPROVEMENT
AND BAY CREEK**

**COMMUNITY DEVELOPMENT
DISTRICTS**

May 22, 2023

BOARD OF SUPERVISORS

**PUBLIC HEARING AND
JOINT REGULAR MEETING
AGENDA**

**BAYSIDE IMPROVEMENT
AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS**

**AGENDA
LETTER**

Bayside Improvement and Bay Creek

Community Development Districts

OFFICE OF THE DISTRICT MANAGER

2300 Glades Road, Suite 410W • Boca Raton, Florida 33431

Phone (561) 571-0010 • Toll-free (877) 276-0889 • Fax (561) 571-0013

May 15, 2023

ATTENDEES:

Please identify yourself each time you speak to facilitate accurate transcription of meeting minutes.

Boards of Supervisors

Bayside Improvement and Bay Creek Community Development Districts

Dear Board Members:

The Boards of Supervisors of the Bayside Improvement Community Development District and Bay Creek Community Development District will hold a Public Hearing and Joint Regular Meeting on May 22, 2023 at 2:00 p.m., at the Pelican Landing Community Center, 24501 Walden Center Drive, Bonita Springs, Florida 34134. Members of the public may participate in the meeting, via Zoom, at <https://us02web.zoom.us/j/84137772934>, Meeting ID: **841 3777 2934** or via conference call at **1-929-205-6099**, Meeting ID: **841 3777 2934**. The agenda is as follows:

1. Call to Order/Phone Silent Mode/Pledge of Allegiance
2. Roll Call
3. Public Comments: *Agenda Items*

JOINT BUSINESS ITEMS

4. Staff Report: District Engineer – *Barraco and Associates, Inc*
5. Waterway Inspection Report: May 2023 – *SOLitude Lake Management, LLC*
6. Committee Reports
 - A. PLCA Landscape Committee
 - B. Colony Landscape Committee
7. Discussion/Consideration of Pesky Varmints, LLC, Estimate #1911 for Cane Toad Control
 - A. Informative Newsletter
 - B. Summary Examples

8. Consideration of Resolutions Approving the Districts’ Proposed Budgets for Fiscal Year 2023/2024 and Setting a Public Hearing Thereon Pursuant to Florida Law; Addressing Transmittal, Posting and Publication Requirements; Addressing Severability; and Providing an Effective Date
 - A. Resolution 2023-03, *Bayside Improvement Community Development District*
 - B. Resolution 2023-04, *Bay Creek Community Development District*
9. Consideration of Resolutions Designating Dates, Times and Locations for Joint Regular Meetings of the Board of Supervisors of the District for Fiscal Year 2023/2024 and Providing for an Effective Date
 - A. Resolution 2023-04, *Bayside Improvement Community Development District*
 - B. Resolution 2023-05, *Bay Creek Community Development District*
10. Presentation of Monthly Budget and Year End Projection (*to be provided under separate cover*)
11. Acceptance of Unaudited Financial Statements as of April 30, 2023
12. Approval of April 24, 2023 Joint Regular Meeting Minutes
13. Action/Agenda Items
14. Old Business
15. Staff Reports
 - A. District Counsel
 - I. *Gregory Urbancic, Esq., Coleman Yovanovich Koester, P.A.*
 - II. *Daniel Cox, Esq.*
 - B. District Manager: *Wrathell, Hunt and Associates, LLC*
 - I. Monthly Status Report: Field Operations
 - II. NEXT MEETING: June 26, 2023 at 2:00 PM

○ QUORUM CHECK: *BAYSIDE IMPROVEMENT CDD*

SEAT 1	KAREN MONTGOMERY	<input type="checkbox"/>	IN-PERSON	<input type="checkbox"/>	PHONE	<input type="checkbox"/>	NO
SEAT 2	GAIL GRAVENHORST	<input type="checkbox"/>	IN-PERSON	<input type="checkbox"/>	PHONE	<input type="checkbox"/>	NO
SEAT 3	WALTER MCCARTHY	<input type="checkbox"/>	IN-PERSON	<input type="checkbox"/>	PHONE	<input type="checkbox"/>	NO
SEAT 4	BERNIE CRAMER	<input type="checkbox"/>	IN-PERSON	<input type="checkbox"/>	PHONE	<input type="checkbox"/>	NO
SEAT 5	BILL NICHOLSON	<input type="checkbox"/>	IN-PERSON	<input type="checkbox"/>	PHONE	<input type="checkbox"/>	NO

○ QUORUM CHECK: *BAY CREEK CDD*

SEAT 1	JERRY ADDISON	<input type="checkbox"/>	IN-PERSON	<input type="checkbox"/>	PHONE	<input type="checkbox"/>	NO
SEAT 2	ROBERT TRAVERS	<input type="checkbox"/>	IN-PERSON	<input type="checkbox"/>	PHONE	<input type="checkbox"/>	NO
SEAT 3	JIM JANEK	<input type="checkbox"/>	IN-PERSON	<input type="checkbox"/>	PHONE	<input type="checkbox"/>	NO
SEAT 4	MARY MCVAY	<input type="checkbox"/>	IN-PERSON	<input type="checkbox"/>	PHONE	<input type="checkbox"/>	NO
SEAT 5	GARY DURNEY	<input type="checkbox"/>	IN-PERSON	<input type="checkbox"/>	PHONE	<input type="checkbox"/>	NO

- 16. Supervisors' Requests
- 17. Public Comments: *Non-Agenda Items*
- 18. Adjournment (*Bayside Improvement CDD*)

BAY CREEK ITEMS

- 19. Public Hearing to Hear Public Comment and Objections to the Adoption of an Amendment to the Rules of Procedure, Related to the Rates and Charges for Irrigation Utility Usage, Pursuant to Sections 120.54 and 190.035, Florida Statutes
 - A. Affidavits of Publication
 - B. Consideration of Resolution 2023-06, Amending the District's Rules Relative to its Irrigation Utility Regulations and Rates and Charges for Utility Service; and Providing an Effective Date
- 20. Ratification of Consent to Use of Easement Agreement [Robert B. Karn III Trust]
- 21. Adjournment (*Bay Creek CDD*)

Should you have any questions, please do not hesitate to contact me directly at (239) 464-7114.

Sincerely,



Chesley E. Adams, Jr.
 District Manager

**BAYSIDE IMPROVEMENT
AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS**

5

SOLITUDE

LAKE MANAGEMENT



Bayside/Baycreek CDD Waterway Inspection Report

Reason for Inspection: Routine Scheduled

Inspection Date: 2023-05-11

Prepared for:

Cleo Adams, Assistant District Manager
Wrathell, Hunt & Associates, LLC
9220 Bonita Beach Road, Suite #214
Bonita Springs, FL 34135

Prepared by:

Bailey Hill, Aquatic Specialist

Ft. Myers Field Office
SOLITUDELAKEMANAGEMENT.COM
888.480.LAKE (5253)

TABLE OF CONTENTS

	Pg
SITE ASSESSMENTS	
PONDS A-19, A-20, A-21 _____	3
PONDS A-22, A-23, B-3 _____	4
PONDS B-4, B-5, C-3 _____	5
PONDS C-4, D-6, D-8 _____	6
PONDS D-9, D-11, D-15 _____	7
PONDS E-1, E-2, E-3 _____	8
PONDS E-4, E-5, F-3 _____	9
PONDS F-8, F-14 _____	10
MANAGEMENT/COMMENTS SUMMARY _____	10, 11
SITE MAP _____	12

Site: A-19

Comments:

Requires attention

Terzetto

Spot treat wetland area for grasses, willow and annual weeds. Algae and submersed vegetation

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



Site: A-20

Comments:

Requires attention

Terzetto

Shoreline is well maintained, minimal growth noted. Treat for algae. Submersed vegetation is at controlled levels.

Action Required:

Routine maintenance next visit

Target:

Surface algae



Site: A-21

Comments:

Requires attention

Terzetto

Treat shoreline for thistle and dog fennel. Treat minimal alligator weed and slender spikerush. Algae is at controlled levels.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



Site: A-22

Comments:

Normal growth observed
Terzetto
Shoreline is well maintained.
Treat minimal alligator weed.
Algae and submersed vegetation
are at controlled levels.



Action Required:

Routine maintenance next visit

Target:

Alligatorweed

Site: A-23

Comments:

Requires attention
Terzetto
Treat for pennywort, cattails, and
torpedograss. Algae and aquatics
are controlled, slender spikerush
noted.



Action Required:

Routine maintenance next visit

Target:

Shoreline weeds

Site: B-3

Comments:

Site looks good
Lakemont
Shoreline is well maintained.
Algae and submersed vegetation
are at controlled levels.



Action Required:

Routine maintenance next visit

Target:

Species non-specific

Site: B-4

Comments:

Requires attention

Lakemont
Shoreline is well maintained.
Treatment for slender spikerush is scheduled for 5/16. Algae is at controlled levels.



Action Required:

Routine maintenance next visit

Target:

Submersed vegetation

Site: B-5

Comments:

Treatment in progress

Ascot
Shoreline is well maintained.
Sonar treatment is working on Slender Spikerush, but it is generating some algae growth.



Action Required:

Routine maintenance next visit

Target:

Surface algae

Site: C-3

Comments:

Site looks good

Longlake
Shoreline is well maintained.
Algae and submersed vegetation are at controlled levels.



Action Required:

Routine maintenance next visit

Target:

Species non-specific

Site: C-4

Comments:

Normal growth observed

Heron Point

Shoreline is well maintained. Spot treat minimal pennywort. Algae and submersed vegetation are at controlled levels.

Action Required:

Routine maintenance next visit

Target:

Pennywort



Site: D-6

Comments:

Requires attention

Bay Crest

Spot treat torpedograss.

Treatment for planktonic algae is scheduled for 5/16. Submersed vegetation is at controlled levels.

Action Required:

Routine maintenance next visit

Target:

Planktonic algae



Site: D-8

Comments:

Normal growth observed

Baycreek.

Spot treat bulrush for torpedograss. Algae and submersed vegetation are at controlled levels.

Action Required:

Routine maintenance next visit

Target:

Torpedograss



Site: D-9

Comments:

Site looks good

Baycreek
Shoreline is well maintained.
Algae and submersed vegetation
are at controlled levels.



Action Required:

Routine maintenance next visit

Target:

Species non-specific

Site: D-11

Comments:

Treatment in progress

Cottages
Pennywort treatment in progress.
Treat sedge growth along
shoreline. Algae and submersed
vegetation are controlled.



Action Required:

Routine maintenance next visit

Target:

Shoreline weeds

Site: D-15

Comments:

Treatment in progress

Ascot. Shoreline is well
maintained. Sonar treatment is
working on Slender Spikerush,
but it is generating some algae
growth.



Action Required:

Re-inspect next visit

Target:

Surface algae

Site: E-1

Comments:

Site looks good

Palm Colony
Shoreline is well maintained.
Algae and submersed vegetation are at controlled levels.



Action Required:

Routine maintenance next visit

Target:

Species non-specific

Site: E-2

Comments:

Site looks good

Palm Colony: Shoreline is well maintained. Spot treat minimal bulrush in littorals. Algae and submersed vegetation are at controlled levels.



Action Required:

Routine maintenance next visit

Target:

Shoreline weeds

Site: E-3

Comments:

Normal growth observed

Palm Colony: Shoreline is well maintained. Minimal surface algae noted, treat as needed. Algae and aquatics are at controlled levels.



Action Required:

Routine maintenance next visit

Target:

Surface algae

Site: E-4

Comments:

Site looks good

Sand Piper Shoreline is well maintained. Algae and submersed vegetation are at controlled levels.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



Site: E-5

Comments:

Site looks good

Sand Piper: Shoreline is well maintained. Algae and submersed vegetation are at controlled levels.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



Site: F-3

Comments:

Normal growth observed

Tuscany Isle: Shoreline is well maintained, minimal pennywort and torpedograss noted. Monitor and treat as needed for surface algae.

Action Required:

Routine maintenance next visit

Target:

Surface algae



Site: F-8

Comments:

Requires attention

Merano
Shoreline is well maintained.
Algae are controlled. Treatment for submersed bacopa is scheduled for 5/16.

Action Required:

Routine maintenance next visit

Target:

Submersed vegetation



Site: F-14

Comments:

Site looks good

Florenca
Shoreline is well maintained.
Algae and submersed vegetation are at controlled levels.

Action Required:

Routine maintenance next visit

Target:

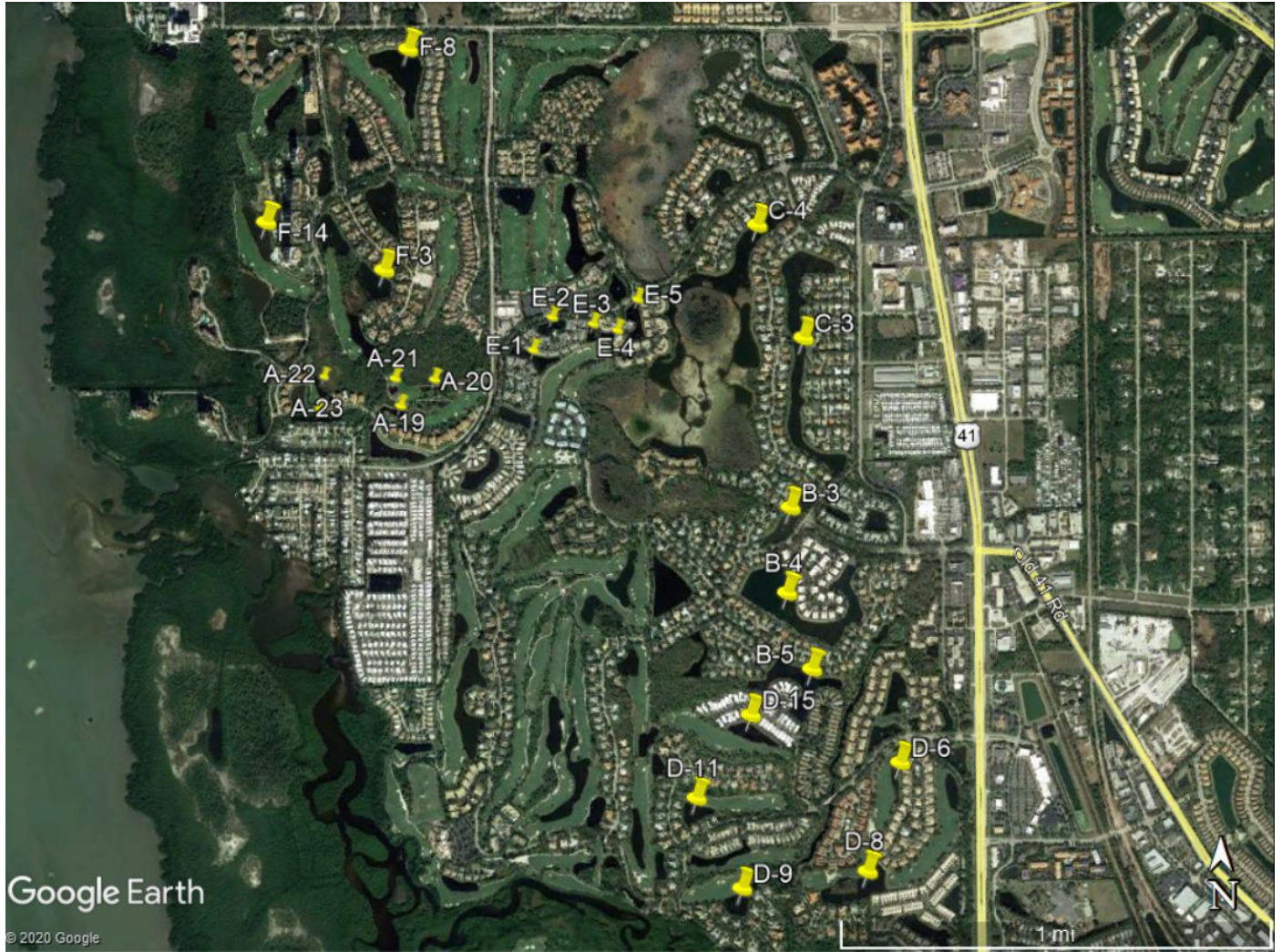
Species non-specific



Management Summary

- This month's activities have been standard lake maintenance.
- We continue to add beneficial bacteria to the four outfall lakes A-2, A-17, D-8, F-12. We also add bacteria to F-1, F-6, F16, E-4 and E-5 to help reduce nutrients that cause algae blooms.
- Shoreline weeds will be targeted in lakes A19 and A21.
- Treatment for the submersed vegetation in lakes B4 and F8 are scheduled for 5/16. The algae blooms in lake D6 and A20 will be treated on 5/16 as well.

Site	Comments	Target	Action Required
A-19	Requires attention	Shoreline weeds	Routine maintenance next visit
A-20	Requires attention	Surface algae	Routine maintenance next visit
A-21	Requires attention	Shoreline weeds	Routine maintenance next visit
A-22	Normal growth observed	Alligatorweed	Routine maintenance next visit
A-23	Requires attention	Shoreline weeds	Routine maintenance next visit
B-3	Site looks good	Species non-specific	Routine maintenance next visit
B-4	Requires attention	Submersed vegetation	Routine maintenance next visit
B-5	Treatment in progress	Surface algae	Routine maintenance next visit
C-3	Site looks good	Species non-specific	Routine maintenance next visit
C-4	Normal growth observed	Pennywort	Routine maintenance next visit
D-6	Requires attention	Planktonic algae	Routine maintenance next visit
D-8	Normal growth observed	Torpedoglass	Routine maintenance next visit
D-9	Site looks good	Species non-specific	Routine maintenance next visit
D-11	Treatment in progress	Shoreline weeds	Routine maintenance next visit
D-15	Treatment in progress	Surface algae	Re-inspect next visit
E-1	Site looks good	Species non-specific	Routine maintenance next visit
E-2	Site looks good	Shoreline weeds	Routine maintenance next visit
E-3	Normal growth observed	Surface algae	Routine maintenance next visit
E-4	Site looks good	Species non-specific	Routine maintenance next visit
E-5	Site looks good	Species non-specific	Routine maintenance next visit
F-3	Normal growth observed	Surface algae	Routine maintenance next visit
F-8	Requires attention	Submersed vegetation	Routine maintenance next visit
F-14	Site looks good	Species non-specific	Routine maintenance next visit



**BAYSIDE IMPROVEMENT
AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS**

7



Pesky Varmints, LLC

12385 Cecil Lane | Bonita Springs, Florida 34135
 239-353-7378 | peskyvarmintsf@aol.com |
 www.peskyvarmintsf.com

Estimate #1911

Sent on	Apr 26, 2023
Total	\$43,300.00

RECIPIENT:

Bayside Bay Creek CDD

C/O Wrathell, Hunt & Associates, LLC
 9220 Bonita Beach Road, Suite #214
 Bonita Springs, FL 34135

SERVICE ADDRESS:

Pelican Landing Community Center
 24501 Walden Center Drive
 Bonita Springs, FL 34134

PRODUCT / SERVICE	DESCRIPTION	QTY.	UNIT PRICE	TOTAL
Cane Toad Control	<p>Cane Toad Control: Bayside Bay Creek CDD (Lake Inspection's Only) The Colony Pelicans Nest</p> <p>Estimating four (4) night visits per month to get to all lakes throughout the Bayside Bay Creek CDD \$1450 per night visit (\$5800 per month) Active Cane toad months run from February to November, weather depending. (Quoting on 7 months for the remainder of the 2023 year) (2024 year based on 10 months = \$58,000)</p> <p>Each visit will take place during the nighttime hours (anytime between 8pm and 5am) when the Cane toads are most active, not to exceed 5 hours per night. A thorough inspection of the CDD lakes will be completed for the removal of as many adult (breeder) and juvenile Cane toads as possible to help bring down the Cane toad population and show results to the community. Lakes will also be inspected for eggs and tadpole removal but depending on the population present, additional daytime visits might be needed during breeding times. Dates are scheduled in advance to provide notice to the community. Disposal fee of Cane toads included. A report and invoice will be submitted to Management/Board within 3 business days from scheduled night.</p>	7	\$5,800.00	\$40,600.00*



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PRODUCT / SERVICE	DESCRIPTION	QTY.	UNIT PRICE	TOTAL
Cane Toad Control	<p>These visits are designed to bring down the current Cane toad population to a manageable level. These visits will not eradicate the population completely. We encourage Owners to remove attractants around their own homes to deter the Cane toads away. Always be aware of surroundings while walking with pets outside. We highly encourage the Golf Courses and HOA's to look into Cane toad control within their areas. These visits do NOT include the common grounds of the sub-communities, only the lake inspections.</p> <p>During our scheduled night visits, we ask that our Wildlife Technicians working on property are not disturbed by residents. Working with wildlife at night, we need their full attention and concentration on the job we are contracted for. If anyone has any questions regarding the Cane toad process, they are welcome to contact our office during normal business hours. The time spent on property at night is for our Wildlife Technicians to complete their job. We can also schedule a site visit to meet with Board or Management during normal business hours.</p> <p>These visits do NOT include removal of the invasive Cuban Treefrog, they are different than the Cane toads. All Native species will not be disturbed.</p> <p>Please visit our website at www.peskyvarmintsfll.com for more information on the Cane toads and see attached flyer.</p>	0	\$0.00	\$0.00*



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PRODUCT / SERVICE	DESCRIPTION	QTY.	UNIT PRICE	TOTAL
Cane Toad Tadpole Removal	<p>Daytime tadpole removal (If Needed) during breeding times. \$450 per daytime tadpole visit/ up to 3 Hours per visit</p> <p>We recommend adding 6 daytime tadpole visits to the budget for the removal of Cane toad tadpoles during breeding times. Cane toads have two breeding times a year where tadpoles can fill the lake. We will inspect the lake on our scheduled night visits, but tadpoles can emerge between these visits and day visits for tadpole removal might be necessary. If more visits are needed, we will notify Management. All six visits might not be needed throughout the year.</p> <p>Working tadpoles during the daytime, we will be respectful of Golfers and work around them. These visits could take place during early morning hours or late evening hours. A report and invoice will be submitted to Management up to 3 business days after completion.</p>	6	\$450.00	\$2,700.00*

Total **\$43,300.00**

* Non-taxable

This quote is valid for the next 30 days, after which values may be subject to change.

Signature: _____ **Date:** _____

**BAYSIDE IMPROVEMENT
AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS**

7A

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Cane Toads in SWFL

Invasive species, invading Florida

An invasive species is defined as a species that is not native to Florida's ecosystem and can cause, or is likely to cause, environmental harm. The Cane toads, also known as Bufo toads, is one of many invasive species that has hopped into Southwest Florida and doesn't plan on leaving on its own. It is important to know about the Cane toads when living in the area, especially with pets.

The Cane toads were originally introduced to Florida back in the 1930's and 1940's. Their native land is South America. Man brought them to the sugarcane fields, south of Okeechobee, to help control the bug population in a natural way. Once the population of Cane toads were settled, they did not actually help as a natural pest control like Man thought they would, so they moved on to other ideas. Meanwhile, the Cane toads were able to sustain a population and their numbers started to increase.

Cane toads reproduce very quickly. One female Cane toad can have up to 36,000 eggs in one sitting, twice a year. Once the eggs are laid in the water, they hatch into tadpoles within 48 hours. The tadpoles are then in that stage of life for three to five weeks, depending on how warm the water is. Breeding times occur twice in a year, the first in the early spring and the second occurring later in summer.



Above Picture: Cane toads mating in the water. This picture was taken by our Pesky Varmints Wildlife Technician when inspecting a property in Bonita Springs, Florida.



Above Picture: Adult 'breeder' Cane toads removed from one community in one night in Naples, Florida by Pesky Varmints. These Cane toads were donated to the biologist at the Naples Conservancy to help study and research these invasive toads. Picture courtesy of the Naples Conservancy.

www.PeskyVarmintsFL.com

Protect your pet against Cane Toads

Being aware of your surroundings will help save your pets life

The toxin from the adult Cane toads can seriously harm and even kill pets and wildlife if it is ingested. The toxin glands are located on each side of the Cane toad's head. They release the toxin as their defense. Once this toxin has been swallowed by dogs, cats, or even small mammals, it can cause disorientation, red gums, foaming of the mouth, seizures and even death within 15 minutes.

If your pet does come into contact with the poison from a Cane toad, we recommend wiping their mouth out with a clean, dry rag. Do not let them swallow any water and get them to the vet immediately.

By removing Cane toad attractants and hiding spots around your home, it could help protect your furry loved one when they are out enjoying the yard. Always remember to be aware of your surroundings while walking your dog.

- Walk your pet on a leash and keep an eye on where they are sniffing around.
- Bring a flashlight when walking in the late evening and early morning.
- Keep landscape trimmed up and thinned out from the ground up. Cane toads will hide under thick bushes.
- Take away anything that holds water. Cane toads seek out water sources!
- Do not keep pet food outside or on the lanai. Cane toads are attracted to pet food.
- Add screens to the end of downspouts. Cane toads will hide there during the day to get out of the sun.
- Check underground propane and utility boxes. Cane toads will use these areas for a hiding spot to get out of the sun during the day.

Native Toads and Frogs

Protecting our Native Species

Protecting our native toads and frogs is very important. They often get confused for the Cane toads because of their markings and features. Learn how to identify a Cane toad and protect Florida's ecosystem.

Page 2

The Scoop of the Day

Control the Population

Removing the Cane toads in all stages of life will help to control the population. Take a walk on the wild side and see how Pesky Varmints can help control the Cane toad population in your community.

Page 3

Cane Toad 101

Frequently asked Q&A's

Review frequently asked questions regarding the invasive Cane toads. If you have a question for Pesky Varmints, email us at Info@PeskyVarmintsFL.com. Meet some of Pesky Varmints' Team Members.

Page 4

www.PeskyVarmintsFL.com

Cane Toads VS Native Toads and Frogs

Protect Florida's native species

Being able to identify a Cane toad is important in protecting Florida's native species. Cane toads generally range in size from 6 to 9 inches long. Cane toads can be confused with Florida's native Southern toad. Adult cane toads are much larger than adult Southern toads, which only grow to a maximum size of approximately 3.6 inches. Their markings can be similar.

Treefrogs can often get confused with the juvenile Cane toads. Always remember that toads, in general, are strictly ground dwellers. They do not have the suction on their feet like frogs do to climb walls and ceilings. Even the juvenile Cane toads will be found on the ground only.

Bullfrogs are native to Florida and can often be found around a water source. They are not harmful to pets or humans. As a matter of fact, if you've ever seen frog legs on a menu, it's more than likely the Bullfrog!



Above Picture: Southern Toad, Florida's native species of toad that is beneficial to the ecosystem. This picture was taken by one of Pesky Varmints' Wildlife Technicians while working a property in Bonita Springs, Florida.



Above Picture: Leopard Frog. This picture was taken by one of Pesky Varmints' Wildlife Technicians while working a property in Naples, Florida.



Above Picture: Bullfrog. This picture was taken by one of Pesky Varmints' Wildlife Technicians while working a property in Bonita Springs, Florida.



Pictures Above: The left picture is a Cane toad eating a softshell turtle hatchling in Fort Myers, Florida. The right picture is a Cane toad eating a baby blue bird that had fallen out of the nest in Naples, Florida. Both pictures were taken by Pesky Varmints' Wildlife Technicians while working properties at night.

The Diet of the Cane Toad

Learn how Cane toads are harming Florida's ecosystem

Not only can the toxin from a Cane toad harm wildlife if they ingest it, but our Wildlife Technicians have found Cane toads eating wildlife too! We have found adult Cane toads eating softshell turtle hatchlings, rodents, and baby birds.

Cane toads are also found to be cannibalistic. This means that the adult Cane toads will prey on the smaller, juvenile Cane toads for a food source. This does help to eliminate some of the smaller Cane toads that have just grown their legs from the tadpole stage. Although this helps somewhat with the large numbers, it is still not enough to keep the population under control.

Cane toads compete with our native species for their food source. This includes bugs and small insects.

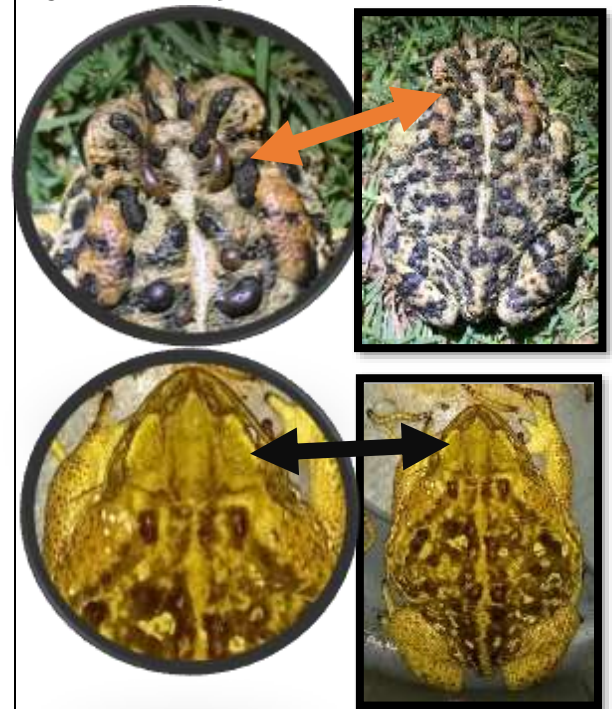
The Cane toads enjoy receiving an easy meal, and no better place for a toad than right underneath a light at night. The exterior lights that are left on at night attracts bugs closer to the home. The bugs will bring in small treefrogs and lizards, which will also attract the Cane toads. By turning off lights at night or switching to a bug light and/or motion sensor light, it will remove the food-chain, making it a less desirable place for the Cane toad to be.

Although Cuban treefrogs are not native to Florida, they do not have the toxin like the Cane toads. They cause harm to the ecosystem because they compete for the same food source as our native toads and frogs, and they also prey on native frogs and lizards.

Identifying a Cane Toad

Remove the invasive species

One of the easiest ways to tell the Cane toad and Native toad apart is by looking on top of their head. The Southern toad, native to Florida, has a crest on top of their head. Think of the crest as a crown, and they should be treated as royalty. The toads with the crown can be left alone. The invasive Cane toad has a smooth head. They do not have the crest like the Southern toads.



Above Pictures: The top picture is a Southern toad, showing the crest on top of the head. The bottom picture is a Cane toad, showing the smooth head, no crest.

239-353-PEST (7378)

The Scoop of the Day

Helping the ecosystem hop forward



Above Picture: Two Cane toads on a property in Estero, Florida. This picture was taken by one of Pesky Varmints' Wildlife Technician while working a community at night.

The Cane toads have no real predators in the Florida's ecosystem. They reproduce rapidly and the population can easily grow out of control. Being an invasive species, eradication is not a realistic goal. Controlling the population from all ends of their lifecycle will help to bring their population down to a manageable level. Removing the Cane toad eggs, tadpoles and adult breeder toads will bring the number of Cane toads down, while raising the Southern toad population. Regular removal visits will start to balance out the ecosystem within your community.

The mating call of the Cane toad can become very loud during breeding times. The first round of breeding occurs in late February into March when the weather starts to warm up. It continues throughout March into April. The Cane toads start to come out of their winter hibernation stage as the temperatures get warmer. They immediately begin their mating calls and start to breed. The second round of breeding occurs around August going into September and can last throughout October. Although the Cane toads do not actually breed in the summertime, it is still a very active time for the Cane toads. The weather is hot and humid, making it the perfect climate for these pesky toads. When the weather cools down in December and January, the Cane toads go dormant.

Pesky Varmints recommends completing Cane toad control visits between the most active times, going from February to November. We can offer the perfect program for your community to help control the Cane toad population. Email us at Info@PeskyVarmintsFL.com to find out more details.

www.PeskyVarmintsFL.com

Removing Eggs and Tadpoles

Control the population from all lifecycles

The Cane toad eggs look like little black marbles attached together with a long string. They are in this stage of life for such a short period time, that it is hard to find and remove them. When the female first lays her eggs, they can be found in the water against the lake banks.

The Cane toad tadpoles are much easier to notice, and in some cases, they are hard NOT to notice! In the water, they stay close together in a tight clutch and can appear to look like a big black cloud in the water.



Pictures Above: The left picture shows Cane toad eggs. The right picture shows a clutch of Cane toad tadpoles that were removed from a lake.



Above Picture: Cane toad tadpoles in a lake. This picture was taken from one of our Wildlife Technician's while working a community located in Bonita Spring, Florida.

www.PeskyVarmintsFL.com

Cane Toad Tadpoles VS Native Tadpoles

Not all tadpoles are bad

It is important not to remove the native tadpoles that are in the water. The goal is to remove only the invasive Cane toad tadpoles so the natives can start to build their population back.

Pesky Varmints uses the toxin from an adult Cane toad to lure in the Cane toad tadpoles. Once a drop of the toxin is placed in the water, the Cane toad tadpoles start to swim quickly over to it. The native tadpoles are not attracted to it and will not go towards it.

Once the tadpoles have been correctly identified as Cane toads, it is important to remove those clutches from the water. Scooping them out is the best way to get most of them removed. Traps might be placed in lakes that have a lot of grass around the banks to lure them out of their hiding spots. These traps are not left for long periods of time, they are only in the water while our Wildlife Technicians are on site to monitor them. We can determine what is needed for the communities' lakes to take the proper steps in removing the Cane toad tadpoles.



Above Picture: Adult 'breeder' Cane toads removed from one community in one night in Naples, Florida by Pesky Varmints. These Cane toads were donated to the biologist at the Naples Conservancy to help study and research these invasive toads. Picture courtesy of the Naples Conservancy.

Frequently asked Cane Toad Questions

Keeping your home and pets safe while protecting Florida's ecosystem



Lindsey Floyd, Owner
Pesky Varmints



Dan Floyd, Owner
Pesky Varmints

Who can help to eradicate them? You can! If you see a toad around your home, remove it and humanely euthanize it. For safety purposes, we recommend gloves and eye protection. Get a plastic bag and pick it up the way you would pick up after your pet when you're on a walk. It wouldn't hurt to double bag it! Put it in an old cooler with ice until your next garbage day. Also recommended is putting it in your freezer... but who wants a Cane toad in their freezer... so a cooler with ice is the alternative. Look to eliminate any hiding places and standing water on your property. Thin out your landscape from the ground up so there are not any places they can hide.

How are Cane toads harming our wildlife and pets? These invasive toads' prey on our natural wildlife, including our native toads and tree frogs. The Pesky Varmints team has even seen these toads eating our native wildlife such as softshell turtles, rodents and even baby birds! They also compete for the same food source, which poses a threat to our native critters. The Cane Toads release a poison that is highly toxic to your pets and native animals and can cause serious illness and even death.

Where did they come from? These toads are native to South America but were brought to Florida in the 1930's and 1940's to help control beetles and insects in the sugar cane fields. These toads are strictly ground dwellers, they do not hop high or climb so it was discovered they were not a very good pest control when they couldn't reach the bugs! Being a nonnative species to Florida, they have no known predators here, and the fact that they breed twice a year is the perfect storm for the population to get out of control.

When are they most active? Cane toads are most active during the nighttime hours. Sitting in the hot Florida sun will dry their skin up, which is why they try to hide out in a shady place during the daytime. Like most amphibians, these toads love the hot and humid weather, and the summer rains bring them out and about.

How can I be sure I am seeing a Cane toad and not our Native toads? The best way is to take a picture of what you are seeing and email it to us at Info@PeskyVarmintsFL.com. We have trained professionals that can help identify the species for you.

www.PeskyVarmintsFL.com
239-353-PEST (7378)
Info@PeskyVarmintsFL.com

Why is it important to get involved? This invasive species has no known predators in the Florida ecosystem, and they breed rapidly. It is important for everyone to help eradicate these poisonous toads to help protect all your furry family members and the beautiful Florida wildlife



Mike Strauss, Wildlife Specialist
For Pesky Varmints



Dan, Mike, and Lindsey
Removing Pythons from the Everglades

**BAYSIDE IMPROVEMENT
AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS**

7B

	Mediterra CDD Summary			
	2020	2021	2022	2023
February	No Visits	No Visits	No Visits	220
March	No Visits	450	330	100
April	No Visits	530	550	130
May	610 (Only 1 Night Visit)	1430	510	
June	1100	1015	600	
July	850	820	360	
August	700	685	225	
September	300	545	250	
October	250	500	130	
November	No Visits	330	100	
Totals	3810 Breeder toads removed & Estimated 35 gallons of tadpoles removed	6305 Breeder toads removed & Estimated 30 gallons of tadpoles removed	3055 Breeder toads removed & Estimated 25 gallons of tadpoles removed	2023 YTD Summary 450 Breeder toads removed & Estimated 18 gallons of tadpoles removed

	Brooks CDD Summary		
	2021	2022	2023 (Feb., March, April)
The Brooks CDD (All)	12,595 Breeder toads removed & Estimated 42 gallons of tadpoles removed	12,945 Breeder toads removed & Estimated 76 gallons of tadpoles removed	3,155 Breeder toads removed & Estimated 69 gallons of tadpoles removed
Shadow Wood	6,135 Breeder toads removed & Estimated 16 gallons of tadpoles removed	6,945 Breeder toads removed & Estimated 58 gallons of tadpoles removed	1,605 Breeder toads removed & Estimated 39 gallons of tadpoles removed
Lighthouse Bay	2,490 Breeder toads removed & Estimated 3 gallons of tadpoles removed	1,045 Breeder toads removed & Estimated 2 gallons of tadpoles removed	160 Breeder toads removed & Estimated 2 gallons of tadpoles removed
Spring Run	2,635 Breeder toads removed & Estimated 11 gallons of tadpoles removed	2,310 Breeder toads removed & Estimated 5 gallons of tadpoles removed	640 Breeder toads removed & Estimated 12 gallons of tadpoles removed
Copperleaf	1,335 Breeder toads removed & Estimated 12 gallons of tadpoles removed	2,645 Breeder toads removed & Estimated 11 gallons of tadpoles removed	750 Breeder toads removed & Estimated 16 gallons of tadpoles removed

**BAYSIDE IMPROVEMENT
AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS**

8

**BAYSIDE IMPROVEMENT AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS
PRPOSED BUDGET
FISCAL YEAR 2024
UPDATED APRIL 24, 2023**

**BAYSIDE IMPROVEMENT AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS
TABLE OF CONTENTS**

Description	Page Number
General Fund 001/101 Combined Budget - Pelican Landing (Outside Colony)	1 to 3
Combined General Funds - Definitions of Expenditures	4 to 7
General Fund 001 Budget Bayside Improvement	8 to 10
General Fund 101 Budget Bay Creek	11 to 13
General Fund 002 Budget - Colony Only	14 to 15
Enterprise Fund 401/451 Combined Budget - Irrigation	16 to 17
Combined Enterprise Funds - Definitions of Expenditures	18 to 20
Enterprise Fund 401 Budget Bayside Improvement	21 to 22
Enterprise Fund 451 Budget Bay Creek	23 to 24
Assessment Summaries	25 to 32

**BAYSIDE IMPROVEMENT AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS
GENERAL FUND 001/101 COMBINED BUDGET - PELICAN LANDING
FISCAL YEAR 2024**

	Fiscal Year 2023			Total Actual & Projected	Proposed Budget FY 2024	Budget % Change 2023 vs 2024
	Adopted Budget FY 2023	Actual through 3/31/23	Projected through 9/30/23			
REVENUES						
Assessment levy: on-roll - gross	\$ 2,590,119				\$ 2,562,270	
Allowable discounts (4%)	(103,605)				(102,491)	
Assessment levy: on-roll - net	2,486,514	\$ 2,395,074	\$ 91,432	\$ 2,486,506	2,459,779	-1%
Interest	500	175	440	615	500	0%
Street sweeping	13,000	-	13,000	13,000	13,000	0%
Miscellaneous	-	109	34,587	34,696	-	N/A
Total revenues	2,500,014	2,395,358	139,459	2,534,817	2,473,279	-1%
EXPENDITURES						
Professional fees						
Supervisors	19,377	7,428	11,949	19,377	19,377	0%
Engineering	15,000	13,092	1,908	15,000	15,000	0%
Legal	18,000	5,115	12,885	18,000	18,000	0%
Audit	15,000	3,750	11,250	15,000	15,000	0%
Management	42,000	21,000	21,000	42,000	42,000	0%
Accounting & payroll	16,799	8,399	8,400	16,799	16,799	0%
Computer services	5,040	3,139	1,901	5,040	5,040	0%
Assessment roll preparation	8,476	8,476	-	8,476	8,476	0%
Telephone	950	475	475	950	950	0%
Postage & reproduction	1,350	604	746	1,350	1,350	0%
Printing and binding	4,918	2,459	2,459	4,918	4,918	0%
Legal Notices and Communications	1,125	540	585	1,125	1,125	0%
Office supplies	750	790	-	790	750	0%
Subscriptions and memberships	263	263	-	263	263	0%
ADA website compliance	253	158	95	253	253	0%
Insurance	17,770	18,546	-	18,546	19,102	7%
Miscellaneous (bank fees)	6,750	3,060	3,690	6,750	6,750	0%
Total professional fees	173,821	97,294	77,344	174,637	175,153	1%
Field management						
Other contractual	37,799	18,899	18,900	37,799	37,799	0%
Total field management	37,799	18,899	18,900	37,799	37,799	0%
Water management services						
NPDES program	3,165	355	2,810	3,165	3,165	0%
Other contractual services: lakes	200,661	88,079	112,582	200,661	180,405	-10%
Other contractual services: wetlands	37,980	19,037	18,943	37,980	37,980	0%
Other contractual services: culverts/drains	37,980	20,324	17,656	37,980	37,980	0%
Other contractual services: lake health	6,330	3,516	2,814	6,330	6,330	0%
Aquascaping	18,990	-	18,990	18,990	18,990	0%
Capital outlay	9,495	-	9,495	9,495	9,495	0%
Repairs and Maintenance (Aerators)	9,495	2,355	7,140	9,495	9,495	0%
Contingencies	-	5,317	-	5,317	-	N/A
Total water management	324,096	138,983	190,430	329,413	303,840	-6%

**BAYSIDE IMPROVEMENT AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS
GENERAL FUND 001/101 COMBINED BUDGET - PELICAN LANDING
FISCAL YEAR 2024**

	Fiscal Year 2023			Total Actual & Projected	Proposed Budget FY 2024	Budget % Change 2023 vs 2024
	Adopted Budget FY 2023	Actual through 3/31/23	Projected through 9/30/23			
EXPENDITURES AND OTHER USES (continued)						
Street lighting						
Contractual Services	40,000	35,607	4,393	40,000	40,000	0%
Electricity	40,000	23,390	24,000	47,390	48,000	20%
Hurricane light repair	-	3,289	-	3,289	-	N/A
Total street lighting	80,000	62,286	28,393	90,679	88,000	10%
Landscape services						
Supervisors	126,500	65,520	54,000	119,520	111,000	-12%
Personnel services	1,048,759	476,595	572,164	1,048,759	1,048,759	0%
Other contractual- horticulturalists	2,000	-	2,000	2,000	2,000	0%
Other contractual-training	1,500	150	1,350	1,500	1,500	0%
Maintenance tracking software	3,500	1,920	1,580	3,500	3,500	0%
Capital outlay: equipment	40,000	23,520	16,480	40,000	40,000	0%
Fuel	25,000	10,168	14,832	25,000	25,000	0%
Repairs and maintenance (parts)	35,000	41,080	15,000	56,080	35,000	0%
Insurance	15,287	16,480	-	16,480	16,810	10%
Minor operating equipment	20,000	476	19,524	20,000	20,000	0%
Horticulture dumpster	30,000	78,500	20,000	98,500	40,000	33%
Employee uniforms	33,000	16,932	17,000	33,932	34,000	3%
Chemicals	58,000	27,929	30,071	58,000	58,000	0%
Flower program	125,000	81,223	43,777	125,000	130,000	4%
Mulch program	77,000	97,459	-	97,459	83,000	8%
Plant replacement program	40,000	4,230	35,770	40,000	40,000	0%
Other contractual - tree trimming	6,330	16,000	-	16,000	12,660	100%
Contractual services-palm pruning	76,000	-	76,000	76,000	82,000	8%
Fountain maintenance	10,000	536	9,464	10,000	10,000	0%
Office operations	23,000	11,452	11,548	23,000	23,000	0%
Monument maintenance	15,000	-	15,000	15,000	15,000	0%
Total landscape services	1,810,876	970,170	955,560	1,925,730	1,831,229	1%
Roadway services						
Personnel	8,546	5,410	3,136	8,546	8,546	0%
Repairs and maintenance - parts	44,310	-	-	-	6,330	-86%
Insurance	1,583	1,807	-	1,807	1,899	20%
Total roadway services	54,439	7,217	3,136	10,353	16,775	-69%

**BAYSIDE IMPROVEMENT AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS
GENERAL FUND 001/101 COMBINED BUDGET - PELICAN LANDING
FISCAL YEAR 2024**

	Fiscal Year 2023			Total Actual & Projected	Proposed Budget FY 2024	Budget % Change 2023 vs 2024
	Adopted Budget FY 2023	Actual through 3/31/23	Projected through 9/30/23			
EXPENDITURES (continued)						
Parks & recreation						
Utilities	9,000	5,261	5,300	10,561	10,500	17%
Operating supplies	1,000	656	344	1,000	1,000	0%
Total parks and recreation	<u>10,000</u>	<u>5,917</u>	<u>5,644</u>	<u>11,561</u>	<u>11,500</u>	15%
Other fees & charges						
Property appraiser	3,625	3,625	-	3,625	3,625	0%
Tax collector	5,358	5,359	-	5,359	5,358	0%
Total other fees & charges	<u>8,983</u>	<u>8,984</u>	<u>-</u>	<u>8,984</u>	<u>8,983</u>	0%
Total expenditures	<u>2,500,014</u>	<u>1,309,750</u>	<u>1,279,407</u>	<u>2,589,156</u>	<u>2,473,279</u>	-1%
Excess/(deficiency) of revenues over/(under) expenditures	-	1,085,608	(1,139,948)	(54,339)	-	
Fund balance - beginning (unaudited)	980,260	1,026,582	2,112,190	1,026,582	972,243	
Fund balance - ending (projected)	<u>\$ 980,260</u>	<u>\$ 2,112,190</u>	<u>\$ 972,242</u>	<u>\$ 972,243</u>	<u>\$ 972,243</u>	

**BAYSIDE IMPROVEMENT AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS
GENERAL FUND 001/101 COMBINED BUDGET - PELICAN LANDING
DEFINITIONS OF EXPENDITURES**

EXPENDITURES

Professional fees

Supervisors	\$	19,377
<p>Statutorily set at \$200 (plus applicable taxes) for each meeting of the Board of Supervisors not to exceed \$4,800 for each fiscal year. The Districts anticipate 12 meetings in fiscal year 2022.</p>		
Engineering		15,000
<p>Barraco and Associates, Inc., provides a broad array of civil engineering and survey services as requested by the Districts, to assist in crafting solutions with sustainability for the long term interest of the Community - recognizing the needs of government, the environment and maintenance of the District's facilities.</p>		
Legal		18,000
<p>Coleman, Yovanovich and Koester, PA serves Bayside and Daniel H. Cox, PA. serves Bay Creek, both provide on-going general counsel and legal representation. Attorneys attend the noticed Board meetings in order to anticipate and deal with possible legal issues as they may arise and to respond to questions. In this capacity, as local government lawyers, realize that this type of local government is very limited in its scope - providing infrastructure and service to the development.</p>		
Audit		15,000
<p>The Districts are required by Florida State Statute to undertake an independent examination of its books, records and accounting procedures on an annual basis. The Districts currently have an agreement with Grau & Associates to perform these services.</p>		
Management		42,000
<p>Wrathell, Hunt and Associates, LLC, specializes in managing community development districts in the State of Florida by combining the knowledge, skills and experience of a team of professionals to ensure compliance with all governmental requirements of the Districts, develop financing programs, administer the issuance of tax exempt bond financings, and finally operate and maintain the assets of the community.</p>		
Accounting & payroll		16,799
<p>Wrathell, Hunt and Associates, LLC, prepares all financial work related to the Districts' funds (general, debt service, capital projects, etc.). This includes monthly financials, the annual budget and various other items.</p>		
Computer services		5,040
<p>Wrathell, Hunt and Associates, LLC, provides maintenance of the Districts' financial records, which includes accounts payable and profit & loss statements.</p>		
Assessment roll preparation		8,476
<p>The Districts contract with AJC Associates Inc., for this service, which includes preparing, maintaining and transmitting the annual lien roll with annual special assessment amounts for capital and operating and maintenance assessments.</p>		
Telephone		950
<p>Telephone and fax machine.</p>		
Postage & reproduction		1,350
<p>Mailing of agenda packages, overnight deliveries, correspondence, etc.</p>		
Printing and binding		4,918
<p>Letterhead, envelopes, copies, etc.</p>		
Legal Notices and Communications		1,125
<p>The Districts advertise in The News Press for monthly meetings, special meetings, public hearings, bidding, etc. and an electronic newsletter beginning in FY 2013.</p>		

**BAYSIDE IMPROVEMENT AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS
GENERAL FUND 001/101 COMBINED BUDGET - PELICAN LANDING
DEFINITIONS OF EXPENDITURES**

Expenditures (Continued)

Office supplies	750
Accounting and administrative supplies.	
Subscriptions and memberships	263
Annual fee paid to the Florida Department of Economic Opportunity.	
ADA website compliance	253
Insurance	19,102
The Districts carry public officials and general liability insurance with policies written by EGIS.	
The limit of liability is set at \$1,000,000 for general liability (\$2,000,000 general aggregate) and \$1,000,000 for public officials liability.	
Miscellaneous (bank fees)	6,750
Bank charges and other miscellaneous expenses incurred during the year.	
Field management	
Other Contractual	37,799
As part of the consulting manager's contract, the Districts retain the services of a field manager. The field manager is responsible for the day-to-day field operations. These responsibilities include, but are not limited to, preparing and bidding of services and commodities, contract administration, hiring and maintaining qualified personnel, preparation of and implementation of operating schedules and policies, ensuring compliance with all operating permits, prepare and implement field operating budgets, provide information/education to public regarding District programs and attends Board meetings. This service is provided by Wrathell, Hunt and Associates, LLC .	
Water management services	
NPDES program	3,165
As mandated by the Federal Environmental Protection Agency and the Florida State Department of Environmental Protection, the District must participate in the National Pollutant Discharge Elimination System (NPDES). The purpose of the program is to improve stormwater quality through new facility design review, construction activity monitoring, periodic facility review and inspections, public education and sediment control.	
Other Contractual Services	
The Districts contract with licensed and qualified contractors to provide lake and wetland maintenance services. The District's have completed lake water quality testing and research project and will be implementing recommendations that were offered as a result of the year long review and final analysis. Additionally, the Districts have accepted the responsibility for operating and maintaining the communities culverts and drains that are a part of the primary roadway systems and amenity parking lots.	
Other contractual services: lakes	180,405
Other contractual services: wetlands	37,980
Other contractual services: culverts/drains	37,980
Other contractual services: lake health	6,330
Aquascaping	18,990
Planting of aquatic and wetland plants to ensure the integrity of the storm water management systems.	
Capital outlay	9,495
Purchase and installation of additional aeration systems.	
Repairs and Maintenance (Aerators)	9,495
Unforeseen costs that may be incurred.	

**BAYSIDE IMPROVEMENT AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS
GENERAL FUND 001/101 COMBINED BUDGET - PELICAN LANDING
DEFINITIONS OF EXPENDITURES**

Expenditures (continued)

Street lighting

Contractual Services	40,000
The Districts contract with a licensed and insured electrician to service their street, landscape	
Electricity	48,000
The Districts are charged monthly per Florida Power & Light's streetlight schedule s-1 for	
streetlight electric and metered usage for signage and landscape lighting.	

Landscape services

Supervisors	111,000
Includes salary, taxes and benefits for the Districts' field manager and irrigation manager.	
Personnel services	1,048,759
Includes salary, taxes and benefits for the Districts' in-house landscape maintenance crew.	
Other contractual- horticulturalists	2,000
Periodic professional review and report of landscape maintenance practices.	
Other contractual-training	1,500
Covers periodic training of staff by Horticulturalists or other Industry Professionals.	
Maintenance tracking software	3,500
Continued implementation of a Landscape Services activity tracking program. This service is	
provided by Monday and includes an annual subscription.	
Capital outlay: equipment	40,000
Department related purchase of vehicles and equipment. The Districts anticipate new	
additional equipment needs including replacement mower and a 1 ton truck.	
Fuel	25,000
Cost of fuel for vehicles and equipment used by the Districts.	
Repairs and maintenance (parts)	35,000
Parts replacement for vehicles and equipment.	
Insurance	16,810
Insurance costs for automobiles, property and workers' compensation.	
Minor operating equipment	20,000
Costs associated with small equipment purchases.	
Horticulture dumpster	40,000
Costs associated with the disposal of the Districts' horticulture debris that accumulates during	
pruning operations.	
Employee uniforms	34,000
Costs associated with employee uniforms.	
Chemicals	58,000
Landscape maintenance requires the use of chemicals for the control of unwanted weeds,	
insects and diseases, as well as fertilizers, to promote the growth and health of landscape	
materials within the common areas and rights-of way.	
Flower program	130,000
The Districts' flower program consists of replacing flowers within certain landscape and	
signage areas three times a year.	
Mulch program	83,000
The Districts' mulch program is intended to provide aesthetic value while at the same time	
providing a barrier to hold moisture, protect plant roots and deter unwanted weed growth in	
the landscape planting beds.	

**BAYSIDE IMPROVEMENT AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS
GENERAL FUND 001/101 COMBINED BUDGET - PELICAN LANDING
DEFINITIONS OF EXPENDITURES**

Expenditures (continued)	
Plant replacement program	40,000
Replacement and renovation of landscape material.	
Other contractual - tree trimming	12,660
Hard wood tree trimming in sensitive locations within the Districts' common areas and parks that exceed the on site capabilities or expertise of staff.	
Contractual services-palm pruning	82,000
This expenditure includes the hiring of a contractor for the annual pruning of palm trees through the CDD areas of responsibility.	
Fountain maintenance	10,000
Cost of maintaining the entry feature.	
Office operations	23,000
Office supplies and maintenance for the field office.	
Monument maintenance	15,000
Annual cost of pressure washing , painting and repairing the monuments. This includes the monuments and brick pavers at the central fountain.	
Roadway services	8,546
Personnel	
Includes salary, taxes and benefits for the Districts' street sweeper.	
Repairs and maintenance - parts	6,330
Insurance	1,899
Insurance costs for automobiles that relate to this department.	
Parks & Recreation	
Utilities	10,500
These expenditures relate to water/sewer and electrical expense for Central Park, which includes a water feature and two (2) floating fountains.	
Operating supplies	1,000
These expenditures include costs related to central park and miscellaneous supplies and part replacement used during the daily activities of the department.	
Other fees & charges	
Property appraiser	3,625
The property appraiser charges \$1.00 per parcel.	
Tax collector	5,358
The tax collector charges \$1.50 per parcel.	
Total expenditures	\$ 2,473,279

**BAYSIDE IMPROVEMENT
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND 001 BUDGET
FISCAL YEAR 2024**

	Fiscal Year 2023			Total Actual & Projected	Proposed Budget FY 2024	Budget % Change 2023 vs 2024
	Adopted Budget FY 2023	Actual through 3/31/23	Projected through 9/30/23			
REVENUES						
Assessment levy: on-roll - gross	\$ 2,087,690				\$ 2,064,888	
Allowable discounts (4%)	(83,508)				(82,596)	
Assessment levy: on-roll - net	2,004,182	\$ 1,937,450	\$ 66,732	\$ 2,004,182	1,982,292	-1%
Interest	404	44	440	484	404	0%
Street sweeping	10,494	-	10,494	10,494	10,494	0%
Miscellaneous	-	109	-	109	-	N/A
Total revenues	2,015,080	1,937,603	77,666	2,015,269	1,993,190	-1%
EXPENDITURES						
Professional fees						
Supervisors**	9,689	3,714	5,975	9,689	9,689	0%
Engineering	12,171	10,623	1,548	12,171	12,171	0%
Legal	14,605	4,150	10,455	14,605	14,605	0%
Audit**	7,500	3,043	5,625	8,668	7,500	0%
Management	34,079	17,039	17,039	34,078	34,079	0%
Accounting & payroll	13,631	6,815	6,816	13,631	13,631	0%
Computer services	4,089	2,547	1,542	4,089	4,089	0%
Assessment roll preparation	6,877	6,877	-	6,877	6,877	0%
Telephone	771	385	385	770	771	0%
Postage & reproduction	1,095	490	605	1,095	1,095	0%
Printing and binding	3,990	1,995	1,995	3,990	3,990	0%
Legal Notices and Communications	913	438	475	913	913	0%
Office supplies	609	641	-	641	609	0%
Subscriptions and memberships	213	213	-	213	213	0%
ADA website compliance	205	128	77	205	205	0%
Insurance**	8,885	9,273	-	9,273	9,551	7%
Miscellaneous (bank fees)	5,477	2,496	2,994	5,490	5,477	0%
Total professional fees	124,799	70,867	55,531	126,398	125,465	1%
Field management						
Other contractual	30,670	15,335	15,335	30,670	30,670	0%
Total field management	30,670	15,335	15,335	30,670	30,670	0%
Water management services						
NPDES program	2,568	288	2,280	2,568	2,568	0%
Other contractual services: lakes	162,816	71,468	91,349	162,817	146,381	-10%
Other contractual services: wetlands	30,817	15,447	15,370	30,817	30,817	0%
Other contractual services: culverts/dra	30,817	16,491	14,326	30,817	30,817	0%
Other contractual services: lake health	5,136	2,853	2,283	5,136	5,136	0%
Aquascaping	15,408	-	15,408	15,408	15,408	0%
Capital outlay	7,704	-	7,704	7,704	7,704	0%
Repairs and Maintenance (Aerators)	7,704	1,911	5,793	7,704	7,704	0%
Contingencies	-	4,314	-	4,314	-	N/A
Total water management	262,970	112,772	154,513	267,285	246,535	-6%

**BAYSIDE IMPROVEMENT
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND 001 BUDGET
FISCAL YEAR 2024**

	Fiscal Year 2023			Total Actual & Projected	Proposed Budget FY 2024	Budget % Change 2023 vs 2024
	Adopted Budget FY 2023	Actual through 3/31/23	Projected through 9/30/23			
EXPENDITURES (continued)						
Street lighting						
Contractual Services	32,456	28,892	3,564	32,456	32,456	0%
Electricity	32,456	18,979	19,474	38,453	38,947	20%
Hurricane light repair	-	2,669	-	2,669	-	N/A
Total street lighting	64,912	50,540	23,038	73,578	71,403	10%
Landscape services						
Supervisor	102,642	53,160	43,816	96,976	90,065	-12%
Personnel services	850,963	386,631	464,254	850,885	850,963	0%
Other contractual- horticulturalists	1,623	-	1,623	1,623	1,623	0%
Other contractual-training	1,217	122	1,095	1,217	1,217	0%
Maintenance tracking software	2,840	1,558	1,282	2,840	2,840	0%
Capital outlay: equipment	32,456	19,084	13,372	32,456	32,456	0%
Fuel	20,285	8,250	12,035	20,285	20,285	0%
Repairs and maintenance (parts)	28,399	33,298	12,171	45,469	28,399	0%
Insurance	12,404	13,344	-	13,344	13,640	10%
Minor operating equipment	16,228	386	15,842	16,228	16,228	0%
Horticulture dumpster	24,342	63,695	16,228	79,923	32,456	33%
Employee uniforms	26,776	13,739	13,794	27,533	27,588	3%
Chemicals	47,061	22,662	24,400	47,062	47,061	0%
Flower program	101,425	65,904	35,521	101,425	105,482	4%
Mulch program	62,478	79,078	-	79,078	67,346	8%
Plant replacement program	32,456	3,432	29,024	32,456	32,456	0%
Other contractual - tree trimming	5,136	12,982	-	12,982	10,272	100%
Unbudgeted contractual services	61,666	-	61,666	61,666	66,535	8%
Fountain maintenance	8,114	435	7,679	8,114	8,114	0%
Office operations	18,662	9,292	9,370	18,662	18,662	0%
Monument maintenance	12,171	-	12,171	12,171	12,171	0%
Total landscape services	1,469,344	787,052	775,343	1,562,395	1,485,859	1%
Roadway services						
Personnel	6,934	4,390	2,545	6,935	6,934	0%
Repairs and maintenance - parts	35,953	-	-	-	5,136	-86%
Insurance	1,284	1,463	-	1,463	1,541	20%
Total roadway services	44,171	5,853	2,545	8,398	13,611	-69%

**BAYSIDE IMPROVEMENT
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND 001 BUDGET
FISCAL YEAR 2024**

	Fiscal Year 2023			Total Actual & Projected	Proposed Budget FY 2024	Budget % Change 2023 vs 2024
	Adopted Budget FY 2023	Actual through 3/31/23	Projected through 9/30/23			
EXPENDITURES (continued)						
Parks & recreation						
Utilities	8,640	5,051	4,300	9,351	10,080	17%
Operating supplies	960	630	279	909	960	0%
Total parks and recreation	<u>9,600</u>	<u>5,681</u>	<u>4,579</u>	<u>10,260</u>	<u>11,040</u>	15%
Other fees & charges						
Property appraiser	3,480	3,480	-	3,480	3,480	0%
Tax collector	5,144	4,217	-	4,217	5,144	0%
Total other fees & charges	<u>8,624</u>	<u>7,697</u>	<u>-</u>	<u>7,697</u>	<u>8,624</u>	0%
Total expenditures	<u>2,015,090</u>	<u>1,055,797</u>	<u>1,030,884</u>	<u>2,086,681</u>	<u>1,993,207</u>	-1%
Excess/(deficiency) of revenues over/(under) expenditures	(10)	881,806	(953,218)	(71,412)	(17)	
Fund balance - beginning (unaudited)	601,448	643,168	1,524,974	643,168	571,756	
Fund balance - ending (projected)	<u>\$ 601,438</u>	<u>\$ 1,524,974</u>	<u>\$ 571,756</u>	<u>\$ 571,756</u>	<u>\$ 571,739</u>	

**These items are cost shared 75/25 between the general funds and the enterprise funds. The 75% is then split 50/50 between the

Description	Total Units	Assessment Summary		Total Revenue
		2023	2024	
Common & Administration	156.57	\$ 254.48	\$ 256.91	\$ 40,224.40
Full Assessment	3043.17	645.33	639.50	1,946,107.22
Limited Benefit Assessment-outside ga	487.93	172.15	161.00	78,556.73
	<u>3,687.67</u>			<u>\$ 2,064,888.35</u>

**BAY CREEK
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND 101 BUDGET
FISCAL YEAR 2024**

	Fiscal Year 2023			Total Revenues & Expenditures	Proposed Budget FY 2024	Budget % Change 2023 vs 2024
	Adopted Budget FY 2023	Actual through 3/31/23	Projected through 9/30/23			
REVENUES						
Assessment levy: on-roll - gross	\$ 502,421				\$ 497,369	
Allowable discounts (4%)	(20,097)				(19,895)	
Assessment levy: on-roll - net	482,324	\$ 457,624	\$ 24,700	\$ 482,324	477,474	-1%
Interest	98	131	-	131	98	0%
Street sweeping	2,506	-	2,506	2,506	2,506	0%
Miscellaneous	-	-	34,587	34,587	-	N/A
Total revenues	484,928	457,755	61,793	519,548	480,078	-1%
EXPENDITURES						
Professional fees						
Supervisors**	9,689	3,714	5,975	9,689	9,689	0%
Engineering	2,829	2,469	360	2,829	2,829	0%
Legal	3,395	965	2,430	3,395	3,395	0%
Audit**	7,500	707	5,625	6,332	7,500	0%
Management	7,921	3,961	3,961	7,922	7,921	0%
Accounting & payroll	3,168	1,584	1,584	3,168	3,168	0%
Computer services	951	592	359	951	951	0%
Assessment roll preparation	1,599	1,599	-	1,599	1,599	0%
Telephone	179	90	90	180	179	0%
Postage & reproduction	255	114	141	255	255	0%
Printing and binding	928	464	464	928	928	0%
Legal Notices and Communications	212	102	110	212	212	0%
Office supplies	141	149	-	149	141	0%
Subscriptions and memberships	50	50	-	50	50	0%
ADA website compliance	48	30	18	48	48	0%
Insurance**	8,885	9,273	-	9,273	9,551	7%
Miscellaneous (bank fees)	1,273	564	696	1,260	1,273	0%
Total professional fees	49,023	26,427	21,813	48,240	49,689	1%
Field management						
Other contractual	7,129	3,564	3,565	7,129	7,129	0%
Total field management	7,129	3,564	3,565	7,129	7,129	0%
Water management services						
NPDES program	597	67	530	597	597	0%
Other contractual services: lakes	37,845	16,611	21,233	37,844	34,024	-10%
Other contractual services: wetlands	7,163	3,590	3,573	7,163	7,163	0%
Other contractual services: culverts/drains	7,163	3,833	3,330	7,163	7,163	0%
Other contractual services: lake health	1,194	663	531	1,194	1,194	0%
Aquascaping	3,582	-	3,582	3,582	3,582	0%
Capital outlay	1,791	-	1,791	1,791	1,791	0%
Repairs and Maintenance (Aerators)	1,791	444	1,347	1,791	1,791	0%
Contingencies	-	1,003	-	1,003	-	N/A
Total water management	61,126	26,211	35,917	62,128	57,305	-6%

**BAY CREEK
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND 101 BUDGET
FISCAL YEAR 2024**

	Fiscal Year 2023			Total Revenues & Expenditures	Proposed Budget FY 2024	Budget % Change 2023 vs 2024
	Adopted Budget FY 2023	Actual through 3/31/23	Projected through 9/30/23			
EXPENDITURES (continued)						
Street lighting						
Contractual Services	7,544	6,715	829	7,544	7,544	0%
Electricity	7,544	4,411	4,526	8,937	9,053	20%
Hurricane light repair	-	620	-	620	-	N/A
Total street lighting	<u>15,088</u>	<u>11,746</u>	<u>5,355</u>	<u>17,101</u>	<u>16,597</u>	10%
Landscape services						
Supervisor	23,858	12,360	10,184	22,544	20,935	-12%
Personnel services	197,796	89,964	107,910	197,874	197,796	0%
Other contractual- horticulturalists	377	-	377	377	377	0%
Other contractual-training	283	28	255	283	283	0%
Maintenance tracking software	660	362	298	660	660	0%
Capital outlay	7,544	4,436	3,108	7,544	7,544	0%
Fuel	4,715	1,918	2,797	4,715	4,715	0%
Repairs and maintenance (parts)	6,601	7,782	2,829	10,611	6,601	0%
Insurance	2,883	3,136	-	3,136	3,170	10%
Minor operating equipment	3,772	90	3,682	3,772	3,772	0%
Horticulture dumpster	5,658	14,805	3,772	18,577	7,544	33%
Employee uniforms	6,224	3,193	3,206	6,399	6,412	3%
Chemicals	10,939	5,267	5,671	10,938	10,939	0%
Flower program	23,575	15,319	8,256	23,575	24,518	4%
Mulch program	14,522	18,381	-	18,381	15,654	8%
Plant replacement program	7,544	798	6,746	7,544	7,544	0%
Other contractual - tree trimming	1,194	3,018	-	3,018	2,388	100%
Unbudgeted contractual services	14,334	-	14,334	14,334	15,465	8%
Fountain maintenance	1,886	101	1,785	1,886	1,886	0%
Office operations	4,338	2,160	2,178	4,338	4,338	0%
Monument maintenance	2,829	-	2,829	2,829	2,829	0%
Total landscape services	<u>341,532</u>	<u>183,118</u>	<u>180,217</u>	<u>363,335</u>	<u>345,370</u>	1%
Roadway services						
Personnel	1,612	1,020	591	1,611	1,612	0%
Repairs and maintenance - parts	8,357	-	-	-	1,194	-86%
Insurance	299	344	-	344	358	20%
Total roadway services	<u>10,268</u>	<u>1,364</u>	<u>591</u>	<u>1,955</u>	<u>3,164</u>	-69%

**BAY CREEK
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND 101 BUDGET
FISCAL YEAR 2024**

	Fiscal Year 2023			Total Revenues & Expenditures	Proposed Budget FY 2024	Budget % Change 2023 vs 2024
	Adopted Budget FY 2023	Actual through 3/31/23	Projected through 9/30/23			
EXPENDITURES (continued)						
Parks & recreation						
Utilities	360	210	1,000	1,210	420	17%
Operating supplies	40	26	65	91	40	0%
Total parks and recreation	<u>400</u>	<u>236</u>	<u>1,065</u>	<u>1,301</u>	<u>460</u>	15%
Other fees & charges						
Property appraiser	145	145	-	145	145	0%
Tax collector	214	1,142	-	1,142	214	0%
Total other fees & charges	<u>359</u>	<u>1,287</u>	<u>-</u>	<u>1,287</u>	<u>359</u>	0%
Total expenditures	<u>484,925</u>	<u>253,953</u>	<u>248,523</u>	<u>502,476</u>	<u>480,073</u>	-1%
Excess/(deficiency) of revenues over/(under) expenditures	3	203,802	(186,730)	17,072	5	
Fund balance - beginning (unaudited)	378,811	383,414	587,216	383,414	400,486	
Fund balance - ending (projected)	<u>\$ 378,814</u>	<u>\$ 587,216</u>	<u>\$ 400,486</u>	<u>\$ 400,486</u>	<u>\$ 400,491</u>	

**These items are cost shared 75/25 between the general funds and the enterprise funds. The 75% is then split 50/50 between the

Description	Total Units	Assessment Summary		Total Revenue
		2023	2024	
Full Assessment	828.54	\$ 603.91	\$ 597.95	\$ 495,425.49
Limited Benefit Assessment-outside gates	10.73	191.70	181.11	1,943.31
	<u>839.27</u>			<u>\$ 497,368.80</u>

**BAYSIDE IMPROVEMENT AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS
GENERAL FUND 002 - THE COLONY BUDGET
FISCAL YEAR 2024**

	Fiscal Year 2023			Total Actual & Projected	Proposed Budget FY 2024	Budget % Change 2023 vs 2024
	Adopted Budget FY 2023	Actual through 3/31/23	Projected through 9/30/23			
REVENUES						
Assessment levy: on-roll - gross	\$ 803,496				\$ 803,496	
Allowable discounts (4%)	(32,140)				(32,140)	
Assessment levy: on-roll - net	771,356	\$ 744,081	\$ 27,275	\$ 771,356	771,356	0%
Interest	500	47	857	904	500	0%
Total revenues	771,856	744,128	28,132	772,260	771,856	0%
EXPENDITURES						
Professional fees						
Accounting & payroll	9,380	4,690	4,690	9,380	9,380	0%
Computer services	3,411	1,706	1,705	3,411	3,411	0%
Assessment roll preparation	1,150	1,150	-	1,150	1,150	0%
Field management	14,211	7,106	7,105	14,211	14,211	0%
Other current charges	-	-	-	-	-	N/A
Total professional fees	28,152	14,652	13,500	28,152	28,152	0%
Street lighting						
Contractual services - lightpoles	5,000	-	5,000	5,000	5,000	0%
Equipment	-	1,493	-	1,493	-	N/A
Total street lighting	5,000	1,493	5,000	6,493	5,000	0%
Landscape services						
Personnel services	353,704	188,055	165,649	353,704	353,704	0%
Other contractual- horticulturalists	1,500	-	750	750	1,500	0%
Other contractual- training	1,500	-	750	750	1,500	0%
Capital outlay	20,000	-	20,000	20,000	20,000	0%
Fuel	9,000	4,146	4,854	9,000	9,000	0%
Repairs & maintenance (parts)	15,000	3,520	7,500	11,020	15,000	0%
Insurance	3,000	2,687	-	2,687	3,000	0%
Horticulture dumpster	16,000	-	16,000	16,000	16,000	0%
Miscellaneous equipment	2,500	260	1,500	1,760	2,500	0%
Chemicals	17,000	5,816	11,184	17,000	17,000	0%
Flower program	66,000	23,203	42,797	66,000	70,000	6%
Mulch program	40,500	20,194	20,306	40,500	41,000	1%
Plant replacement program	40,000	3,472	20,000	23,472	40,000	0%
Other contractual - tree trimming	10,000	11,750	-	11,750	12,000	20%
Monument maintenance	3,000	-	3,000	3,000	3,000	0%
Total landscape services	598,704	263,103	314,290	577,393	605,204	1%

**BAYSIDE IMPROVEMENT AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS
GENERAL FUND 002 - THE COLONY BUDGET
FISCAL YEAR 2024**

	Fiscal Year 2023			Total Actual & Projected	Proposed Budget FY 2024	Budget % Change 2023 vs 2024
	Adopted Budget FY 2023	Actual through 3/31/23	Projected through 9/30/23			
Fountain services						
Operating supplies	140,000	64,151	75,000	139,151	140,000	0%
Total fountain services	140,000	64,151	75,000	139,151	140,000	0%
Total expenditures	771,856	343,399	407,790	751,189	778,356	1%
Excess/(deficiency) of revenues over/(under) expenditures	-	400,729	(379,658)	21,071	(6,500)	
Fund balance - beginning (unaudited)	334,835	348,468	749,197	348,468	369,539	
Fund balance - ending (projected)	<u>\$ 334,835</u>	<u>\$ 749,197</u>	<u>\$ 369,539</u>	<u>\$ 369,539</u>	<u>\$ 363,039</u>	

Description	Total Units	Assessments		Total Revenue
		2023	2024	
002 Assessment	1,259.63	\$ 637.88	\$ 637.88	\$ 803,492.78

**BAYSIDE IMPROVEMENT AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS
ENTERPRISE FUND 401/451 COMBINED BUDGET
FISCAL YEAR 2024**

	Fiscal Year 2023			Total Actual & Projected	Proposed Budget FY 2024	Budget % Change 2023 vs 2024
	Adopted Budget FY 2023	Actual through 3/31/23	Projected through 9/30/23			
OPERATING REVENUES						
Charges for services:						
Assessment levy - gross	\$ 352,614				\$ 322,600	
Allowable discounts (4%)	(14,105)				(12,904)	
Assessment levy - net	338,509	\$ 324,990	\$ 13,520	\$ 338,510	309,696	-9%
Irrigation revenue	506,896	218,665	294,148	512,813	584,000	15%
Total revenues	845,405	543,655	307,668	851,323	893,696	6%
OPERATING EXPENSES						
Professional fees						
Supervisors	6,459	2,476	3,983	6,459	6,459	0%
Engineering	5,000	4,364	636	5,000	5,000	0%
Legal	6,000	1,705	4,295	6,000	6,000	0%
Audit	5,000	1,251	3,749	5,000	5,000	0%
Management	16,404	8,203	8,201	16,404	16,732	2%
Accounting & payroll	5,600	2,800	2,800	5,600	5,600	0%
Computer services	1,680	1,047	633	1,680	1,680	0%
Utility billing	33,500	18,303	15,197	33,500	33,500	0%
Telephone	311	156	155	311	311	0%
Postage & reproduction	450	201	249	450	450	0%
Printing and binding	1,639	820	819	1,639	1,639	0%
Legal Notices and Communications	375	180	195	375	375	0%
Office supplies	250	263	-	263	250	0%
Subscriptions and memberships	87	88	-	88	87	0%
ADA website compliance	147	52	95	147	147	0%
Insurance	6,038	6,182	-	6,182	6,491	8%
Miscellaneous (bank fees)	2,250	1,032	1,218	2,250	2,250	0%
Total Professional fees	91,190	49,123	42,225	91,348	91,971	1%
Field Management fees						
Other contractual services	12,600	6,300	6,300	12,600	12,600	0%
Total field management fees	12,600	6,300	6,300	12,600	12,600	0%
Water management services						
NPDES program	1,835	205	1,630	1,835	1,835	0%
Other contractual services: lakes	116,339	51,067	65,272	116,339	104,595	-10%
Other contractual services: wetlands	22,020	11,039	10,981	22,020	22,020	0%
Other contractual services: culverts/drains	22,020	11,783	10,237	22,020	22,020	0%
Other contractual services: lake health	3,670	1,856	1,814	3,670	3,670	0%
Aquascaping	11,010	-	11,010	11,010	11,010	0%
Capital outlay	5,505	-	5,505	5,505	5,505	0%
Repairs and Maintenance (Aerators)	5,505	1,365	4,140	5,505	5,505	0%
Contingencies	-	3,083	-	3,083	-	N/A
Total water management services	187,904	80,398	110,589	190,987	176,160	-6%

**BAYSIDE IMPROVEMENT AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS
ENTERPRISE FUND 401/451 COMBINED BUDGET
FISCAL YEAR 2024**

	Fiscal Year 2023			Total Actual & Projected	Proposed Budget FY 2024	Budget % Change 2023 vs 2024
	Adopted Budget FY 2023	Actual through 3/31/23	Projected through 9/30/23			
OPERATING EXPENSES (continued)						
Landscape services						
Other contractual - tree trimming	3,670	-	3,670	3,670	7,340	100%
Total landscape services	3,670	-	3,670	3,670	7,340	100%
Roadway Services						
Personnel	4,955	2,248	2,707	4,955	4,955	0%
Repairs and Maintenance - Parts	25,690	-	25,690	25,690	3,670	-86%
Insurance	2,500	1,422	1,078	2,500	3,000	20%
Total Roadway Services	33,145	3,670	29,475	33,145	11,625	-65%
Irrigation services						
Personnel	82,650	42,483	36,000	78,483	74,000	-10%
Reclaimed water- Bay Creek	75,646	31,626	44,020	75,646	75,646	0%
Surplus RCS Water- Bayside	75,945	-	-	-	75,945	0%
Repairs and maintenance - parts	25,000	14,259	10,741	25,000	25,000	0%
Insurance	11,500	11,847	-	11,847	12,500	9%
Meter costs	7,500	2,407	5,093	7,500	7,500	0%
Other contractual services	9,000	8,590	410	9,000	9,000	0%
Electricity	95,000	44,287	50,713	95,000	95,000	0%
Pumps & machinery	50,000	28,923	21,077	50,000	75,000	50%
Depreciation	60,000	29,256	30,744	60,000	60,000	0%
Total irrigation services	492,241	213,678	198,798	412,476	509,591	4%
Total operating expenses	820,750	353,169	387,387	740,556	809,287	-1%
Operating income/loss	24,655	190,486	(79,719)	110,767	84,409	
Nonoperating revenues/(expenses)						
Interest income	500	1,289	-	1,289	500	0%
Total nonoperating revenues/(expenses)	500	1,933	-	1,933	500	0%
Change in net assets	25,155	192,419	(79,719)	112,700	84,909	
Total net assets - beginning (unaudited)	1,264,513	1,272,392	1,464,811	1,272,392	1,385,092	
Total net assets - ending (projected)	<u>\$ 1,289,668</u>	<u>\$ 1,464,811</u>	<u>\$ 1,385,092</u>	<u>\$ 1,385,092</u>	<u>\$ 1,470,001</u>	

**BAYSIDE IMPROVEMENT AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS
ENTERPRISE FUND 401/451 COMBINED BUDGET
DEFINITIONS OF EXPENDITURES**

OPERATING EXPENSES

Professional fees

Supervisors	\$ 6,459
Statutorily set at \$200 (plus applicable taxes) for each meeting of the Board of Supervisors not to exceed \$4,800 for each fiscal year. The Districts anticipate 12 meetings in fiscal year 2022.	
Engineering	5,000
Barraco and Associates, Inc., provides a broad array of engineering, consulting and construction services to the Districts, which assist in crafting solutions with sustainability for the long term interest of the community - recognizing the needs of government, the environment and maintenance of the Districts' facilities.	
Legal	6,000
Coleman, Yovanovich and Koester, PA serves Bayside and Daniel H. Cox, PA. serves Bay Creek, both provide on-going general counsel and legal representation. Attorneys attend the noticed Board meetings in order to anticipate and deal with possible legal issues as they may arise and to respond to questions. In this capacity, as local government lawyers, realize that this type of local	
Audit	5,000
The Districts are required by Florida State Statute to undertake an independent examination of its books, records and accounting procedures on an annual basis. The Districts currently have an agreement with Grau & Associates to perform these services.	
Management	16,732
Wrathell, Hunt and Associates, LLC , specializes in managing community development districts in the State of Florida by combining the knowledge, skills and experience of a team of professionals to ensure compliance with all governmental requirements of the Districts, develop financing programs, administer the issuance of tax exempt bond financings, and finally, operate and maintain the assets of the community.	
Accounting & payroll	5,600
Wrathell, Hunt and Associates, LLC , prepares all financial work related to the Districts' funds (general, debt service and capital projects, etc.). This includes monthly financials, the annual budget and various other items.	
Computer services	1,680
Wrathell, Hunt and Associates, LLC , provides maintenance of the Districts' financial records, which includes accounts payable and profit & loss statements.	
Utility billing	33,500
Utility billing is charged on a base rate of \$3,600 a year for up to the first 250 accounts. The Districts are charged \$1.75 per account per month for additional accounts over 250. The Districts currently bill 912 accounts.	
Telephone	311
Telephone and fax machine.	

**BAYSIDE IMPROVEMENT AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS
ENTERPRISE FUND 401/451 COMBINED BUDGET
DEFINITIONS OF EXPENDITURES**

EXPENDITURES (continued)

Postage & reproduction	450
Mailing of agenda packages, overnight deliveries, correspondence, etc.	
Printing and binding	1,639
Letterhead, envelopes, copies, etc.	
Legal Notices and Communications	375
The Districts advertise in The News Press for monthly meetings, special meetings, public hearings, bidding, etc.	
Office supplies	250
Accounting and administrative supplies.	
Subscriptions and memberships	87
Annual fee paid to the Department of Community Affairs.	
ADA website compliance	147
Insurance	6,491
The Districts carry public officials and general liability insurance with policies written by Florida Municipal Insurance Trust. The limit of liability is set at \$1,000,000 for general liability (\$2,000,000 general aggregate) and \$1,000,000 for public officials liability limit.	
Miscellaneous (bank fees)	2,250
Bank charges and other miscellaneous expenses incurred during the year.	

Field Management fees

Other contractual services	12,600
As part of the consulting manager's contract, the Districts retain the services of a field manager. The field manager is responsible for the day-to-day field operations. These responsibilities include, but are not limited to, preparing and bidding of services and commodities, contract administration, hiring and maintaining qualified personnel, preparation of and implementation of operating schedules and policies, ensuring compliance with all operating permits, prepare and implement field operating budgets, provide information/education to public regarding District programs and attends Board meetings. This service is provided by Wrathell, Hunt and Associates, LLC .	

Water management services

Other Contractual services	
The Districts contract with licensed and qualified contractors to provide lake maintenance services.	
Other contractual services: lakes	104,595
Other contractual services: wetlands	22,020
Other contractual services: culverts/drains	22,020
Other contractual services: lake health	3,670

**BAYSIDE IMPROVEMENT AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS
ENTERPRISE FUND 401/451 COMBINED BUDGET
DEFINITIONS OF EXPENDITURES**

EXPENDITURES (continued)

Aquascaping	11,010
Planting of aquatic and wetland plants to ensure the integrity of the storm water management systems.	
Capital outlay	5,505
Purchase and installation of new equipment.	
Repairs and Maintenance (Aerators)	5,505
This covers any unforeseen costs that may be incurred.	
Other contractual - tree trimming	
Hard wood tree trimming in sensitive locations within the Districts' common areas and p	7,340
Roadway Services	
Personnel	4,955
Includes salary, taxes and benefits for the Districts' street sweeper.	
Repairs and Maintenance - Parts	3,670
Parts replacement for vehicles and equipment.	
Insurance	3,000
Insurance costs for automobiles, property and worker's compensation related to	
Irrigation services	
Personnel	74,000
Includes salary, taxes and benefits for the Districts' maintenance supervisor and irrigation manager.	
Reclaimed water- Bay Creek	75,646
	75,945
Repairs and maintenance - parts	25,000
Parts replacement for vehicles and equipment.	
Insurance	12,500
Insurance costs for automobiles, property and workers' compensation.	
Meter costs	7,500
Costs associates with installation of single family residential meters. Revenue to support these costs come directly from the meter fee assessed at the time of the application to connect to the system	
Other contractual services	9,000
The District contractors with a qualified provider for services related to plant meters and equipment.	
Electricity	95,000
Cost of electricity for operation of Districts' well fields and high service pump.	
Pumps & machinery	75,000
Repairs and maintenance for the irrigation supply system, including main line, valves and well repairs.	
Depreciation	60,000
The District's capital assets that relate to the irrigation funds are depreciated by the straight line method over their estimated useful lives.	
Total expenditures	\$ 809,287

**BAYSIDE IMPROVEMENT
COMMUNITY DEVELOPMENT DISTRICT
ENTERPRISE FUND 401 BUDGET
FISCAL YEAR 2024**

Fiscal Year 2023

	Adopted Budget FY 2023	Actual through 3/31/23	Projected through 9/30/23	Total Actual & Projected	Proposed Budget FY 2024	Budget % Change 2023 vs 2024
OPERATING REVENUES						
Charges for services:						
Assessment levy - gross	\$ 264,461				\$ 241,950	
Allowable discounts (4%)	(10,579)				(9,678)	
Assessment levy - net	253,882	\$ 244,911	\$ 8,971	\$ 253,882	232,272	-9%
Irrigation revenue	325,000	141,305	194,148	335,453	325,000	0%
Meter fees	-	-	-	-	-	N/A
Total revenues	578,882	386,216	203,119	589,335	557,272	-4%
OPERATING EXPENSES						
Professional fees						
Supervisors**	3,230	1,238	1,992	3,230	3,230	0%
Engineering	3,750	3,273	477	3,750	3,750	0%
Legal	4,500	1,279	3,221	4,500	4,500	0%
Audit**	2,500	938	1,875	2,813	2,500	0%
Management	12,303	6,152	6,151	12,303	12,549	2%
Accounting & payroll	4,200	2,100	2,100	4,200	4,200	0%
Computer services	1,260	785	475	1,260	1,260	0%
Utility billing	25,125	13,727	11,398	25,125	25,125	0%
Telephone	233	117	116	233	233	0%
Postage & reproduction	338	151	187	338	338	0%
Printing and binding	1,229	615	614	1,229	1,229	0%
Legal advertising	281	135	146	281	281	0%
Office supplies	188	197	-	197	188	0%
Subscription and memberships	65	66	-	66	65	0%
ADA website compliance	110	39	71	110	110	0%
Insurance**	3,019	3,091	-	3,091	3,246	8%
Miscellaneous	1,688	783	914	1,697	1,688	0%
Total professional fees	64,019	34,686	29,737	64,423	64,492	1%
Field management fees						
Other contractual services	9,450	4,725	4,725	9,450	9,450	0%
Total field management fees	9,450	4,725	4,725	9,450	9,450	0%
Water management services						
NPDES program	1,376	154	1,223	1,377	1,376	0%
Other contractual services: lakes	87,254	38,300	48,954	87,254	78,446	-10%
Other contractual services: wetlands	16,515	8,279	8,236	16,515	16,515	0%
Other contractual services: culverts/drains	16,515	8,837	7,678	16,515	16,515	0%
Other contractual services: lake health	2,753	1,392	1,361	2,753	2,753	0%
Aquascaping	8,258	-	8,258	8,258	8,258	0%
Capital outlay	4,129	-	4,129	4,129	4,129	0%
Repairs and Maintenance (Aerators)*	4,129	1,024	3,105	4,129	4,129	0%
Contingencies	-	2,312	-	2,312	-	N/A
Total water management services	140,929	60,298	82,944	143,242	132,121	-6%

**BAYSIDE IMPROVEMENT
COMMUNITY DEVELOPMENT DISTRICT
ENTERPRISE FUND 401 BUDGET
FISCAL YEAR 2024**

	Fiscal Year 2023					Budget % Change 2023 vs 2024
	Adopted Budget FY 2023	Actual through 3/31/23	Projected through 9/30/23	Total Actual & Projected	Proposed Budget FY 2024	
OPERATING EXPENSES (continued)						
Landscape services						
Other contractual - tree trimming	2,753	-	2,753	2,753	5,505	100%
Total landscape services	2,753	-	2,753	2,753	5,505	100%
Roadway Services						
Personnel	3,716	1,686	2,030	3,716	3,716	0%
Repairs and Maintenance - Parts	19,268	-	19,268	19,268	2,753	-86%
Insurance	1,875	1,066	809	1,875	2,250	20%
Total Roadway Services	24,859	2,752	22,107	24,859	8,719	-65%
Irrigation services						
Personnel	61,988	31,862	27,000	58,862	55,500	-10%
Reclaimed water- Bay Creek	-	-	-	-	-	N/A
Surplus RCS Water- Bayside	75,945	-	-	-	75,945	0%
Repairs and maintenance - parts	18,750	10,732	8,056	18,788	18,750	0%
Insurance	8,625	8,885	-	8,885	9,375	9%
Meter costs	5,625	1,805	3,820	5,625	5,625	0%
Other contractual services	6,750	6,442	308	6,750	6,750	0%
Electricity	71,250	33,215	38,035	71,250	71,250	0%
Pumps & machinery	37,500	21,692	15,808	37,500	56,250	50%
Depreciation	45,000	21,756	23,058	44,814	45,000	0%
Total irrigation services	331,433	136,389	116,085	252,474	344,445	4%
Total operating expenses	573,443	238,850	255,598	494,448	564,732	-2%
Operating income/loss	5,439	147,366	(52,479)	94,887	(7,460)	-237%
Nonoperating revenues/(expenses)						
Interest income	375	1,287	-	1,287	375	0%
Miscellaneous income	-	644	-	644	-	N/A
Total nonoperating revenues/(expenses)	375	1,931	-	1,931	375	0%
Change in net assets	5,814	149,297	(52,479)	96,818	(7,085)	
Total net assets - beginning (unaudited)	1,168,389	1,268,258	1,417,555	1,268,258	1,365,076	
Total net assets - ending (projected)	<u>\$1,174,203</u>	<u>\$1,417,555</u>	<u>\$1,365,076</u>	<u>\$1,365,076</u>	<u>\$1,357,991</u>	

Assessment Summary

Description	Total Units	2023	2024	Total Revenue
Full Assessment	3,194.34	\$ 82.79	\$ 75.74	\$ 241,939

**These items are cost shared 75/25 between the general funds and the enterprise funds. The 75% is then split 50/50 between the respective general funds and the 25% is split 50/50 between the respective enterprise funds.

**BAY CREEK
COMMUNITY DEVELOPMENT DISTRICT
ENTERPRISE FUND 451 BUDGET
FISCAL YEAR 2024**

	Fiscal Year 2023			Total Actual & Projected	Proposed Budget FY 2024	Budget % Change 2023 vs 2024
	Adopted Budget FY 2023	Actual through 3/31/23	Projected through 9/30/23			
OPERATING REVENUES						
Charges for services:						
Assessment levy - gross	\$ 88,154				\$ 80,650	
Allowable discounts (4%)*	(3,526)				(3,226)	
Assessment levy - net	84,628	\$ 80,079	\$ 4,549	\$ 84,628	77,424	-9%
Irrigation revenue	181,896	77,360	100,000	177,360	259,000	42%
Total revenues	266,524	157,439	104,549	261,988	336,424	26%
OPERATING EXPENSES						
Professional fees						
Supervisors**	3,230	1,238	1,992	3,230	3,230	0%
Engineering	1,250	1,091	159	1,250	1,250	0%
Legal	1,500	426	1,074	1,500	1,500	0%
Audit**	2,500	313	1,875	2,188	2,500	0%
Management	4,101	2,051	2,050	4,101	4,183	2%
Accounting & payroll	1,400	700	700	1,400	1,400	0%
Computer services	420	262	158	420	420	0%
Utility billing	8,375	4,576	3,799	8,375	8,375	0%
Telephone	78	39	39	78	78	0%
Postage & reproduction	113	50	62	112	113	0%
Printing and binding	410	205	205	410	410	0%
Legal advertising	94	45	49	94	94	0%
Office supplies	63	66	-	66	63	0%
Subscription and memberships	22	22	-	22	22	0%
ADA website compliance	37	13	24	37	37	0%
Insurance**	3,019	3,091	-	3,091	3,246	8%
Miscellaneous	563	249	305	554	563	0%
Total professional fees	27,175	14,437	12,491	26,928	27,484	1%
Field management fees						
Other contractual services	3,150	1,575	1,575	3,150	3,150	0%
Total field management fees	3,150	1,575	1,575	3,150	3,150	0%
Water management services						
NPDES program	459	51	408	459	459	0%
Other contractual services: lakes	29,085	12,767	16,318	29,085	26,149	-10%
Other contractual services: wetlands	5,505	2,760	2,745	5,505	5,505	0%
Other contractual services: culverts/drains	5,505	2,946	2,559	5,505	5,505	0%
Other contractual services: lake health	918	464	454	918	918	0%
Aquascaping	2,753	-	2,753	2,753	2,753	0%
Capital outlay	1,376	-	1,376	1,376	1,376	0%
Repairs and Maintenance (Aerators)*	1,376	341	1,035	1,376	1,376	0%
Contingencies	-	771	-	771	-	N/A
Total water management services	46,977	20,100	27,648	47,748	44,041	-6%

**BAY CREEK
COMMUNITY DEVELOPMENT DISTRICT
ENTERPRISE FUND 451 BUDGET
FISCAL YEAR 2024**

	Fiscal Year 2023			Total Actual & Projected	Proposed Budget FY 2024	Budget % Change 2023 vs 2024
	Adopted Budget FY 2023	Actual through 3/31/23	Projected through 9/30/23			
OPERATING EXPENSES (continued)						
Landscape services						
Other contractual - tree trimming	918	-	918	918	1,835	100%
Total landscape services	<u>918</u>	<u>-</u>	<u>918</u>	<u>918</u>	<u>1,835</u>	<u>100%</u>
Roadway Services						
Personnel	1,239	562	677	1,239	1,239	0%
Repairs and Maintenance - Parts	6,423	-	6,423	6,423	918	-86%
Insurance	625	356	270	626	750	20%
Total Roadway Services	<u>8,287</u>	<u>918</u>	<u>7,370</u>	<u>8,288</u>	<u>2,907</u>	<u>-65%</u>
Irrigation services						
Personnel	20,663	10,621	9,000	19,621	18,500	-10%
Reclaimed water- Bay Creek	75,646	31,626	44,020	75,646	75,646	0%
Surplus RCS Water- Bayside	-	-	-	-	-	N/A
Repairs and maintenance - parts	6,250	3,527	2,685	6,212	6,250	0%
Insurance	2,875	2,962	-	2,962	3,125	9%
Meter costs	1,875	602	1,273	1,875	1,875	0%
Other contractual services	2,250	2,148	103	2,251	2,250	0%
Electricity	23,750	11,072	12,678	23,750	23,750	0%
Pumps & machinery	12,500	7,231	5,269	12,500	18,750	50%
Depreciation	15,000	7,500	7,686	15,186	15,000	0%
Total irrigation services	<u>160,809</u>	<u>77,289</u>	<u>82,714</u>	<u>160,003</u>	<u>165,146</u>	<u>3%</u>
Total operating expenses	<u>247,316</u>	<u>114,319</u>	<u>131,798</u>	<u>246,117</u>	<u>244,563</u>	<u>-1%</u>
Operating income/loss	19,208	43,120	(27,249)	15,871	91,861	378%
Nonoperating revenues/(expenses)						
Interest income	125	2	-	2	125	0%
Total nonoperating revenues/(expenses)	<u>125</u>	<u>2</u>	<u>-</u>	<u>2</u>	<u>125</u>	<u>0%</u>
Change in net assets	19,333	43,122	(27,249)	15,873	91,986	
Total net assets - beginning (unaudited)	<u>96,111</u>	<u>4,134</u>	<u>47,256</u>	<u>4,134</u>	<u>20,007</u>	
Total net assets - ending (projected)	<u>\$ 115,444</u>	<u>\$ 47,256</u>	<u>\$ 20,007</u>	<u>\$ 20,007</u>	<u>\$ 111,993</u>	
Assessment Summary						
Description	Total Units	2023	2024	Total Revenue		
Full Assessment	819.18	\$ 107.61	\$ 98.45	\$ 80,648		

**Bayside
Improvement Community Development District**

*****PRELIMINARY*****

Lee County

2023 - 2024 Assessments		General Fund	O&M Assessment Colony Fund	Enterprise Fund	Total Assessment
Bayside Neighborhoods	Limited Benefit Assessment-outside gates	\$ 161.00	\$ -	\$ 75.74	\$ 236.74
Bayside Neighborhoods	Full Assessment	\$ 639.50	\$ -	\$ 75.74	\$ 715.24
Bayside Neighborhoods	Common and Administration	\$ 256.91	\$ -	\$ 75.74	\$ 332.65
The Colony Neighborhoods	Full Assessment	\$ 639.50	\$ 637.88	\$ 75.74	\$ 1,353.12
The Colony Neighborhoods	Common and Administration	\$ 256.91	\$ 637.88	\$ 75.74	\$ 970.53

2022 - 2023 Assessments		General Fund	O&M Assessment Colony Fund	Enterprise Fund	Total Assessment
Bayside Neighborhoods	Limited Benefit Assessment-outside gates	\$ 172.15	\$ -	\$ 82.79	\$ 254.94
Bayside Neighborhoods	Full Assessment	\$ 645.33	\$ -	\$ 82.79	\$ 728.12
Bayside Neighborhoods	Common and Administration	\$ 254.48	\$ -	\$ 82.79	\$ 337.27
The Colony Neighborhoods	Full Assessment	\$ 645.33	\$ 637.88	\$ 82.79	\$ 1,366.00
The Colony Neighborhoods	Common and Administration	\$ 254.48	\$ 637.88	\$ 82.79	\$ 975.15

**Bay Creek
Community Development District
2023-2024 Assessments**

*****PRELIMINARY*****

Residential Neighborhoods (per unit)	O&M Assessment		Total Assessment
	General Fund	Enterprise Fund	
Ascot	\$ 597.95	\$ 98.45	\$ 696.40
Pinewater Place	\$ 597.95	\$ 98.45	\$ 696.40
Bay Creek	\$ 597.95	\$ 98.45	\$ 696.40
The Ridge	\$ 597.95	\$ 98.45	\$ 696.40
Bay Creek (phase 2)	\$ 597.95	\$ 98.45	\$ 696.40
Baycrest Villas	\$ 597.95	\$ 98.45	\$ 696.40
Costa Del Sol	\$ 597.95	\$ 98.45	\$ 696.40
The Cottages	\$ 597.95	\$ 98.45	\$ 696.40
Southbridge	\$ 597.95	\$ 98.45	\$ 696.40
Creekside Crossing	\$ 597.95	\$ 98.45	\$ 696.40
The Point	\$ 597.95	\$ 98.45	\$ 696.40
Commercial & Golf Course			
Pelican's Nest Golf Course	\$ 34,406.04	\$ 3,686.95	\$ 38,092.99
US 41 Commercial Parcels	\$ 1,943.31	\$ 1,056.37	\$ 2,999.68
Fiscal year 2022 - 2023 Assessments:			
SF	\$ 603.91	\$ 107.61	\$ 711.52
MF	\$ 603.91	\$ 107.61	\$ 711.52
GC	\$ 34,748.98	\$ 4,029.99	\$ 38,778.97
COMM	\$ 2,056.94	\$ 1,154.66	\$ 3,211.60

NOTE: ENTERPRISE FUND ASSESSMENTS APPLY TO ALL ASSESSABLE UNITS INCLUDING 37.45 PNGC UNITS

Bayside Improvement
Community Development District
Assessable Unit Schedule Analysis - GF 001
Fiscal Year 2024

Parcel	Classification	2023 Units	2024 Units
Single-Family			
Unit 1- Pennyroyal	SF	43	43
Unit 2- Goldcrest	SF	42	42
Unit 3- Lakemont	SF	101	101
Unit 4 - Lakemont	SF	42	42
Unit 6- Bay Cedar I	SF	30	30
Unit 7- The Capri	SF	63	63
Unit 8- Longlake	SF	39	39
Unit 9- Lakemont	SF	22	22
Unit 10 -Longlake	SF	64	64
Unit 11- Longlake	SF	33	33
Unit 12- Longlake	SF	11	11
Unit 13- Longlake Village	SF	56	56
Unit 15- Bay Cedar II	SF	36	36
Unit 19- Heron Point	SF	23	23
Coventry	SF	8	8
	Sub-total	613	613
Multi-Family			
Lakemont Cove	MF	124	124
Cypress Island	MF	68	68
Palm Colony	MF	120	120
Sandpiper Isles	MF	100	100
Sandpiper Greens	MF	48	48
Mystic Ridge	MF	46	46
Sawgrass Point	MF	124	124
The Reserve	MF	60	60
Southbridge	MF	34	34
	Sub-total	724	724

Bayside Improvement
Community Development District
Assessable Unit Schedule Analysis - GF 001
Fiscal Year 2024

Parcel	Classification	2023 Units	2024 Units
Commercial			
Parcel F/B	COM	35.26	35.26
PNGC Golf Maintenance Facility	COM	12.54	12.54
PCGC Golf Maintenance Facility	COM	15.67	15.67
PNGC Clubhouse	COM	32.14	32.14
PCGC Clubhouse	COM	31.63	31.63
	Sub-total	127.24	127.24
Golf Course			
Pelican's Nest	GC	220.08	220.08
Pelican Colony	GC	145.85	145.85
	Sub-total	365.93	365.93
LaScala (Baywinds addition)	MF	64	64
Palermo (Baywinds addition)	MF	71	71
		135	135
Total Full Assessment Units (non-bonded area)		1965.17	1965.17
Single Family			
Waterside	SF	46	46
Messina Ct.	SF	6	6
Sanctuary	SF	52	52
Addison Place	SF	28	28
Tuscany Isles	SF	40	40
Bellagio	SF	26	26
	Sub-total	198	198
Multi-Family			
Heron Cove	MF	22	22
Heron Glen	MF	15	15
Las Palmas	MF	49	49
Merano	MF	100	100
Sorento	MF	72	72
Treviso	MF	76	76
Villa Trevi	MF	5	5
Villa @ Castella	MF	24	24
Casa @ Castella	MF	24	24
Mansions @ Castella	MF	24	24
Florenzia	MF	116	116
Navona	MF	100	100
Terzetto Phase I	MF	30	30
Terzetto Phase II	MF	39	39
Ponza (former Pelican Landing Res)	MF	13	13
Cielo	MF	96	96
Altaira	MF	75	75
	Sub-total	880	880

Bayside Improvement
Community Development District
Assessable Unit Schedule Analysis - GF 001
Fiscal Year 2024

Parcel	Classification	2023 Units	2024 Units
Commercial			
Tract B Walden Center	COM	37.70	37.70
Tides Condo (f/k/a Villas at P.L. Apartments)	COM	280	280
Tract I	COM	6.61	6.61
Coconut Square, Lot 1	COM	8.0995	8.0995
Coconut Square, Lot 2	COM	5.8586	5.8586
Coconut Square, Lot 3	COM	5.7240	5.7240
Coconut Square, Lot 4	COM	5.8184	5.8184
Coconut Square, Lot 5	COM	15.1479	15.1479
Colony Sales Office	COM	1	1
North building	COM	11.0780	11.0780
South building	COM	11.0781	11.0781
Tract E	COM	7.19	7.19
Hyatt	COM	92.63	92.63
	Sub-total	487.93	487.93
	Total Full Assessment Units (bond series 1996 area)	1565.93	1565.93
	Total Full Assessment Units	3531.10	3531.10
FUTURE UNITS			
Reduced Services			
Elks Lodge	non-profit	6.57	6.57
	Sub-total	6.57	6.57
Multi-Family			
Colony VIII (5630)	MF	75	75
Colony IX (5640)	MF	75	75
	Sub-total	150	150
	Total Future Limited Service Assessment Units	156.57	156.57
	Grand Total of Bayside Assessable Units	3687.67	3687.67

4,526.94

**BAYCREEK COMMUNITY DEVELOPMENT DISTRICT
ASSESSABLE UNIT SCHEDULE ANALYSIS
Fiscal Year 2024**

Residential Units	type	acres	Units	GF 101 O & M ERU's	GF 003 O & M ERU's
Single Family					
Ascot	SF		48		
Pinewater Place	SF		44		
			92	92	92
Estate Single Family					
Unit 16 Bay Creek	ESF		20		
Unit 17 The Ridge	ESF		43		
Unit 17 addition The Ridge	ESF		2		
Bay Creek Phase 2	ESF		15		
Total Estate Single Family			80	80	80
Multi Family					
Baycrest Villas	MF		90		
Costa Del Sol	MF		62		
Unit 18 The Cottages	MF		41		
Southbridge	MF		132		
Creskide Crossing	MF		114		
The Point	MF		160		
Total Multi Family			599	599	599
Total Residential			771	771	771
Commercial & Golf Course					
US 41 Commercial	COM	1.85		10.73	0
Pelican's Nest Golf Course	GOLF	57.54		57.54	0
Total Commercial		59.39		68.27	0
Total O & M Units			839.27	771.00	771.00

**BAYSIDE IMPROVEMENT AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS
ENTERPRISE FUND 401/451
ASSESSABLE UNIT SCHEDULE ANALYSIS
FISCAL YEAR 2024**

	2023 Units	2024 Units
Unit 1- Pennyroyal	43.00	43.00
Unit 2- Goldcrest	42.00	42.00
Unit 3- Lakemont	101.00	101.00
Unit 4 - Lakemont	42.00	42.00
Unit 6- Bay Cedar I	30.00	30.00
Unit 7- The Capri	63.00	63.00
Unit 8- Longlake	39.00	39.00
Unit 9- Lakemont	22.00	22.00
Unit 10 -Longlake	64.00	64.00
Unit 11- Longlake	33.00	33.00
Unit 12- Longlake	11.00	11.00
Unit 13- Longlake Village	56.00	56.00
Unit 15- Bay Cedar II	36.00	36.00
Unit 19- Heron Point	23.00	23.00
Coventry	8.00	8.00
Lakemont Cove	124.00	124.00
Cypress Island	68.00	68.00
Palm Colony	120.00	120.00
Sandpiper Isles	100.00	100.00
Sandpiper Greens	48.00	48.00
Mystic Ridge	46.00	46.00
Sawgrass Point	124.00	124.00
The Reserve	60.00	60.00
Southbridge	34.00	34.00
LaScala (Baywinds addition)	64.00	64.00
Palermo (Baywinds addition)	71.00	71.00
Waterside	46.00	46.00
Messina Ct.	6.00	6.00
Sanctuary	52.00	52.00
Addison Place	28.00	28.00
Tuscany Isles	40.00	40.00
Bellagio	26.00	26.00
Heron Cove	22.00	22.00
Heron Glen	15.00	15.00
Las Palmas	49.00	49.00
Merano	100.00	100.00
Sorento	72.00	72.00
Treviso (Colony II)	76.00	76.00
Villa Trevi	5.00	5.00
Villa @ Castella	24.00	24.00
Casa @ Castella	24.00	24.00
Mansions @ Castella	24.00	24.00
Florenca (Colony III-5610)	116.00	116.00
Navona	100.00	100.00
Tezetto Phase I	30.00	30.00

**BAYSIDE IMPROVEMENT AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS
ENTERPRISE FUND 401/451
ASSESSABLE UNIT SCHEDULE ANALYSIS
FISCAL YEAR 2024**

	2023	2024
	Units	Units
Tezetto Phase II	39.00	39.00
Altaira Colony IV (5620)	75.00	75.00
Cielo Colony V (5450)	96.00	96.00
Colony VIII (5630)	75.00	75.00
Colony IX (5640)	75.00	75.00
Ponza (former Pelican Landing Residential Assoc)	13.00	13.00
Parcel F/B	35.26	35.26
PNGC Clubhouse	32.14	32.14
PCGC Clubhouse	31.63	31.63
Walden Center	37.70	37.70
Tides	280.00	280.00
Tract I	6.61	6.61
Coconut Square Lot 1	8.10	8.10
Coconut Square Lot 2	5.86	5.86
Coconut Square Lot 3	5.72	5.72
Coconut Square Lot 4	5.82	5.82
Coconut Square Lot 5	15.15	15.15
Colony Sales Office	1.00	1.00
North Building	11.08	11.08
South Building	11.08	11.08
Tract E WCI Site	7.19	7.19
Bayside	3,194.34	3,194.34
Ascot	48.00	48.00
Pinewater Place	44.00	44.00
Unit 16 Bay Creek	20.00	20.00
Unit 17 The Ridge	43.00	43.00
Unit 17 addition The Ridge	2.00	2.00
Bay Creek Phase 2	15.00	15.00
Baycrest Villas	90.00	90.00
Costa Del Sol	62.00	62.00
Unit 18 The Cottages	41.00	41.00
Southbridge	132.00	132.00
Creekside Crossing	114.00	114.00
The Point	160.00	160.00
Commercial	10.73	10.73
PN Golf Club	37.45	37.45
Bay Creek	819.18	819.18
Total Enterprise Fund	4,013.52	4,013.52

**BAYSIDE IMPROVEMENT
AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS**

8A

RESOLUTION 2023-03

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE BAYSIDE IMPROVEMENT COMMUNITY DEVELOPMENT DISTRICT APPROVING A PROPOSED BUDGET FOR FISCAL YEAR 2023/2024 AND SETTING A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW; ADDRESSING TRANSMITTAL, POSTING AND PUBLICATION REQUIREMENTS; ADDRESSING SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the District Manager has heretofore prepared and submitted to the Board of Supervisors (“**Board**”) of the Bayside Improvement Community Development District (“**District**”) prior to June 15, 2023, a proposed budget (“**Proposed Budget**”) for the fiscal year beginning October 1, 2023 and ending September 30, 2024 (“**Fiscal Year 2023/2024**”); and

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

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

1. **PROPOSED BUDGET APPROVED.** The Proposed Budget prepared by the District Manager for Fiscal Year 2023/2024 attached hereto as **Exhibit A** is hereby approved as the basis for conducting a public hearing to adopt said Proposed Budget.

2. **SETTING A PUBLIC HEARING.** A public hearing on said approved Proposed Budget is hereby declared and set as follows:

DATE: _____

HOUR: _____

LOCATION: Pelican Landing Community Center
24501 Walden Center Drive
Bonita Springs, Florida 34134

3. **TRANSMITTAL OF PROPOSED BUDGET TO LOCAL GENERAL PURPOSE GOVERNMENT.** The District Manager is hereby directed to submit a copy of the Proposed Budget to Lee County at least 60 days prior to the hearing set above.

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

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

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

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

PASSED AND ADOPTED THIS 22ND DAY OF MAY, 2023.

ATTEST:

**BAYSIDE IMPROVEMENT COMMUNITY
DEVELOPMENT DISTRICT**

Secretary/Assistant Secretary

Chair/Vice, Board of Supervisors

Exhibit A: Fiscal Year 2023/2024 Budget

**BAYSIDE IMPROVEMENT
AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS**

8B

RESOLUTION 2023-04

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE BAY CREEK COMMUNITY DEVELOPMENT DISTRICT APPROVING A PROPOSED BUDGET FOR FISCAL YEAR 2023/2024 AND SETTING A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW; ADDRESSING TRANSMITTAL, POSTING AND PUBLICATION REQUIREMENTS; ADDRESSING SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the District Manager has heretofore prepared and submitted to the Board of Supervisors ("**Board**") of the Bay Creek Community Development District ("**District**") prior to June 15, 2023, a proposed budget ("**Proposed Budget**") for the fiscal year beginning October 1, 2023 and ending September 30, 2024 ("**Fiscal Year 2023/2024**"); and

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

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

1. **PROPOSED BUDGET APPROVED.** The Proposed Budget prepared by the District Manager for Fiscal Year 2023/2024 attached hereto as **Exhibit A** is hereby approved as the basis for conducting a public hearing to adopt said Proposed Budget.

2. **SETTING A PUBLIC HEARING.** A public hearing on said approved Proposed Budget is hereby declared and set as follows:

DATE: _____

HOUR: _____

LOCATION: Pelican Landing Community Center
24501 Walden Center Drive
Bonita Springs, Florida 34134

3. **TRANSMITTAL OF PROPOSED BUDGET TO LOCAL GENERAL PURPOSE GOVERNMENT.** The District Manager is hereby directed to submit a copy of the Proposed Budget to Lee County at least 60 days prior to the hearing set above.

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

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

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

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

PASSED AND ADOPTED THIS 22ND DAY OF MAY, 2023.

ATTEST:

**BAY CREEK COMMUNITY DEVELOPMENT
DISTRICT**

Secretary/Assistant Secretary

Chair/Vice, Board of Supervisors

Exhibit A: Fiscal Year 2023/2024 Budget

**BAYSIDE IMPROVEMENT
AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS**

9A

RESOLUTION 2023-04

A RESOLUTION OF THE BAYSIDE IMPROVEMENT COMMUNITY DEVELOPMENT DISTRICT DESIGNATING DATES, TIMES AND LOCATIONS FOR JOINT REGULAR MEETINGS OF THE BOARD OF SUPERVISORS OF THE DISTRICT FOR FISCAL YEAR 2023/2024 AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, the Bayside Improvement Community Development District (“District”) is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*, being situated entirely within Lee County, Florida; and

WHEREAS, the Board of Supervisors of the District (“Board”) is statutorily authorized to exercise the powers granted to the District; and

WHEREAS, all meetings of the Board shall be open to the public and governed by the provisions of Chapter 286, *Florida Statutes*; and

WHEREAS, the Board is statutorily required to file annually, with the local governing authority and the Florida Department of Economic Opportunity, a schedule of its regular meetings.

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

SECTION 1. ADOPTING REGULAR MEETING SCHEDULE. Regular meetings of the District’s Board shall be held during Fiscal Year 2023/2024 as provided on the schedule attached hereto as **Exhibit A**.

SECTION 2. FILING REQUIREMENT. In accordance with Section 189.015(1), *Florida Statutes*, the District’s Secretary is hereby directed to file a schedule of the District’s regular meetings annually with Lee County and the Florida Department of Economic Opportunity.

SECTION 3. EFFECTIVE DATE. This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED this 22nd day of May, 2023.

Attest:

BAYSIDE IMPROVEMENT COMMUNITY DEVELOPMENT DISTRICT

Secretary/Assistant Secretary

Chair/Vice Chair, Board of Supervisors

Exhibit A

BAYSIDE IMPROVEMENT COMMUNITY DEVELOPMENT DISTRICT		
BOARD OF SUPERVISORS FISCAL YEAR 2023/2024 JOINT MEETING SCHEDULE		
LOCATION		
<i>Pelican Landing Community Center, 24501 Walden Center Drive, Bonita Springs, Florida 34134</i>		
DATE	POTENTIAL DISCUSSION/FOCUS	TIME
October 23, 2023	Regular Meeting	2:00 PM
December __, 2023*	Regular Meeting	2:00 PM
January 22, 2024	Regular Meeting	2:00 PM
February 26, 2024	Regular Meeting	2:00 PM
March 25, 2024	Regular Meeting	2:00 PM
April 22, 2024	Regular Meeting	2:00 PM
May __, 2024*	Regular Meeting	2:00 PM
June 24, 2024	Regular Meeting	2:00 PM
July 12, 2024	Budget Workshop	9:00 AM
July 22, 2024	Regular Meeting	2:00 PM
August 26, 2024	Regular Meeting	2:00 PM
September 23, 2024	Regular Meeting	2:00 PM

***Exception**

Note: December 25 meeting date is the Christmas Day holiday

Note: May 27 meeting date is the Memorial Day holiday

**BAYSIDE IMPROVEMENT
AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS**

9B

RESOLUTION 2023-05

A RESOLUTION OF THE BAY CREEK COMMUNITY DEVELOPMENT DISTRICT DESIGNATING DATES, TIMES AND LOCATIONS FOR JOINT REGULAR MEETINGS OF THE BOARD OF SUPERVISORS OF THE DISTRICT FOR FISCAL YEAR 2023/2024 AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, the Bay Creek Community Development District (“District”) is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*, being situated entirely within Lee County, Florida; and

WHEREAS, the Board of Supervisors of the District (“Board”) is statutorily authorized to exercise the powers granted to the District; and

WHEREAS, all meetings of the Board shall be open to the public and governed by the provisions of Chapter 286, *Florida Statutes*; and

WHEREAS, the Board is statutorily required to file annually, with the local governing authority and the Florida Department of Economic Opportunity, a schedule of its regular meetings.

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

SECTION 1. ADOPTING REGULAR MEETING SCHEDULE. Regular meetings of the District’s Board shall be held during Fiscal Year 2023/2024 as provided on the schedule attached hereto as **Exhibit A**.

SECTION 2. FILING REQUIREMENT. In accordance with Section 189.015(1), *Florida Statutes*, the District’s Secretary is hereby directed to file a schedule of the District’s regular meetings annually with Lee County and the Florida Department of Economic Opportunity.

SECTION 3. EFFECTIVE DATE. This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED this 22nd day of May, 2023.

Attest:

BAY CREEK COMMUNITY DEVELOPMENT DISTRICT

Secretary/Assistant Secretary

Chair/Vice Chair, Board of Supervisors

Exhibit A

BAY CREEK COMMUNITY DEVELOPMENT DISTRICT		
BOARD OF SUPERVISORS FISCAL YEAR 2023/2024 JOINT MEETING SCHEDULE		
LOCATION		
<i>Pelican Landing Community Center, 24501 Walden Center Drive, Bonita Springs, Florida 34134</i>		
DATE	POTENTIAL DISCUSSION/FOCUS	TIME
October 23, 2023	Regular Meeting	2:00 PM
December __, 2023*	Regular Meeting	2:00 PM
January 22, 2024	Regular Meeting	2:00 PM
February 26, 2024	Regular Meeting	2:00 PM
March 25, 2024	Regular Meeting	2:00 PM
April 22, 2024	Regular Meeting	2:00 PM
May __, 2024*	Regular Meeting	2:00 PM
June 24, 2024	Regular Meeting	2:00 PM
July 12, 2024	Budget Workshop	9:00 AM
July 22, 2024	Regular Meeting	2:00 PM
August 26, 2024	Regular Meeting	2:00 PM
September 23, 2024	Regular Meeting	2:00 PM

***Exception**

Note: December 25 meeting date is the Christmas Day holiday

Note: May 27 meeting date is the Memorial Day holiday

**BAYSIDE IMPROVEMENT
AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS**

**UNAUDITED
FINANCIAL
STATEMENTS**

**BAYSIDE IMPROVEMENT AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS
FINANCIAL STATEMENTS
UNAUDITED
APRIL 30, 2023**

**BAYSIDE IMPROVEMENT AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS
TABLE OF CONTENTS**

Description	Page Number(s)
Combined - Bayside Improvement and Bay Creek	
<i>Governmental funds</i>	
Balance sheet - governmental funds	1
Statement of revenues, expenditures and changes in fund balances	
General funds: 001 & 101	2 - 4
<i>Proprietary funds</i>	
Statement of net position	
Enterprise funds: 401 & 451	5
Statement of revenues, expenses and changes in net position	
Enterprise funds: 401 & 451	6 - 7
Bayside Improvement	
<i>Governmental funds</i>	
Balance sheet	8
Statement of revenues, expenditures and changes in fund balances	
General fund: 001	9 - 11
General fund: 002 - The Colony	12 - 13
<i>Proprietary funds</i>	
Statement of net position	
Enterprise fund: 401	14
Statement of revenues, expenses and changes in net position	
Enterprise fund: 401	15 - 16
Bay Creek	
<i>Governmental funds</i>	
Balance sheet	17
Statement of revenues, expenditures and changes in fund balances	
General fund: 101	18 - 20
<i>Proprietary funds</i>	
Statement of net position	
Enterprise fund: 451	21
Statement of revenues, expenses and changes in net position	
Enterprise fund: 451	22 - 23

**BAYSIDE IMPROVEMENT AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS
COMBINED BALANCE SHEET
GOVERNMENTAL FUNDS
APRIL 30, 2023**

	<u>General Fund</u>		<u>Total Governmental Funds</u>
	<u>General Fund 001 & 101</u>	<u>General Fund 002</u>	
ASSETS			
Cash			
SunTrust	\$1,592,681	\$606,998	\$ 2,199,679
FineMark MM *	295,846	83,005	378,851
FineMark ICS *	-	4,718	4,718
Accounts receivable (clearing fund)	80,616	24,167	104,783
Due from other funds			
Bayside general fund 001	9,400	-	9,400
Bayside general fund 002 - The Colony	16,364	-	16,364
Prepaid expense	130	-	130
WC deposit	1,806	-	1,806
Deposits	125	555	680
Total assets	<u>\$ 1,996,968</u>	<u>\$ 719,443</u>	<u>\$ 2,716,411</u>
LIABILITIES & FUND BALANCES			
Liabilities			
Bayside - general fund 001	-	11,630	11,630
Bay Creek - general fund 101	9,400	4,735	14,135
Due to Bayside - enterprise fund 401	1,636	-	1,636
Due to Bay Creek - enterprise fund 451	2,857	-	2,857
Total liabilities	<u>13,893</u>	<u>16,365</u>	<u>30,258</u>
Fund Balances			
Unassigned	<u>1,983,075</u>	<u>703,078</u>	<u>2,686,153</u>
Total fund balances	<u>1,983,075</u>	<u>703,078</u>	<u>2,686,153</u>
Total liabilities, deferred inflows of resources and fund balances	<u>\$ 1,996,968</u>	<u>\$ 719,443</u>	<u>\$ 2,716,411</u>

**BAYSIDE IMPROVEMENT AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS
COMBINED STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUNDS 001 & 101
FOR THE PERIOD ENDED APRIL 30, 2023**

	Current Month	Year to Date	Annual Budget	% of Budget
REVENUES				
Assessment levy - net	\$ -	\$ 2,443,389	\$ 2,486,540	98%
Interest	38	213	500	43%
Street sweeping	-	-	13,000	0%
Miscellaneous	-	109	-	N/A
Total revenues	<u>38</u>	<u>2,443,711</u>	<u>2,500,040</u>	98%
EXPENDITURES				
Administrative				
Supervisors	1,614	9,042	19,377	47%
Engineering	704	13,796	15,000	92%
Legal	2,445	7,560	18,000	42%
Audit	-	3,750	15,000	25%
Management	3,500	24,500	42,000	58%
Accounting & payroll	1,400	9,799	16,799	58%
Computer services	420	3,559	5,040	71%
Assessment roll preparation* ¹	-	8,476	8,476	100%
Telephone	79	555	950	58%
Postage & reproduction	95	699	1,350	52%
Printing & binding	410	2,869	4,918	58%
Legal notices and communications	488	1,029	1,125	91%
Office supplies	-	790	750	105%
Subscriptions & memberships	-	263	263	100%
ADA website compliance	-	158	253	62%
Insurance* ¹	-	18,546	17,770	104%
Miscellaneous (bank fees)	210	3,270	6,750	48%
Total administrative	<u>11,365</u>	<u>108,661</u>	<u>173,821</u>	63%
Field management				
Other contractual	3,150	22,049	37,799	58%
Total field management services	<u>3,150</u>	<u>22,049</u>	<u>37,799</u>	58%
Water management				
NPDES program	-	355	3,165	11%
Other contractual services: lakes	14,452	102,532	200,661	51%
Other contractual services: wetlands	1,266	20,303	37,980	53%
Other contractual services: culverts/drains	7,691	28,015	37,980	74%
Other contractual services: lake health	-	3,516	6,330	56%
Aquascaping* ¹	-	-	18,990	0%
Capital outlay	-	-	9,495	0%
Contingencies	-	5,317	-	N/A
Repairs and maintenance (aerators)	4,951	7,306	9,495	77%
Total water management services	<u>28,360</u>	<u>167,344</u>	<u>324,096</u>	52%

**BAYSIDE IMPROVEMENT AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS
COMBINED STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUNDS 001 & 101
FOR THE PERIOD ENDED APRIL 30, 2023**

	Current Month	Year to Date	Annual Budget	% of Budget
Street lighting				
Personnel services	1,651	1,651	-	N/A
Electricity	5,059	28,450	40,000	71%
Hurricane light repair	-	3,289	-	N/A
Contractual services-lightpole	-	35,607	40,000	89%
Total street lighting services	<u>6,710</u>	<u>68,997</u>	<u>80,000</u>	86%
Landscaping				
Supervisor	6,710	72,230	126,500	57%
Personnel services	73,744	550,341	1,048,759	52%
Capital outlay	-	23,520	40,000	59%
Fuel	6,004	16,172	25,000	65%
Repairs and maintenance (parts)	3,993	45,070	35,000	129%
Insurance* ¹	-	16,480	15,287	108%
Minor operating equipment	2,563	3,039	20,000	15%
Horticulture dumpster	13,950	92,450	30,000	308%
Employee uniforms	5,325	22,258	33,000	67%
Chemicals	994	28,920	58,000	50%
Flower program* ²	-	81,223	125,000	65%
Mulch program* ²	-	97,459	77,000	127%
Plant replacement program* ²	253	4,483	40,000	11%
Other contractual - tree trimming* ¹	-	16,000	6,330	253%
Other contractual - horticulturalist	-	-	2,000	0%
Other contractual - training	-	150	1,500	10%
Maintenance tracking software	-	1,920	3,500	55%
Unbudgeted contractual services	-	-	76,000	0%
Fountain maintenance	10,633	11,170	9,999	112%
Office operations	2,025	13,476	23,000	59%
Monument maintenance	-	-	15,000	0%
Total landscaping services	<u>126,194</u>	<u>1,096,361</u>	<u>1,810,875</u>	61%
Roadway				
Personnel	590	6,000	8,546	70%
Repairs and maintenance - parts	-	-	44,309	0%
Insurance	-	1,807	1,583	114%
Total roadway services	<u>590</u>	<u>7,807</u>	<u>54,438</u>	14%

**BAYSIDE IMPROVEMENT AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS
COMBINED STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUNDS 001 & 101
FOR THE PERIOD ENDED APRIL 30, 2023**

	Current Month	Year to Date	Annual Budget	% of Budget
Parks & recreation				
Utilities	770	6,031	9,000	67%
Operating supplies	328	984	1,000	98%
Total parks & recreation	<u>1,098</u>	<u>7,015</u>	<u>10,000</u>	70%
Other fees & charges				
Property appraiser	-	3,625	3,625	100%
Tax collector	-	5,359	5,358	100%
Total other fees & charges	<u>-</u>	<u>8,984</u>	<u>8,983</u>	100%
Total expenditures	<u>177,467</u>	<u>1,487,218</u>	<u>2,500,012</u>	59%
Excess/(deficiency) of revenues over/(under) expenditures	(177,429)	956,493	28	
Fund balances - beginning	2,160,504	1,026,582	980,260	
Fund balances - ending	<u>\$ 1,983,075</u>	<u>\$ 1,983,075</u>	<u>\$ 980,288</u>	

*¹ Typically an annual expense.

*² Typically a seasonal expense.

**BAYSIDE IMPROVEMENT AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS
COMBINED STATEMENT OF NET POSITION
ENTERPRISE FUNDS 401 & 451
APRIL 30, 2023**

	Bayside Improvement Enterprise Fund 401	Bay Creek Enterprise Fund 451	Total Enterprise Funds 401 & 451
ASSETS			
Current assets:			
Cash			
Wells Fargo	\$ 674,994	\$ -	\$ 674,994
SunTrust	298,753	59,745	358,498
Accounts receivable (customers)	9,267	522	9,789
Due from Bayside general fund 001	1,323	738	2,061
Due from Bay Creek general fund 101	313	2,119	2,432
Due from Bay Creek enterprise fund 451	87,985	-	87,985
Accounts receivable (clearing fund)	7,954	3,140	11,094
WC deposit	104	35	139
Total current assets	<u>1,080,693</u>	<u>66,299</u>	<u>1,146,992</u>
Noncurrent assets:			
Capital assets			
Property, plant and equipment	1,950,208	18,320	1,968,528
Irrigation system	-	596,951	596,951
Less accumulated depreciation	(1,565,914)	(551,653)	(2,117,567)
Total capital assets, net of accumulated depreciation	<u>384,294</u>	<u>63,618</u>	<u>447,912</u>
Total noncurrent assets	<u>384,294</u>	<u>63,618</u>	<u>447,912</u>
Total assets	<u>1,464,987</u>	<u>129,917</u>	<u>1,594,904</u>
LIABILITIES			
Current liabilities:			
Customer deposits	47,894	12,189	60,083
Due to Bayside enterprise fund 401	-	87,985	87,985
Total current liabilities	<u>47,894</u>	<u>100,174</u>	<u>148,068</u>
NET POSITION			
Net investment in capital assets	384,294	63,618	447,912
Unrestricted	1,032,799	(33,875)	998,924
Total net position	<u>\$ 1,417,093</u>	<u>\$ 29,743</u>	<u>\$ 1,446,836</u>

**BAYSIDE IMPROVEMENT AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS
COMBINED STATEMENT OF REVENUES, EXPENSES
AND CHANGES IN FUND NET POSITION
ENTERPRISE FUNDS 401 & 451
FOR THE PERIOD ENDED APRIL 30, 2023**

	Current Month	Year to Date	Annual Budget	% of Budget
OPERATING REVENUES:				
Charges for services				
Assessment levy - net	\$ -	\$ 331,624	\$ 338,510	98%
Irrigation	47,873	266,538	506,896	53%
Total operating revenues	<u>47,873</u>	<u>598,162</u>	<u>845,406</u>	71%
OPERATING EXPENSES:				
Administrative services				
Supervisor's fees	538	3,014	6,459	47%
Engineering fees	235	4,599	4,999	92%
Legal	815	2,520	6,000	42%
Audit	-	1,251	5,000	25%
Management	1,367	9,569	16,403	58%
Accounting & payroll	467	3,267	5,600	58%
Computer services	140	1,187	1,680	71%
Utility billing	-	18,303	33,500	55%
Telephone	25	181	311	58%
Postage & reproduction	32	233	450	52%
Printing and binding	136	956	1,639	58%
Legal notices and communications	163	343	375	91%
Office supplies	-	263	251	105%
Subscription and memberships	-	88	87	101%
ADA website compliance	-	52	147	35%
Insurance* ¹	-	6,182	6,038	102%
Miscellaneous	69	1,101	2,250	49%
Total administrative services	<u>3,987</u>	<u>53,109</u>	<u>91,189</u>	58%
Field management services				
Other contractual services	1,051	7,351	12,600	58%
Total field management services	<u>1,051</u>	<u>7,351</u>	<u>12,600</u>	58%
Water management services				
NPDES program	-	205	1,835	11%
Other contractual services: lakes	8,375	59,443	116,339	51%
Other contractual services: wetlands	735	11,772	22,020	53%
Other contractual services: culverts/drains	4,459	16,243	22,020	74%
Other contractual services: lake health	-	1,856	3,670	51%
Aquascaping* ¹	-	-	11,010	0%
Capital outlay	-	-	5,505	0%
Repairs and maintenance (aerators)*	2,871	4,236	5,505	77%
Contingencies	-	3,083	-	N/A
Total water management services	<u>16,440</u>	<u>96,838</u>	<u>187,904</u>	52%

**BAYSIDE IMPROVEMENT AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS
COMBINED STATEMENT OF REVENUES, EXPENSES
AND CHANGES IN FUND NET POSITION
ENTERPRISE FUNDS 401 & 451
FOR THE PERIOD ENDED APRIL 30, 2023**

	Current Month	Year to Date	Annual Budget	% of Budget
Landscape services				
Other contractual - tree trimming	-	-	3,671	0%
Total landscape services	-	-	3,671	0%
Roadway services				
Personnel	232	2,480	4,954	50%
Repairs and maintenance - parts	-	-	25,691	0%
Insurance	16	1,438	2,499	58%
Total irrigation supply services	248	3,918	33,144	12%
Irrigation supply services				
Personnel	4,329	46,813	82,651	57%
Reclaimed water	14,982	46,607	75,646	62%
Repairs and maintenance - parts	3,205	17,463	25,000	70%
Insurance* ¹	-	11,847	11,500	103%
Minor operating equipment	-	-	75,945	0%
Meter costs	-	2,407	7,500	32%
Other contractual services	2,371	10,960	9,000	122%
Electricity	11,938	56,226	95,000	59%
Pumps & machinery	9,395	38,317	50,000	77%
Depreciation	4,876	34,132	60,000	57%
Total irrigation supply services	51,096	264,772	492,242	54%
Total operating expenses	72,822	425,988	820,750	52%
Operating income/(loss)	(24,949)	172,174	24,656	
Nonoperating revenues/(expenses):				
Interest income	337	1,626	500	325%
Miscellaneous income	-	644	-	N/A
Total nonoperating revenues	337	2,270	500	454%
Change in net position	(24,612)	174,444	25,156	
Total net position - beginning	1,471,448	1,272,392	1,264,474	
Total net position - ending	<u>\$ 1,446,836</u>	<u>\$ 1,446,836</u>	<u>\$ 1,289,630</u>	

*¹ Typically an annual expense.

*² Typically a seasonal expense.

**BAYSIDE IMPROVEMENT
COMMUNITY DEVELOPMENT DISTRICT
BALANCE SHEET
GOVERNMENTAL FUNDS
APRIL 30, 2023**

	General Fund		Total Governmental Funds
	001	The Colony 002	
ASSETS			
Cash			
SunTrust	\$1,290,423	\$606,998	\$ 1,897,421
FineMark MM	64,165	83,005	147,170
FineMark ICS	-	4,718	4,718
Accounts receivable (clearing fund)	62,792	24,167	86,959
Due from other funds			
Bayside general fund 002 - The Colony	11,629	-	11,629
Prepaid expense	130	-	130
WC deposit	1,462	-	1,462
Deposits	125	555	680
Total assets	<u>\$ 1,430,726</u>	<u>\$ 719,443</u>	<u>\$ 2,150,169</u>
LIABILITIES & FUND BALANCES			
Liabilities			
Due to other funds			
Bayside - general fund 001	-	11,630	11,630
Due to other governments (Bay Creek)			
Bay Creek - general fund 101	9,400	4,735	14,135
Bay Creek - enterprise fund 451	738	-	738
Due to Bayside - enterprise fund 401	1,323	-	1,323
Total liabilities	<u>11,461</u>	<u>16,365</u>	<u>27,826</u>
Fund balances			
Unassigned	1,419,265	703,078	2,122,343
Total fund balances	<u>1,419,265</u>	<u>703,078</u>	<u>2,122,343</u>
Total liabilities and fund balances	<u>\$ 1,430,726</u>	<u>\$ 719,443</u>	<u>\$ 2,150,169</u>

**BAYSIDE IMPROVEMENT
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES , EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUND 001
FOR THE PERIOD ENDED APRIL 30, 2023**

	Current Month	Year to Date	Annual Budget	% of Budget
REVENUES				
Assessment levy - net	\$ -	\$ 1,975,374	\$ 2,004,182	99%
Interest	15	59	404	15%
Street sweeping	-	-	10,494	0%
Miscellaneous	-	109	-	N/A
Total revenue	<u>15</u>	<u>1,975,542</u>	<u>2,015,080</u>	98%
EXPENDITURES				
Administration services				
Supervisors	807	4,521	9,689	47%
Engineering	571	11,194	12,171	92%
Legal	1,984	6,134	14,605	42%
Audit	-	3,043	7,500	41%
Management	2,840	19,879	34,079	58%
Accounting & payroll	1,136	7,951	13,631	58%
Computer services	341	2,888	4,089	71%
Assessment roll preparation* ¹	-	6,877	6,877	100%
Telephone	64	450	771	58%
Postage & reproduction	77	567	1,095	52%
Printing & binding	333	2,328	3,990	58%
Legal notices and communications	396	835	913	91%
Office supplies	-	641	609	105%
Subscriptions & memberships	-	213	213	100%
ADA website compliance	-	128	205	62%
Insurance* ¹	-	9,273	8,885	104%
Miscellaneous (bank fees)	170	2,667	5,477	49%
Total administration services	<u>8,719</u>	<u>79,589</u>	<u>124,799</u>	64%
Field management				
Other contractual services	2,556	17,891	30,670	58%
Total field management services	<u>2,556</u>	<u>17,891</u>	<u>30,670</u>	58%
Water management				
NPDES program	-	288	2,568	11%
Other contractual services: lakes	11,726	83,195	162,816	51%
Other contractual services: wetlands	1,027	16,474	30,817	53%
Other contractual service: culverts/drains	6,240	22,731	30,817	74%
Other contractual services: lake health	-	2,853	5,136	56%
Aquascaping* ¹	-	-	15,408	0%
Capital outlay	-	-	7,704	0%
Contingencies	-	4,314	-	N/A
Repairs and maintenance (aerators)	4,017	5,928	7,704	77%
Total water management services	<u>23,010</u>	<u>135,783</u>	<u>262,970</u>	52%

**BAYSIDE IMPROVEMENT
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES , EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUND 001
FOR THE PERIOD ENDED APRIL 30, 2023**

	Current Month	Year to Date	Annual Budget	% of Budget
Street lighting				
Personnel services	1,340	1,340	-	N/A
Electricity	4,105	23,084	32,456	71%
Hurricane light repair	-	2,669	-	N/A
Contractual services-lightpole	-	28,892	32,456	89%
Total street lighting services	<u>5,445</u>	<u>55,985</u>	<u>64,912</u>	86%
Landscaping				
Supervisor	5,444	58,604	102,642	57%
Personnel	59,827	446,459	850,963	52%
Capital outlay	-	19,084	32,456	59%
Fuel	4,872	13,122	20,285	65%
Repairs & maintenance (parts)	3,240	36,536	28,399	129%
Insurance* ¹	-	13,344	12,404	108%
Minor operating equipment	2,080	2,466	16,228	15%
Horticultural dumpster	11,319	75,014	24,342	308%
Employee uniforms	4,321	18,060	26,776	67%
Chemicals	806	23,466	47,061	50%
Flower program* ²	-	65,904	101,425	65%
Mulch program* ²	-	79,078	62,478	127%
Plant replacement program* ²	205	3,638	32,456	11%
Other contractual - tree trimming* ¹	-	12,982	5,136	253%
Other contractual - horticulturalist	-	-	1,623	0%
Other contractual - training	-	122	1,217	10%
Maintenance tracking software	-	1,558	2,840	55%
Unbudgeted contractual services	-	-	61,666	0%
Fountain maintenance	8,628	9,063	8,114	112%
Office operations	1,643	10,934	18,662	59%
Monument maintenance	-	-	12,171	0%
Total landscaping services	<u>102,385</u>	<u>889,434</u>	<u>1,469,344</u>	61%
Roadway services				
Personnel	479	4,868	6,934	70%
Repairs & maintenance - parts	-	-	35,953	0%
Insurance	-	1,463	1,284	114%
Total roadway services	<u>479</u>	<u>6,331</u>	<u>44,171</u>	14%
Parks & recreation				
Utilities	739	5,790	8,640	67%
Operating supplies	315	945	960	98%
Total parks & recreation	<u>1,054</u>	<u>6,735</u>	<u>9,600</u>	70%

**BAYSIDE IMPROVEMENT
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES , EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUND 001
FOR THE PERIOD ENDED APRIL 30, 2023**

	Current Month	Year to Date	Annual Budget	% of Budget
Other fees & charges				
Property appraiser	-	3,480	3,480	100%
Tax collector	-	4,217	5,144	82%
Total other fees & charges	-	7,697	8,624	89%
Total expenditures	143,648	1,199,445	2,015,090	60%
Excess/(deficiency) of revenues over/(under) expenditures	(143,633)	776,097	(10)	
Fund balances - beginning	1,562,898	643,168	601,448	
Fund balances - ending	<u>\$ 1,419,265</u>	<u>\$ 1,419,265</u>	<u>\$ 601,438</u>	

*¹ Typically an annual expense.

*² Typically a seasonal expense.

**BAYSIDE IMPROVEMENT
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES , EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUND 002 - THE COLONY
FOR THE PERIOD ENDED APRIL 30, 2023**

	Current Month	Year to Date	Budget	% of Budget
REVENUES				
Assessment levy - net	\$ -	\$ 758,677	\$ 771,356	98%
Interest & miscellaneous	11	58	500	12%
Total revenues	<u>11</u>	<u>758,735</u>	<u>771,856</u>	98%
EXPENDITURES				
Administrative services				
Accounting & payroll	782	5,472	9,380	58%
Computer services	284	1,990	3,411	58%
Assessment roll preparation* ¹	-	1,150	1,150	100%
Field management	1,184	8,290	14,211	58%
Total administrative services	<u>2,250</u>	<u>16,902</u>	<u>28,152</u>	60%
Street lighting services				
Contractual services - light poles* ¹	1,635	1,635	5,000	33%
Equipment	-	1,493	-	N/A
Total street lighting services	<u>1,635</u>	<u>3,128</u>	<u>5,000</u>	63%
Landscaping maintenance services				
Personnel services	28,112	216,169	353,704	61%
Other contractual - horticulturalists	-	-	1,500	0%
Other contractual - training	-	-	1,500	0%
Rentals & leases	-	-	20,000	0%
Fuel	-	4,146	9,000	46%
Repairs & maintenance (parts)	1,047	4,567	15,000	30%
Insurance* ¹	-	2,687	3,000	90%
Horticulture dumpster	-	-	16,000	0%
Miscellaneous equipment	46	306	2,500	12%
Chemicals	110	5,926	17,000	35%
Flower program* ²	13,773	36,974	66,000	56%
Mulch program* ²	-	20,194	40,500	50%
Plant replacement program* ²	92	3,563	40,000	9%
Other contractual - tree trimming* ²	-	11,750	10,000	118%
Monument maintenance	-	-	3,000	0%
Total landscaping maintenance services	<u>43,180</u>	<u>306,282</u>	<u>598,704</u>	51%

**BAYSIDE IMPROVEMENT
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES , EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUND 002 - THE COLONY
FOR THE PERIOD ENDED APRIL 30, 2023**

	<u>Current Month</u>	<u>Year to Date</u>	<u>Budget</u>	<u>% of Budget</u>
Fountain services				
Operating supplies	13,662	77,813	140,000	56%
Total fountain services	<u>13,662</u>	<u>77,813</u>	<u>140,000</u>	56%
Total expenditures	<u>60,727</u>	<u>404,125</u>	<u>771,856</u>	52%
Net increase/(decrease) of fund balance	(60,716)	354,610	-	
Fund balance - beginning	763,794	348,468	334,835	
Fund balance - ending	<u>\$ 703,078</u>	<u>\$ 703,078</u>	<u>\$ 334,835</u>	

*¹ Typically an annual expense.

*² Typically a seasonal expense.

**BAYSIDE IMPROVEMENT
COMMUNITY DEVELOPMENT DISTRICTS
STATEMENT OF NET POSITION
ENTERPRISE FUND 401
APRIL 30, 2023**

	<u>Bayside Improvement Enterprise Fund 401</u>
ASSETS	
Current assets:	
Cash	
Wells Fargo	\$ 674,994
SunTrust	298,753
Accounts receivable (customers)	9,267
Due from Bayside general fund 001	1,323
Due from Bay Creek general fund 101	313
Due from Bay Creek enterprise fund	87,985
Accounts receivable (clearing fund)	7,954
WC deposit	104
Total current assets	<u>1,080,693</u>
Noncurrent assets:	
Capital assets	
Property, plant and equipment	1,950,208
Less accumulated depreciation	<u>(1,565,914)</u>
Total capital assets, net of accumulated depreciation	<u>384,294</u>
Total noncurrent assets	<u>384,294</u>
Total assets	<u>1,464,987</u>
LIABILITIES	
Current liabilities:	
Customer deposits	<u>47,894</u>
Total current liabilities	<u>47,894</u>
NET POSITION	
Net investment in capital assets	384,294
Unrestricted	<u>1,032,799</u>
Total net position	<u><u>\$ 1,417,093</u></u>

**BAYSIDE IMPROVEMENT
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENSES
AND CHANGES IN FUND NET POSITION
ENTERPRISE FUND 401
FOR THE PERIOD ENDED APRIL 30, 2023**

	Current Month	Year to Date	Budget	% of Budget
Operating revenues				
Charges for services:				
Assessment levy - net	\$ -	\$ 249,715	\$ 253,882	98%
Irrigation	37,614	178,919	325,000	55%
Total operating revenues	<u>37,614</u>	<u>428,634</u>	<u>578,882</u>	74%
Operating expenses				
Administrative services				
Supervisors	269	1,507	3,230	47%
Engineering	176	3,449	3,750	92%
Legal	611	1,890	4,500	42%
Audit	-	938	2,500	38%
Management	1,025	7,177	12,303	58%
Accounting & payroll	350	2,450	4,200	58%
Computer services	105	890	1,260	71%
Utility billing	-	13,727	25,125	55%
Telephone	19	136	233	58%
Postage & reproduction	24	175	338	52%
Printing and binding	102	717	1,229	58%
Legal notices and communications	122	257	281	91%
Office supplies	-	197	188	105%
Subscription and memberships	-	66	65	102%
ADA website compliance	-	39	110	35%
Insurance* ¹	-	3,091	3,019	102%
Miscellaneous	52	835	1,688	49%
Total administrative services	<u>2,855</u>	<u>37,541</u>	<u>64,019</u>	59%
Field management services				
Other contractual services	788	5,513	9,450	58%
Total field management services	<u>788</u>	<u>5,513</u>	<u>9,450</u>	58%
Water management services				
NPDES program	-	154	1,376	11%
Other contractual services: lakes	6,284	44,585	87,254	51%
Other contractual services: wetlands	551	8,829	16,515	53%
Other contractual services: culverts/drains	3,344	12,182	16,515	74%
Other contractual services: lake health	-	1,392	2,753	51%
Aquascaping* ¹	-	-	8,258	0%
Capital outlay	-	-	4,129	0%
Repairs and maintenance (aerators)*	2,153	3,177	4,129	77%
Contingencies	-	2,312	-	N/A
Total water management services	<u>12,332</u>	<u>72,631</u>	<u>140,929</u>	52%

**BAYSIDE IMPROVEMENT
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENSES
AND CHANGES IN FUND NET POSITION
ENTERPRISE FUND 401
FOR THE PERIOD ENDED APRIL 30, 2023**

	Current Month	Year to Date	Budget	% of Budget
Landscape services				
Other contractual - tree trimming	-	-	2,753	0%
Total landscape services	-	-	2,753	0%
Roadway services				
Personnel	174	1,860	3,716	50%
Repairs and maintenance - parts	-	-	19,268	0%
Insurance	12	1,078	1,875	57%
Total irrigation supply services	186	2,938	24,859	12%
Irrigation supply services				
Personnel	3,247	35,109	61,988	57%
Repairs and maintenance - parts	2,403	13,134	18,750	70%
Insurance* ¹	-	8,885	8,625	103%
Surplus RCS Water-Bayside	-	-	75,945	0%
Meter costs	-	1,805	5,625	32%
Other contractual services	1,778	8,220	6,750	122%
Electricity	8,954	42,170	71,250	59%
Pumps & machinery	7,046	28,738	37,500	77%
Depreciation	3,626	25,382	45,000	56%
Total irrigation supply services	27,054	163,443	331,433	49%
Total operating expenses	43,215	282,066	573,443	49%
Operating income/(loss)	(5,601)	146,568	5,439	
Nonoperating revenues/(expenses)				
Interest income	336	1,623	375	433%
Miscellaneous income	-	644	-	N/A
Total nonoperating revenues	336	2,267	375	605%
Change in net position	(5,265)	148,835	5,814	
Total net position - beginning	1,422,358	1,268,258	1,168,389	
Total net position - ending	<u>\$ 1,417,093</u>	<u>\$ 1,417,093</u>	<u>\$ 1,174,203</u>	

*¹ Typically an annual expense.

**BAY CREEK
COMMUNITY DEVELOPMENT DISTRICT
BALANCE SHEET
GOVERNMENTAL FUNDS
APRIL 30, 2023**

	General Fund	
	101	Total Governmental Funds
ASSETS		
Cash		
SunTrust	\$ 302,258	\$ 302,258
FineMark MM	231,681	231,681
Accounts receivable (clearing fund)	17,824	17,824
Due from other governments - Bayside Improvement		
Bayside general fund 001	9,400	9,400
Bayside general fund 002 - The Colony	4,735	4,735
WC deposit	344	344
Total assets	\$ 566,242	\$ 566,242
LIABILITIES & FUND BALANCES		
Liabilities		
Due to other governments - Bayside Improvement		
Bayside - enterprise fund 401	313	313
Due to Bay Creek - enterprise fund 451	2,119	2,119
Total liabilities	2,432	2,432
Fund balances		
Unassigned	563,810	563,810
Total fund balances	563,810	563,810
Total liabilities and fund balances	\$ 566,242	\$ 566,242

**BAY CREEK
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES , EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUND 101
FOR THE PERIOD ENDED APRIL 30, 2023**

	Current Month	Year to Date	Annual Budget	% of Budget
REVENUES				
Assessment levy - net	\$ -	\$ 468,015	\$ 482,324	97%
Interest	23	154	98	157%
Street sweeping	-	-	2,506	0%
Total revenues	<u>23</u>	<u>468,169</u>	<u>484,928</u>	97%
EXPENDITURES				
Administration services				
Supervisors	807	4,521	9,689	47%
Engineering	133	2,602	2,829	92%
Legal	461	1,426	3,395	42%
Audit	-	707	7,500	9%
Management	660	4,621	7,921	58%
Accounting & payroll	264	1,848	3,168	58%
Computer services	79	671	951	71%
Assessment roll preparation* ¹	-	1,599	1,599	100%
Telephone	15	105	179	59%
Postage & reproduction	18	132	255	52%
Printing & binding	77	541	928	58%
Legal notices and communications	92	194	212	92%
Office supplies	-	149	141	106%
Subscriptions & memberships	-	50	50	100%
ADA website compliance	-	30	48	63%
Insurance* ¹	-	9,273	8,885	104%
Miscellaneous (bank fees)	40	603	1,273	47%
Total administration services	<u>2,646</u>	<u>29,072</u>	<u>49,023</u>	59%
Field management fees				
Other contractual	594	4,158	7,129	58%
Total field management	<u>594</u>	<u>4,158</u>	<u>7,129</u>	58%
Water management				
NPDES program	-	67	597	11%
Other contractual services: lakes	2,726	19,337	37,845	51%
Other contractual services: wetlands	239	3,829	7,163	53%
Other contractual service: culverts/drains	1,451	5,284	7,163	74%
Other contractual services: lake health	-	663	1,194	56%
Aquascaping* ¹	-	-	3,582	0%
Capital outlay	-	-	1,791	0%
Contingencies	-	1,003	-	N/A
Repairs and maintenance (aerators)	934	1,378	1,791	77%
Total water management	<u>5,350</u>	<u>31,561</u>	<u>61,126</u>	52%

**BAY CREEK
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES , EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUND 101
FOR THE PERIOD ENDED APRIL 30, 2023**

	Current Month	Year to Date	Annual Budget	% of Budget
Street lighting				
Personnel services	311	311	-	N/A
Electricity	954	5,366	7,544	71%
Hurricane light repair	-	620	-	N/A
Contractual services-lightpole	-	6,715	7,544	89%
Total street lighting	<u>1,265</u>	<u>13,012</u>	<u>15,088</u>	86%
Landscape services				
Supervisor	1,266	13,626	23,858	57%
Personnel services	13,917	103,882	197,796	53%
Capital outlay	-	4,436	7,544	59%
Fuel	1,132	3,050	4,715	65%
Repairs and maintenance (parts)	753	8,534	6,601	129%
Insurance* ¹	-	3,136	2,883	109%
Minor operating equipment	483	573	3,772	15%
Horticulture dumpster	2,631	17,436	5,658	308%
Employee uniforms	1,004	4,198	6,224	67%
Chemicals	188	5,454	10,939	50%
Flower program* ²	-	15,319	23,575	65%
Mulch program* ²	-	18,381	14,522	127%
Plant replacement program* ²	48	845	7,544	11%
Other contractual - tree trimming* ¹	-	3,018	1,194	253%
Other contractual - horticulturalist	-	-	377	0%
Other contractual - training	-	28	283	10%
Maintenance tracking software	-	362	660	55%
Unbudgeted contractual services	-	-	14,334	0%
Fountain maintenance	2,005	2,107	1,886	112%
Office operations	382	2,542	4,338	59%
Monument maintenance	-	-	2,829	0%
Total landscape services	<u>23,809</u>	<u>206,927</u>	<u>341,532</u>	61%
Roadway services				
Personnel	111	1,132	1,612	70%
Repairs and maintenance - parts	-	-	8,357	0%
Insurance	-	344	299	115%
Total roadway services	<u>111</u>	<u>1,476</u>	<u>10,268</u>	14%
Parks & recreation				
Utilities	31	241	360	67%
Operating supplies	13	39	40	98%
Total parks and recreation	<u>44</u>	<u>280</u>	<u>400</u>	70%

**BAY CREEK
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES , EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUND 101
FOR THE PERIOD ENDED APRIL 30, 2023**

	<u>Current Month</u>	<u>Year to Date</u>	<u>Annual Budget</u>	<u>% of Budget</u>
Other fees & charges				
Property appraiser	-	145	145	100%
Tax collector	-	1,142	214	534%
Total other fees & charges	-	1,287	359	358%
Total expenditures	33,819	287,773	484,925	59%
Excess/(deficiency) of revenues over/(under) expenditures	(33,796)	180,396	3	
Fund balances - beginning	597,606	383,414	378,811	
Fund balances - ending	<u>\$ 563,810</u>	<u>\$ 563,810</u>	<u>\$ 378,814</u>	

**BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS
STATEMENT OF NET POSITION
ENTERPRISE FUND 451
APRIL 30, 2023**

	Bay Creek Enterprise Fund 451
ASSETS	
Current assets:	
Cash	
SunTrust	\$ 59,745
Accounts receivable (customers)	522
Due from Bayside general fund 001	738
Due from Bay Creek general fund 101	2,119
Accounts receivable (clearing fund)	3,140
WC deposit	35
Total current assets	<u>66,299</u>
Noncurrent assets:	
Capital assets	
Property, plant and equipment	18,320
Irrigation system	596,951
Less accumulated depreciation	<u>(551,653)</u>
Total capital assets, net of accumulated depreciation	<u>63,618</u>
Total noncurrent assets	<u>63,618</u>
Total assets	<u>129,917</u>
LIABILITIES	
Current Liabilities:	
Customer deposits	12,189
Due to Bayside enterprise fund 401	<u>87,985</u>
Total current liabilities	<u>100,174</u>
NET POSITION	
Net investment in capital assets	63,618
Unrestricted	<u>(33,875)</u>
Total net position	<u>\$ 29,743</u>

**BAY CREEK
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENSES
AND CHANGES IN FUND NET POSITION
ENTERPRISE FUND 451
FOR THE PERIOD ENDED APRIL 30, 2023**

	<u>Current Month</u>	<u>Year to Date</u>	<u>Budget</u>	<u>% of Budget</u>
Operating revenues				
Charges for services:				
Assessment levy - net	\$ -	\$ 81,909	\$ 84,628	97%
Irrigation	10,259	87,619	181,896	48%
Total operating revenues	<u>10,259</u>	<u>169,528</u>	<u>266,524</u>	64%
Operating expenses				
Administrative services				
Supervisors	269	1,507	3,230	47%
Engineering	59	1,150	1,250	92%
Legal	204	630	1,500	42%
Audit	-	313	2,500	13%
Management	342	2,392	4,101	58%
Accounting & payroll	117	817	1,400	58%
Computer services	35	297	420	71%
Utility billing	-	4,576	8,375	55%
Telephone	6	45	78	58%
Postage & reproduction	8	58	113	51%
Printing and binding	34	239	410	58%
Legal notices and communications	41	86	94	91%
Office supplies	-	66	63	105%
Subscription and memberships	-	22	22	100%
ADA website compliance	-	13	37	35%
Insurance* ¹	-	3,091	3,019	102%
Miscellaneous	17	266	563	47%
Total administrative services	<u>1,132</u>	<u>15,568</u>	<u>27,175</u>	57%
Field management services				
Other contractual services	263	1,838	3,150	58%
Total field management services	<u>263</u>	<u>1,838</u>	<u>3,150</u>	58%
Water management services				
NPDES program	-	51	459	11%
Other contractual services: lakes	2,091	14,858	29,085	51%
Other contractual services: wetlands	184	2,943	5,505	53%
Other contractual services: culverts/drains	1,115	4,061	5,505	74%
Other contractual services: lake health	-	464	918	51%
Aquascaping* ¹	-	-	2,753	0%
Capital outlay	-	-	1,376	0%
Repairs and maintenance (aerators)*	718	1,059	1,376	77%
Contingencies	-	771	-	N/A
Total water management services	<u>4,108</u>	<u>24,207</u>	<u>46,977</u>	52%

**BAY CREEK
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENSES
AND CHANGES IN FUND NET POSITION
ENTERPRISE FUND 451
FOR THE PERIOD ENDED APRIL 30, 2023**

	<u>Current Month</u>	<u>Year to Date</u>	<u>Budget</u>	<u>% of Budget</u>
Landscape services				
Other contractual - tree trimming	-	-	918	0%
Total landscape services	<u>-</u>	<u>-</u>	<u>918</u>	<u>0%</u>
Roadway services				
Personnel	58	620	1,239	50%
Repairs and maintenance - parts	-	-	6,423	0%
Insurance	4	360	625	58%
Total irrigation supply services	<u>62</u>	<u>980</u>	<u>8,287</u>	<u>12%</u>
Irrigation supply services				
Personnel	1,082	11,704	20,663	57%
Reclaimed water	14,982	46,607	75,646	62%
Repairs and maintenance - parts	802	4,329	6,250	69%
Insurance* ¹	-	2,962	2,875	103%
Meter costs	-	602	1,875	32%
Other contractual services	593	2,740	2,250	122%
Electricity	2,984	14,056	23,750	59%
Pumps & machinery	2,349	9,579	12,500	77%
Depreciation	1,250	8,750	15,000	58%
Total irrigation supply services	<u>24,042</u>	<u>101,329</u>	<u>160,809</u>	<u>63%</u>
Total operating expenses	<u>29,607</u>	<u>143,922</u>	<u>247,316</u>	<u>58%</u>
Operating income/(loss)	(19,348)	25,606	19,208	
Nonoperating revenues/(expenses)				
Interest income	1	3	125	2%
Total nonoperating revenues	<u>1</u>	<u>3</u>	<u>125</u>	<u>2%</u>
Change in net position	(19,347)	25,609	19,333	
Total net position - beginning	49,090	4,134	96,111	
Total net position - ending	<u>\$ 29,743</u>	<u>\$ 29,743</u>	<u>\$ 115,444</u>	

*¹ Typically an annual expense.

**BAYSIDE IMPROVEMENT
AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS**

MINUTES

DRAFT

**MINUTES OF MEETING
BAYSIDE IMPROVEMENT AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS**

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The Boards of Supervisors of the Bayside Improvement Community Development District and Bay Creek Community Development District held a Joint Regular Meeting on April 24, 2023, at 2:00 p.m., at the Pelican Landing Community Center, 24501 Walden Center Drive, Bonita Springs, Florida 34134. Members of the public were able to participate via Zoom, at <https://us02web.zoom.us/j/84137772934>, and via conference call at 1-929-205-6099, Meeting ID: 841 3777 2934 for both.

Present for Bayside Improvement CDD were:

Walter McCarthy	Chair
Bill Nicholson	Vice Chair
Bernie Cramer	Assistant Secretary
Gail Gravenhorst	Assistant Secretary
Karen Montgomery	Assistant Secretary

Present for Bay Creek CDD were:

James Janek	Chair
Robert Travers	Vice Chair
Jerry Addison	Assistant Secretary
Mary McVay	Assistant Secretary
Gary Durney	Assistant Secretary

Also present were:

Chuck Adams	District Manager
Cleo Adams	District Manager
Shane Willis	Operations Manager
Dan Cox (via telephone)	District Counsel, Bay Creek CDD
Greg Urbancic (via telephone)	District Counsel, Bayside Improvement CDD
Wes Kayne (via telephone)	District Engineer
Bailey Hill (via Zoom)	SOLitude Lake Management
Ean Sims (via Zoom)	SOLitude Project Manager
Paul Kemp	Field Manager
Cheryl Hughes	Resident/PLCA Landscape Committee Chair
Richard & Mary McPhail	Residents
Debbie McKenna	Resident

43 **FIRST ORDER OF BUSINESS**

**Call to Order/Phone Silent Mode/Pledge of
Allegiance**

44
45

46 Mr. Janek called the meeting to order at 2:00 p.m. All present recited the Pledge of
47 Allegiance.

48

49 **SECOND ORDER OF BUSINESS**

Roll Call

50
51

All Supervisors were present for Bayside Improvement CDD.

52

All Supervisors were present for Bay Creek CDD.

53

54 **THIRD ORDER OF BUSINESS**

Public Comments: *Agenda Items*

55

56 On behalf of himself and the homeowners on each side of him, resident Richard McPhail
57 asked for the CDD to install additional shrubs to the left of the main gatehouse to fill in vacant
58 areas due to recent cutbacks. He feels that trespassers are accessing their backyards enroute to
59 Publix. He believes an agreement was executed years ago allowing residents to maintain the area.
60 Mr. Adams stated that the PLCA agreed to Mr. McPhail's request; this is Mr. Kemp's first priority
61 and he is sourcing the material.

62 Discussion ensued regarding a suggestion to memorialize any such agreement in writing
63 for future owners, have the PLCA extend the fence being repaired, permit delays and sending an
64 e-blast about security issues and respecting residents' properties.

65 It was noted the that the new PLCA Board designated Grace as the point of contact and
66 hopes she will attend CDD meetings.

67 A Memorandum of Understanding will be prepared for future maintenance by residents.

68 Ms. Gravenhorst questioned how this request can be approved while ignoring a Bay Cedar
69 resident's similar request at the last meeting. Mr. McCarthy stated the difference is that Bay
70 Cedar's issue is storm related and the PLCA Landscape Committee is looking into it. It was noted
71 that several areas have the same issues and need to be addressed.

72

73 **JOINT BUSINESS ITEMS**

74 **FOURTH ORDER OF BUSINESS**

**Staff Report: District Engineer – *Barraco &
Associates, Inc.***

75
76

77 Mr. Kayne reported the following:

78 ➤ April 30, 2023 concludes Year 6 of the National Pollutant Discharge Elimination System
79 (NPDES) MS 4 permit. He will start preparing the annual report, which is due the end of October.

80 ➤ The South Florida Water Management District (SFWMD) website posting indicates the
81 M&N permit for the Infinity at The Colony project is approved.

82 Mr. Kayne was asked to check on the Development Order with the City.

83

84 **FIFTH ORDER OF BUSINESS**

**Continued Discussion/Presentation of
Colony Parcels M & N Drainage
Design/Permitting Peer Review Report (to
be provided under a separate cover)**

85

86

87

88

89 This item was addressed during the Fourth Order of Business.

90

91 **SIXTH ORDER OF BUSINESS**

**Waterway Inspection Report: April 2023 -
SOLitude Lake Management, LLC**

92

93

94 Mr. Sims presented the Monthly Report. He noted on-site inspections and necessary
95 treatments are performed every Tuesday.

96 Mr. Durney thinks the Bay Crest Lake D-6 aerator air-line is weak and should be inspected.

97 Discussion ensued regarding turning off the aerators at night versus running them 24/7.

98 Mr. Adams will email The Brooks study to Mr. Durney.

99

100 **SEVENTH ORDER OF BUSINESS**

Committee Reports

101

102 **A. PLCA Landscape Committee**

103 In lieu of a report, resident and Committee Chair Ms. Hughes discussed the current
104 projects, finalizing hurricane remediation projects, updating the front of the community center,
105 painting the monuments and improving lighting at the center entrance. They hope to update the
106 landscape at the three major entries in Fiscal Year 2024. She discussed the Committee
107 negotiating a request to install about 24 hardwood trees around the pickleball courts for noise
108 abatement.

109 Discussion ensued regarding the Committee, the CDD coordinating projects in unison to
110 make sure proper irrigation is installed during the landscape installation process, color scheme

145 The following change was made:
146 Line 301: Change “increase” to “be”

147

148 **On MOTION for Bay Creek by Ms. McVay and seconded by Mr. Addison, with all**
149 **in favor, the March 27, 2023 Joint Regular Meeting Minutes, as amended to**
150 **include any changes submitted to Management, were approved.**

151

152 **On MOTION for Bayside by Mr. McCarthy and seconded by Ms. Gravenhorst,**
153 **with all in favor, the March 27, 2023 Joint Regular Meeting Minutes, as amended**
154 **to include any changes submitted to Management, were approved.**

155

156

157 **ELEVENTH ORDER OF BUSINESS** **Action/Agenda Items**

158

159 The Action Items were updated following the meeting.

160

161 **TWELFTH ORDER OF BUSINESS** **Old Business**

162

163 There was no old business.

164

165 **THIRTEENTH ORDER OF BUSINESS** **Staff Reports**

166

167 **A. District Counsel**

168 **I. Gregory Urbancic, Esq., Coleman Yovanovich Koester, P.A.**

- 169 • **Update: Second Amendment and Restated Bylaws of Pelican Landing**
170 **Community Association, Inc.**

171 Mr. Urbancic stated the PLCA Bylaws were updated and Section 7.4Bii was removed.

172 **II. Daniel Cox, Esq.**

173 Mr. Cox stated he is monitoring the legislative session regarding an ethics bill that, if
174 passed, will require all elected Special District Board Members to attend a four-hour ethics
175 training session, annually.

176 **B. District Manager: Wrathell, Hunt and Associates, LLC**

177 **I. Monthly Status Report: Field Operations**

178 Mr. Kemp’s Monthly Report was included in the agenda package.

179 The Field Operations Report was distributed in the meeting. Mrs. Adams reported the
180 following:

- 181 ➤ 3709 Bay Creek Drive Restoration Project: All information was provided to Mr. Cox to send
182 another letter to the homeowner requesting reimbursement to the CDDs.
- 183 ➤ Nano-bubbler Lease Agreement: The Agreement with SOLitude expires July 31, 2023.

184 Mrs. Adams asked if the Boards want to terminate the Agreement, since the aerators have
185 not been working for a while. She will provide another alternative after researching further.

186

187 **On MOTION for Bay Creek by Mr. Durney and seconded by Mr. Addison, with all**
188 **in favor, terminating the nano-bubbler lease agreement with SOLitude, was**
189 **approved.**

190

191 **On MOTION for Bayside by Mr. McCarthy and seconded by Mr. Cramer, with all**
192 **in favor, terminating the nano-bubbler lease agreement with SOLitude, was**
193 **approved.**

194

195

196 Mr. Durney asked if there will be water quality data indicating the benefits of the nano-
197 bubblers versus regular aeration. Mr. Adams stated that, with water quality panels, it takes
198 longer to see any changes, year-over-year.

199 Discussion ensued regarding irrigation water restrictions, how the system operates,
200 educating homeowners of which CDD they are in and the inability to sell the irrigation water.

201 Mr. Kemp explained the reasoning behind this.

202 **II. Number of Registered Voters as of April 15, 2023**

- 203 **a. Bayside Improvement CDD: 3,043**
- 204 **b. Bay Creek CDD: 790**

205 **III. NEXT MEETING: May 22, 2023 at 2:00 P.M.**

- 206 • **QUORUM CHECK: BAYSIDE IMPROVEMENT CDD**
- 207 • **QUORUM CHECK: BAY CREEK CDD**

208

209 **FOURTEENTH ORDER OF BUSINESS** **Supervisors' Requests**

210

211 Mr. Nicholson suggested implementing a machinery maintenance program specific to
212 landscape and irrigation items, similar to the Monday Software Program. Mr. Kemp will prepare

213 a summary of items needed now and the associated costs to be incorporated into the Fiscal Year
214 2024 budget. Board Members expressed support for creating a new “Field Operations parts
215 replacement” budget line item and using about 18% of surplus fund balance to fund it.

216 Mr. Cramer expressed concern about worker safety and asked to include funds to install
217 flashing lights on the ATVs in the new budget line item.

218 Ms. Montgomery stated that several residents approached her about the cane toad and
219 iguana population becoming a problem.

220 Discussion ensued regarding the unsuccessful iguana program and the Cane Toad Tadpole
221 Removal Programs at Mediterra and The Brooks CDDs, which only cover the lakes and common
222 areas and costs about \$50,000 to \$60,000 annually.

223 A proposal to remove cane toads will be obtained for the next meeting.

224 Ms. Gravenhorst asked for a spreadsheet depicting items in the General Ledger that the
225 CDDs maintain but another entity owns.

226 Mr. McCarthy stated he emailed photographs and a request to Mr. and Mrs. Adams and
227 Mr. Kemp to have two trees on Golf Crest inspected to determine if they should be removed.
228 Mrs. Adams stated they will be removed.

229 Regarding the Monday Maintenance Machinery Program, Mr. Durney suggested the
230 Landscape Committees tag the type of work to be done on different types of landscaping so it
231 can be incorporated into the CDDs’ budget. Mr. Kemp discussed the data program.

232

233 **FIFTEENTH ORDER OF BUSINESS**

Public Comments: *Non-Agenda Items*

234

235 Bay Cedar resident Debbie McKenna thanked all the Board Members for listening to
236 resident concerns about the issue at Bay Cedar Drive and Pennyroyal Drive. She reported the torn
237 silt fencing is in need of repair and asked for the silver poles to be removed.

238

239 **SIXTEENTH ORDER OF BUSINESS**

Adjournment

240

241 **On MOTION for Bay Creek by Mr. Janek and seconded by Mr. Addison, with all**
242 **in favor, the meeting adjourned at 3:29 p.m., was approved.**

243

244 **On MOTION for Bayside by Mr. McCarthy and seconded by Mr. Cramer, with all**
245 **in favor, the meeting adjourned at 3:29 p.m., was approved.**

246

247 **FOR BAYSIDE IMPROVEMENT**

248

249

250

251 _____

252 Secretary/Assistant Secretary

Chair/Vice Chair

253

254 **FOR BAY CREEK:**

255

256

257

258 _____

259 Secretary/Assistant Secretary

Chair/Vice Chair

**BAYSIDE IMPROVEMENT
AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS**

**ACTION/AGENDA
ITEMS**

**BAYSIDE IMPROVEMENT & BAY CREEK CDDs
ACTION/AGENDA ITEMS**

ACTIVE / ONGOING – NEW at 04.24.23 MEETING

1. Mr. Kemp: Install additional shrubs in area behind Mr. McPhail’s home. **ONGOING**
2. Mr. Adams: Prep Memorandum of Understanding re: residents maintaining area behind Mr. McPhail’s and the other two homes. **ONGOING**
3. Mr. Kayne: Start prepping Year 6 NPDES annual report. **ONGOING**
4. Mr. Kayne: Check Development Order w/ City for Infinity at The Colony M&N project. **ONGOING**
5. Mr. Sims: Inspect Bay Crest aerator at Lake D-6, to determine if air-line is weak. **ONGOING**
6. Mr. Adams: Email The Brooks’ Aeration Benefit Study to Mr. Durney. **ONGOING**
7. Mr. Adams: Present FineMark Bank investment statements at next meeting. **ONGOING**
8. Mr. Kemp: Delineate in writing which items CDDs need to cover and which need to be identified as hurricane related and provide to The Colony. **ONGOING**
9. Mr. Kemp: Prepare summary of Field Operations parts replacement items & associated cost needed now. **ONGOING**
10. Mr. Adams: Create new “Field Operations parts replacement” budget line item for FY 2024 & incorporate Mr. Kemp’s figures and cost to install flashing lights on the ATVs. **ONGOING**
11. Mr. Willis: Obtain proposal to remove cane toads for next meeting. **COMPLETED after 04.24.23 meeting**
12. Mr. Adams: Prep spreadsheet depicting items in General Ledger that the CDDs maintain but another entity owns and send to Ms. Gravenhorst. **ONGOING**
13. Landscape Committee: Similar to the Monday Maintenance Machinery Program, tag the type of work to be done on different types of landscaping and send to Mr. Kemp. Mr. Kemp: Input into program. Mr. Adams: Incorporate into the FY 2024 budget. **ONGOING**
14. Mr. Kemp: Have silt fence in Bay Cedar repaired and the silver poles removed. **ONGOING**

**BAYSIDE IMPROVEMENT & BAY CREEK CDDs
ACTION/AGENDA ITEMS**

ACTIVE / ONGOING – CARRY OVER FROM 03.27.23 MEETING

- 1.** Mrs. Adams: Have Staff add more clarification when Action Items are completed.
ONGOING

- 2.** Mrs. Adams: Order 2023 Landscape Layer for GIS Map. Send to Gail Gravenhorst.
ONGOING

- 3.** Staff: Recreate PLCA / CDD list of “Who Owns What” **ONGOING**

- 4.** Mrs. Adams: Request proposal to remove dead vegetation in Conservation Area.
ONGOING

**BAYSIDE IMPROVEMENT & BAY CREEK CDDs
ACTION/AGENDA ITEMS**

ACTIVE / ONGOING – CARRIED OVER OLDER THAN 03.27.23

- 1.** Mrs. Adams: Follow up on streetlights ordered by Bentley. **03.27.23:** To be installed in April. **COMPLETED after 04.24.23 meeting**

- 2.** Mrs. Adams: Have street light bulbs on Pelican West Drive that are on 24 hours serviced; have orange bulbs replaced with white. **COMPLETED after 04.24.23 meeting**

- 3.** Mr. Cox: Research his records to locate the spreadsheet of “who owns what” outside the Colony. **ONGOING**

- 4.** Mrs. Adams: Have SOLitude repair aeration box on Pelican Nest Drive near Pine Water Drive and ask when all systems will be reviewed to ensure they are working properly. **01.23.23**
Mrs. Adams: Check status. **ONGOING**

- 5.** Ms. Gravenhorst: Include the horticulturist’s formal assessment report when presenting Colony Landscape Committee’s written report at the next meeting. **ONGOING**

- 6.** Mr. Urbancic: Ask City for acknowledgement letter that it does not oppose vacation and replacement of drainage easement and that there is no necessity for a replat. **ONGOING**

- 7.** Mr. Adams: Reformat FY 2023 & 2024 budgets per Motions #1-#9 approved by Boards. Motions list distributed by Mr. Nicholson will be attached to the meeting minutes. **ONGOING**

- 8.** Mr. Adams/Staff: Send meeting items at least 72 hours before meetings. **ONGOING**

- 9.** Boards: Notify Mr. Adams if attending non-CDD meetings. **ONGOING**

- 10.** Bentley: Inspect Pelican Nest/Pinewater light poles for missing covers. **ONGOING**

- 11.** Mr. Adams: Schedule visit with Mr. Zimmerman to see demonstration of new straight trimmer and give suggestions for improvement to the BMPs, if any. **ONGOING**

- 12.** Staff: Revise Interlocal Agreement with the Village of Estero and negotiate accepting maintenance of a section of CDD-owned road, located outside the gate. **ONGOING**

**BAYSIDE IMPROVEMENT & BAY CREEK CDDs
ACTION/AGENDA ITEMS**

COMPLETED ITEMS – RECENT TO OLDEST

1. Mr. Adams: Email the Monthly Budget and Year End Projection Report by the end of the week to the Boards. **COMPLETED 03.27.23**
2. Mr. McCarthy: Work w/ Mr. Adams on selecting & engaging independent Engineering firm to provide peer review of Baracco’s involvement in the design for the Infinity Project. Mr. Adams to email project related documents to the Board. **COMPLETED after 02.27.23 mtg**
3. Mr. Denison: Add footnotes to 2022 Water Quality Testing Monitoring Report and send updated Report to Mr. Adams to distribute to the Board. **COMPLETED after 02.27.23 mtg**
4. Staff: Research & report reason for Lake A-29 foam. **COMPLETED after 02.27.23 mtg**
5. Mr. Adams: Email PLCA Landscape Committee all info about the original installation of the fountains added at the central entrance and the PIC Project. **COMPLETED after 02.27.23 mtg**
6. CDD Board Members: Reflect on what transpired about the conflict of interest, and if they feel some action is needed & discuss at next meeting. **COMPLETED after 02.27.23 mtg**
7. Mr. Adams: Identify PLCA sidewalk & subsidence of stormwater sewer structures by location, have MRI inspect ones that are CDD responsibility and notify Mr. Puthoff of any that are the PLCA’s responsibility. **COMPLETED after 02.27.23 mtg**
8. Mr. Adams: Review property insurance coverage to determine if it covers electrical system damage to the PLCA’s lighting system. **COMPLETED after 02.27.23 mtg**
9. Mr. Urbancic: Convey CDD Boards’ position & request remove language about the CDDs in Section 7.4Bii from the PLCA’s bylaws to PLCA Counsel. **01.23.23** Mr. Urbancic: Reaffirm CDDs’ position. **COMPLETED after 02.27.23 mtg**
10. Mr. Adams: Review Agreement with PLCA re: who is responsible for fishing “roll” dock repairs. **COMPLETED after 02.27.23 mtg**
11. Mr. Adams: Plan event for Mr. Kucera’s retirement. **COMPLETED after 02.27.23 mtg**
12. Mr. Adams: Have flowway canal close to Terzetto monitored for debris cleanup and obtain proposals from SOLitude and EarthBalance. **COMPLETED after 02.27.23 mtg**
13. Mr. Adams: Ask SOLitude techs to monitor lakes for grass carp. **COMPLETED after 02.27.23 mtg**

**BAYSIDE IMPROVEMENT & BAY CREEK CDDs
ACTION/AGENDA ITEMS**

COMPLETED ITEMS – RECENT TO OLDEST

- 14.** Mr. Adams: Request PLCA’s landscape plans. Email to Mr. Cramer & Boards. **COMPLETED after 02.27.23 mtg**

- 15.** Mr. Adams: Reinststitute Water Quality Testing of seven outfall ponds & include fecal bacteria testing & conduct sediment testing every 3 years. **COMPLETED after 02.27.23 mtg**

- 16.** Mr. Adams: Check with Mr. Kemp on status of tree trimming at center entrance to help increase lighting visibility & email an update to the Boards. **COMPLETED after 02.27.23 mtg**

- 17.** Mr. Adams/Kayne/Cox: Work on Water Quality Improvement Plan. **COMPLETED after 02.27.23 mtg**

- 18.** Mrs. Adams: Ask Mr. Kucera to have alarm system at central fountain repaired. **COMPLETED after 02.27.23 mtg**

- 19.** SOLitude: Fix Lake 5 nano-bubbler mechanical issues. **COMPLETED after 02.27.23 mtg**

- 20.** Mr. Adams: Confirm if BI “Irrigation Revenue” amt in Projected Report is correct & prep Budget Amendment once new pumps invoices are processed. **COMPLETED after 02.27.23 mtg**

- 21.** Mr. Adams: Prep info about Irrigation Rate Increase for HOA newsletter. **COMPLETED after 02.27.23 mtg**

- 22.** Ms. Gravenhorst: Present Colony Landscape Committee’s report at next meeting. **COMPLETED 01.23.23**

- 23.** Mr. Adams: Research docs with PLCA about assisting in FEMA reimbursement. **COMPLETED after 01.23.23 mtg**

- 24.** Mr. Zimmerman: Provide documentation to prep Easement Agreement to Pelican Nest Golf Course and Ms. De Lestan’s contact information to Mr. Adams to email to Boards. **COMPLETED after 01.23.23 mtg**

- 25.** Mr. Adams: Email project updates from PLCA to BOS. **COMPLETED after 01.23.23 mtg**

- 26.** Mr. Adams: Create unfunded budget account and new “Hurricane Ian Recovery” budget line item for Fiscal Year 2023. **COMPLETED 01.23.23**

- 27.** Mrs. Adams: Advise Accounting to pay Mr. Addison for Oct mtg. **COMPLETED 01.23.23**

**BAYSIDE IMPROVEMENT & BAY CREEK CDDs
ACTION/AGENDA ITEMS**

COMPLETED ITEMS – RECENT TO OLDEST

- 28.** Mr. Adams: Email details about \$3,392 charged to the “Pumps & machinery” line item to the Boards. **COMPLETED 01.23.23**

- 29.** Ms. McVay: Submit her \$350 irrigation bill for reimbursement. **COMPLETED 01.23.23**

- 30.** Mr. Adams: Have Accounting recode certain “Fuel” costs from the General Fund 002 to the General Fund 001. **COMPLETED 01.23.23**

- 31.** Mrs. Adams: Present report on fountains needing repair at the next meeting. Mr. Adams to file insurance claims for that and the decorative lights in the Colony. **COMPLETED 12.05.22**

- 32.** Mr. Adams: Present request for Pelican Nest Golf Club to realign drainage pipe & abandon a portion of an easement and accept a new one, at the December meeting. **COMPLETED 12.05.22**

- 33.** Mr. Adams: Provide itemized list of unplanned and unbudgeted storm emergency clean-up projects with prices at the December meeting. **COMPLETED 12.05.22**

- 34.** Mr. Adams: Forward PLCA email about rewriting documents to request CDD start fund capital expenditure projects to Mr. Urbancic and Mr. Cox to review and report their findings at the next meeting. **COMPLETED 12.05.22**

- 35.** Mr. Adams: Have Mr. Putcoff review PLCA Agreement to determine if service includes clearing the streets in Bay Creek. **COMPLETED 12.05.22**

**BAYSIDE IMPROVEMENT
AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS**

**STAFF
REPORTS
BI**

From: [Paul Kemp](#)
To: [Cleo Adams](#); [shane willis](#); [Gianna Denofrio](#); [Daphne Gillyard](#); [Debbie Tudor](#)
Cc: [Miguel Solis](#)
Subject: Monthly Reports - 5/12/2023
Date: Friday, May 12, 2023 11:58:10 AM
Attachments: [Emergent_20230512.pdf](#)
[Colony_Operations_202304.pdf](#)
[Landing_Production_202304.pdf](#)

Landscape:

Mowing every week now, Monday and Tuesday. The flower beds are performing well having been dead-headed and weeds been pulled. We replaced about 50 flowers at the intersection of Pennyroyal and Pelican's Nest, a notorious trouble spot. We fertilized the turf in both The Landing and The Colony. We removed four dead palm trees in The Landing. The ficus bordering Spring Creek Village has been fully hard-cut. PLCA has Greenscapes contracted to rehabilitate hurricane damages in areas on Bay Cedar, Coventry, Pelican's Nest Drive, and along Greenview Drive. Regular trimming taking place all around, primarily fire bush and Arboicolas. In the Colony we are removing hurricane debris from the Bay Club, working eastward.

Irrigation:

We measured 1.2" of rain on May 1st. Phase Three Pumps Schedule has been in effect since April 2nd.

Phase Three Pumps Schedule:

Off - Sunday 10am until Wednesday at 4am

Activities of the Irrigation Department:

1. Sustainability - Our chief objective is to provide a sustainable irrigation water source while managing the watershed between the cycles of the wet and dry seasons, to support a thriving native landscape throughout Pelican Landing and The Colony.
2. Water Management – Cleaning up the remote structures in preparation of the rainy season.
3. Pumping Stations – Both stations fully operational.
4. Meter Maintenance – We are targeting zero consumption meters for replacement.
5. Alterations – Not this month.
6. Water Quality – Both pump stations' filtration systems fully operational and optimized.
7. Wet Checks – Our team systematically turns on and audits every sprinkler zone in the district, making necessary adjustments and repairs.
8. Reporting - Manage, monitor, and report all incoming and outgoing irrigation water usage, along with sluice gate activities in accordance with our permits issued by South Florida Water Management District.

Paul Kemp
Field Manager
Bayside/Baycreek CDD
pkemp@whhassociates.com

Colony Operations						
Upcoming Jobs						
Name	Leader	Created	Task	Crew	Actual	Team
via veneto	Don Schroeder	2023-04-18	Trimming	4	0	0
Tab tree	Don Schroeder	2023-04-19	Cleanup	1	0	0
Multiple street lights out from Las Palmas to Tuscany fountain	Don Schroeder	2023-04-24		1	0	0
		04-18 to 04-24		6	0	0
In Progress Jobs						
Name	Leader	Created	Task	Crew	Actual	Team
Trimming. & spring creek road	Miguel Solis, Paul Kemp, Don Schroeder	5/3/23 10:00 AM	Trimming	2	31.91	63.82
Cleanup debris	Miguel Solis, Don Schroeder, Paul Kemp	5/8/23 7:00 AM	Cleanup	1	5.66	5.66
Application turf	Don Schroeder, Paul Kemp, Miguel Solis	5/8/23 9:00 AM	Application	1	9.37	9.37
Annuals	Miguel Solis, Paul Kemp, Don Schroeder	5/9/23 10:10 AM	annuals	1	20.57	20.57
Hand prune shrubs	Miguel Solis, Paul Kemp, Don Schroeder	2023-05-11	Trimming	1	0	0
		04-18 to 04-24		6	67.51	99.42
Completed Jobs						
Name	Leader	Created	Task	Crew	Actual	Team
Cleanup Debris	Don Schroeder	3/28/23 7:00 AM	Cleanup	1	1.17	1.17

Application Flowering plants	Don Schroeder	3/28/23 8:15 AM	Application	1	5.6	5.6
Mow St. Augustine	Don Schroeder	3/28/23 7:00 AM	Mowing	4	7.81	31.24
Cleanup Debris	Don Schroeder	3/29/23 7:00 AM	Cleanup	1	1.08	1.08
Trimming shrubs	Don Schroeder	3/28/23 2:53 PM	Trimming	4	10.13	40.52
Cleanup Debris	Don Schroeder	3/30/23 7:00 AM	Cleanup	1	2.08	2.08
Application Roundup	Don Schroeder	3/28/23 8:15 AM	Application	1	22.59	22.59
Trimming shrubs	Don Schroeder	3/30/23 7:00 AM	Trimming	2	8.99	17.98
Cleanup Debris	Don Schroeder	3/31/23 7:00 AM	Cleanup	1	1.76	1.76
Application Turf	Don Schroeder	3/29/23 8:05 AM	Application	1	11.99	11.99
Trimming palms	Don Schroeder	3/30/23 7:00 AM	Trimming	2	12.63	25.26
Hand prune shrubs	Don Schroeder	3/31/23 7:00 AM	Trimming	2	3.66	7.32
Cleanup Debris	Don Schroeder	4/3/23 7:00 AM	Cleanup	1	1.43	1.43
Cleanup Debris	Don Schroeder	4/4/23 7:00 AM	Cleanup	1	1	1
Trimming shrubs	Don Schroeder	4/3/23 7:00 AM	Trimming	4	12.03	48.12
Check streetlights	Don Schroeder	4/4/23 12:38 AM	Lighting	1	2.36	2.36
Blow leaves off turf	Don Schroeder	4/4/23 10:00 AM	Other Work	4	6.06	24.24
Cleanup Debris	Don Schroeder	4/5/23 7:00 AM	Cleanup	1	1.29	1.29
Application Turf	Don Schroeder	4/5/23 7:00 AM	Application	5	6.11	30.55
Trimming Shrubs	Don Schroeder	4/5/23 1:15 PM	Trimming	4	2.87	11.48
Clean shop	Don Schroeder	4/6/23 7:00 AM	Cleanup	4	0.73	2.92
Change 2 bulbs	Don Schroeder	4/6/23 8:02 AM	Lighting	1	0.44	0.44
Application Turf	Don Schroeder	4/3/23 9:45 AM	Application	1	13.2	13.2

Hand pull weeds in Annual beds	Don Schroeder	4/3/23 8:30 AM	Weeding	1	26.83	26.83
Cleanup Debris	Don Schroeder	4/7/23 7:00 AM	Cleanup	1	1.03	1.03
Application turf	Don Schroeder	4/7/23 8:11 AM	Application	1	1.41	1.41
Application Turf	Don Schroeder	4/7/23 7:00 AM	Application	1	3.06	3.06
Trimming Shrubs	Don Schroeder	4/6/23 7:45 AM	Trimming	3	11.36	34.08
Hand water turf hot spots	Don Schroeder	4/7/23 7:00 AM	Irrigation	1	3.06	3.06
Cleanup Debris	Don Schroeder	4/10/23 7:00 AM	Cleanup	1	1.03	1.03
Application Annuals	Don Schroeder	4/10/23 8:00 AM	Application	1	2.92	2.92
Mow Celebration	Don Schroeder	4/10/23 7:00 AM	Mowing	4	9.05	36.2
Cleanup Debris	Don Schroeder	4/11/23 7:00 AM	Cleanup	1	1.57	1.57
Trimming Shrubs	Don Schroeder	4/11/23 7:00 AM	Trimming	2	8.91	17.82
Cleanup Debris	Don Schroeder	4/12/23 7:00 AM	Cleanup	1	1.6	1.6
Streetlight cycling	Don Schroeder	2023-04-10	Emergent	1	0	0
Mow St. Augustine	Don Schroeder	4/12/23 7:00 AM	Mowing	3	8.96	26.88
Application Roundup	Don Schroeder	4/10/23 8:00 AM	Application	1	2.47	2.47
Cleanup Debris	Don Schroeder	4/13/23 7:00 AM	Cleanup	1	0.75	0.75
Remove Dead Coconut palm	Don Schroeder	4/11/23 7:00 AM	Emergent	1	0.86	0.86
Application Annuals	Don Schroeder	4/13/23 7:00 AM	Application	1	3.92	3.92
Deadhead Annuals	Don Schroeder	4/12/23 8:30 AM	Weeding	1	12.5	12.5
Application Turf	Don Schroeder	4/11/23 7:00 AM	Application	1	16.22	16.22
Trimming palms	Don Schroeder, Miguel Solis	4/13/23 7:53 AM	Trimming	2	8.28	16.56
Trimming shrubs	Don Schroeder, Miguel Solis	4/13/23 11:00 AM	Trimming	1	8.98	8.98

Hand prune shrubs	Don Schroeder, Miguel Solis	2023-04-14	Trimming	2	3.81	7.62
Application Turf	Don Schroeder, Miguel Solis	4/11/23 8:34 AM	Application	1	6.72	6.72
Hand trimming	Don Schroeder, Paul Kemp	2023-04-21	Trimming	1	77.66	77.66
Trimming shrubs	Don Schroeder, Miguel Solis	2023-04-17	Trimming	3	98.33	294.99
Application Turf	Don Schroeder, Miguel Solis	2023-04-17	Application	1	13.62	13.62
Cleanup Debris	Don Schroeder	4/25/23 7:00 AM	Cleanup	1	0.84	0.84
deadheading flowers	Don Schroeder	2023-04-17	annuals	1	15.25	15.25
Application Annuals	Don Schroeder	4/25/23 7:55 AM	Application	1	3.63	3.63
Mow St. Augustine	Don Schroeder	4/25/23 7:00 AM	Mowing	4	7.83	31.32
Cleanup Debris	Don Schroeder	4/26/23 7:00 AM	Cleanup	1	0.87	0.87
Application Turf	Don Schroeder	4/26/23 7:38 AM	Application	1	4.89	4.89
Hand pull weeds in Annual beds	Don Schroeder	4/25/23 2:53 PM	Weeding	4	8.07	32.28
Hand pull weeds in Annual beds	Don Schroeder	4/26/23 7:50 AM	Weeding	1	6.07	6.07
Cleanup Debris	Don Schroeder	4/27/23 7:00 AM	Cleanup	1	1.1	1.1
Application Flowering plants	Don Schroeder	4/27/23 8:05 AM	Application	1	3.47	3.47
Application Roundup	Don Schroeder	4/26/23 1:55 PM	Application	1	9.68	9.68
Trimming shrubs	Don Schroeder	4/28/23 1:55 PM	Trimming	4	13.59	54.36
Cleanup debris	Don Schroeder, Miguel Solis, Paul Kemp	5/1/23 7:00 AM	Mowing	1	2.71	2.71

Hurricane debris	Miguel Solis, Don Schroeder, Paul Kemp	5/1/23 7:00 AM	Cleanup	2	8.67	17.34
Mowing	Paul Kemp, Miguel Solis, Don Schroeder	5/1/23 7:00 AM	Mowing	4	13.73	54.92
Mowing St. Augustine	Paul Kemp, Miguel Solis, Don Schroeder	2023-05-02	Mowing	4	8.15	32.6
Cleanup Debris	Don Schroeder, Miguel Solis, Paul Kemp	2023-04-17	Cleanup	1	7.39	7.39
Hand prune shrubs	Don Schroeder, Miguel Solis, Paul Kemp	5/5/23 7:00 AM	Trimming	2	3.32	6.64
Application roundup	Miguel Solis, Don Schroeder, Paul Kemp	5/1/23 10:30 AM	Application	1	25.3	25.3
Mowing Celebration	Paul Kemp, Miguel Solis, Don Schroeder	2023-04-17	Mowing	4	15.15	60.6
Application turf	Don Schroeder, Miguel Solis, Paul Kemp	5/3/23 7:45 AM	Application	1	4.8	4.8
Mowing bermuda	Miguel Solis, Paul Kemp, Don Schroeder	5/9/23 7:00 AM	Mowing	4	10.76	43.04
Fertilizing bermuda	Don Schroeder, Miguel Solis, Paul Kemp	5/10/23 9:00 AM	Application	1	6.19	6.19
Bay club	Paul Kemp, Miguel Solis, Don Schroeder	5/10/23 7:00 AM	Cleanup	2	16.9	33.8
		04-18 to 04-24		135	670.28	1385.07

Updates			
Item Name	User	Created At	Update Content
Trimming shrubs	Don Schroeder	28/March/2023 03:44:36 PM	Clusia at Main Gate
Trimming shrubs	Don Schroeder	29/March/2023 01:44:07 PM	Altaira
Application Turf	Don Schroeder	28/March/2023 03:45:24 PM	Weed Control
Trimming shrubs	Don Schroeder	31/March/2023 10:45:45 AM	Terzetto Seagrape
Check streetlights	Don Schroeder	04/April/2023 02:59:25 PM	Replaced 1 bulb in upright at Coconut Fountain
Application Turf	Don Schroeder	04/April/2023 03:47:14 PM	Fertilize Celebration 16-0-8 with pre-emergent
Trimming Shrubs	Don Schroeder	06/April/2023 03:40:40 PM	Seagrape Colony Vendor entrance
Trimming Shrubs	Don Schroeder	07/April/2023 08:06:49 AM	Seagrape canoe area
Change 2 bulbs	Don Schroeder	06/April/2023 08:02:12 AM	Uplights Tuscany cul-de-sac
Application Turf	Don Schroeder	06/April/2023 03:44:06 PM	Weed Control
Application turf	Don Schroeder	07/April/2023 08:26:03 AM	Iron on hot spots
Application Turf	Don Schroeder	10/April/2023 04:06:08 PM	Weed Control
Application Turf	Don Schroeder	10/April/2023 04:06:32 PM	18-3-6
Trimming Shrubs	Don Schroeder	11/April/2023 02:24:29 PM	Seagrape Canoe area Fire bush near Addison PI
Application Annuals	Don Schroeder	12/April/2023 11:08:09 AM	Fertilize 14-14-14 with Deadline
Trimming shrubs	Don Schroeder	12/April/2023 11:10:30 AM	Spring Creek Rd
via veneto	Paul Kemp	18/April/2023 04:05:26 PM	sight line issue in the median at Cielo.
Tab tree	Paul Kemp	19/April/2023 09:55:51 AM	Yellow tab tree is in conflict with the ficus tree. Please remove Tab tree.
Trimming shrubs	Don Schroeder	26/April/2023 02:54:36 PM	Spring Creek
Application Turf	Don Schroeder	26/April/2023 06:18:39 AM	Spot spray sod webworm activity

Emergent

New Requests					
Name	Leader	Type	Assign	Vendor	Since
Median east of Tuscany	Paul Kemp	Landscape	Colony	N/A	382
Across from Belagio	Paul Kemp	Landscape	Colony	N/A	382
Colony north entry	Paul Kemp	Landscape	Colony	N/A	382
PLCA	Paul Kemp	Landscape	The Landing	N/A	72
Messina Xanadu	Paul Kemp	Landscape		N/A	67
Bend beyond Terzetto	Paul Kemp	Landscape		N/A	67
25228 Creekside Crossing	Paul Kemp	Landscape		N/A	23
In Progress Requests					
Name	Leader	Type	Assign	Vendor	Since
Tuscany Fountain	Paul Kemp	Fountains	Vendor	Arch Fountains	218
Obsolete uprights Tuscany entrance median	Don Schroede	Lighting	Vendor	Bentley	85
Knocked down streetlight	Don Schroede	Lighting	Vendor	Bentley	81
3460 Ballybridge Circe	Paul Kemp, Miguel Solis	Lakes		N/A	39
25060 & 25070 Ballycastle	Paul Kemp, Miguel Solis	Lakes		N/A	39
Pennyroyal north mounument	Paul Kemp	Lighting	Vendor	Bentley	22
Central Park Fountain	Paul Kemp	Fountains	Vendor	Arch Fountains	9
Completed Requests					
Name	Leader	Type	Assign	Vendor	Since
3518 Heron Glen Court	Paul Kemp	Landscape		N/A	1

Emergent

24611 Ivory Cane	Paul Kemp	Landscape	The Landing	N/A	65
light pole	Paul Kemp	Lighting	Vendor	Bentley	88
banana median	Paul Kemp	Lighting	Vendor	Bentley	84
Pennyroyal at Pine Fern	Paul Kemp	Lighting	Vendor	Bentley	66
Wild Indigo	Paul Kemp	Lighting	Vendor	Bentley	66
Electric panel coming off Banjo	Don Schroed, Paul Kemp	Lighting	Vendor	Bentley	60
25071 Goldcrest	Paul Kemp	Lighting	Vendor	Bentley	46
25081 Goldcrest Dr.	Miguel Solis, Paul Kemp	Lighting	Vendor	Bentley	30
Streetlight flickering	Don Schroed, Paul Kemp	Lighting	Colony	Bentley	30
Main Gate	Paul Kemp	Lighting	Vendor	Bentley	23

Updates

Item Name	User	Created At	Update Content
Median east of Tuscany	Paul Kemp	26/August/2022 09:29:51 AM	Fill out Roho Congos and Crotons at each end of the Oak trees.
Median east of Tuscany	Paul Kemp	31/March/2023 12:54:41 PM	Too sunny for Rohos. fill in with Crotons and Yellow Arbcolas
Colony north entry	Paul Kemp	26/August/2022 09:30:33 AM	Scoop soil and roots out trouble spots and replace with nice topsoil before replanting with matching bougainvillea. Decide whether drip is appropriate or not.
Colony north entry	Paul Kemp	16/September/2022 09:13:07 AM	Scheduled for the week of Sept 19th.
Colony north entry	Paul Kemp	31/March/2023 12:53:58 PM	Summer 2023
Across from Belagio	Paul Kemp	26/August/2022 09:31:14 AM	Annual Palmetto Trimming. Cut out the tallest ones. Clear out an area by the fire hydrant, down to the lake, for a future bench installation.
Tuscany Fountain	Paul Kemp	17/October/2022 12:04:27 PM	Vault took on water during the hurricane. Motors ate down.
Tuscany Fountain	Paul Kemp	09/December/2022 09:12:57 AM	Promised by vendor Dec 14th.
Tuscany Fountain	Paul Kemp	01/January/2023 01:26:40 PM	Awaiting parts for rebuilding flooded electrical panel in vault.
light pole	Paul Kemp	13/February/2023 08:02:42 AM	Concrete light pole down on Parkway, outside the gate, south side.
light pole	Paul Kemp	17/February/2023 11:04:41 AM	Bentley came out Monday to make safe.
Obsolete uplights Tuscany entrance median	Paul Kemp	17/February/2023 11:02:47 AM	Secured proposal from Bentley to retrofit the lights with modern LEDs.
banana median	Paul Kemp	17/February/2023 10:53:32 AM	Cover broken on street light.
Knocked down streetlight	Don Schroeder	21/February/2023 08:49:33 AM	Needs to be replaced
PLCA	Paul Kemp	02/March/2023 11:57:11 AM	A shed has been installed. Now we would like to have the area covered by Podocarpus bushes. Please visit and make a count so we can get a price for plants. @Miguel Solis
24611 Ivory Cane	Paul Kemp	07/March/2023 02:57:32 PM	Dead plants in buffer by resident's front door. @Miguel Solis
24611 Ivory Cane	Paul Kemp	10/March/2023 11:17:46 AM	Rolando can clean up the weak Arbcolas, Casco can fertilize. We will fill in with new plants in June.

Updates

Messina Xanadu	Paul Kemp	07/March/2023 03:08:34 PM	Xanadu has struggled and died off in many places. Maybe there is a good alternative?
Bend beyond Terzetto	Paul Kemp	07/March/2023 03:14:35 PM	Plant carrissa when the time comes
Bend beyond Terzetto	Paul Kemp	31/March/2023 12:55:00 PM	summer 2023
Wild Indigo	Paul Kemp	07/March/2023 03:31:24 PM	Street light at the north end of the circle is cycling.
Wild Indigo	Paul Kemp	07/March/2023 03:32:08 PM	Alerted Bentley
Pennyroyal at Pine Fern	Paul Kemp	07/March/2023 03:42:33 PM	Street light is cycling
Pennyroyal at Pine Fern	Paul Kemp	07/March/2023 03:43:18 PM	alerted Bentley
Electric panel coming off Banjo	Don Schroeder	13/March/2023 10:34:46 AM	
Electric panel coming off Banjo	Paul Kemp	14/March/2023 06:33:34 AM	Where is this?
Electric panel coming off Banjo	Don Schroeder	14/March/2023 07:01:16 AM	In front of Clubhouse
Electric panel coming off Banjo	Paul Kemp	15/March/2023 03:28:32 PM	Reported to Bentley
25071 Goldcrest	Paul Kemp	27/March/2023 11:19:32 AM	Street light out and damaged.
3460 Ballybridge Circe	Paul Kemp	04/April/2023 02:15:50 PM	Resident reports branches in Spring Creek. Please photograph. @Miguel Solis
25060 & 25070 Ballycastle	Paul Kemp	04/April/2023 02:16:58 PM	Branches in the creek, please photograph.
25081 Goldcrest Dr.	Paul Kemp	12/April/2023 07:23:59 AM	Missing lid on street light.
25081 Goldcrest Dr.	Paul Kemp	12/April/2023 07:46:12 AM	Missing light
Streetlight flickering	Don Schroeder	12/April/2023 11:02:09 AM	
Streetlight flickering	Don Schroeder	12/April/2023 11:02:34 AM	Right before Castella
Main Gate	Paul Kemp	19/April/2023 08:28:43 AM	Street light out directly in front of the guardhouse.
25228 Creekside Crossing	Paul Kemp	20/April/2023 03:07:59 PM	Dead tree in the back by Spring Creek. Please remove. @Miguel Solis
Pennyroyal north mounument	Paul Kemp	21/April/2023 10:31:59 AM	uplight is out.

Updates

<p>3518 Heron Glen Court</p>	<p>Paul Kemp</p>	<p>09/May/2023 06:33:26 AM</p>	<p>Preserve directly behind my house on the edge of my property. Dead, broken trees have caused dangerous tree limbs to extend over to and above my property. These are a hazard and safety concern, a danger to children and adults in my yard.</p>
<p>3518 Heron Glen Court</p>	<p>Paul Kemp</p>	<p>09/May/2023 06:35:06 AM</p>	<p>Preserve directly behind my house on the edge of my property. Dead, broken trees have caused dangerous tree limbs to extend over to and above my property. These are a hazard and safety concern, a danger to children and adults in my yard.</p> <p>Okay.What is your address, please? Regards, Paul Kemp Field Manager Bayside/Baycreek CDD pkemp@whhassociates.com</p>
<p>3518 Heron Glen Court</p>	<p>Paul Kemp</p>	<p>09/May/2023 09:25:46 AM</p>	<p>3518 Heron Glen Court</p> <p>Hello, The area behind your home is not served by the CDD. Please refer your concern to the Pelican Landing Community Association. Regards, Paul Kemp Field Manager Bayside/Baycreek CDD pkemp@whhassociates.com</p>

Landing Production

Upcoming Jobs						
Name	Leader	Crew	Team	Created	Actual	Team
Goldcrest Circle South	Paul Kemp, Miguel Solis	4	Casco	2023-03-29	0	0
Southbridge Wall	Paul Kemp, Miguel Solis	4	Casco	2023-04-04	0	0
				03-28 to 05-11	0	0
In Progress Jobs						
Name	Leader	Crew	Team	Created	Actual	Team
Fertilizing	Paul Kemp, Miguel Solis	5	Casco	5/3/23 1:00 PM	24.48	122.4
Coconut Rd	Paul Kemp, Miguel Solis	3	Angelina	5/11/23 1:00 PM	2.52	7.56
Coconut Rd	Paul Kemp, Miguel Solis	5	Casco	5/11/23 2:00 PM	2.46	12.3
Greenview Berm	Paul Kemp, Miguel Solis	2	Rolando	5/11/23 3:00 PM	0	0
				03-28 to 05-11	29.46	142.26
Completed Jobs						
Name	Leader	Crew	Team	Created	Actual	Team
Cypress Island	Paul Kemp, Miguel Solis	3	Bitia	2023-03-28	2.02	6.06
Trimming Pygmy date palm	Miguel Solis, Paul Kemp	2	Angelina	2023-03-29	3.44	6.88
Sanctuary medians	Miguel Solis, Paul Kemp	1	Angelina	2023-03-29	1.62	1.62
The ridge circle	Miguel Solis, Paul Kemp	4	Angelina	2023-03-30	4.35	17.4
Pelican nest & pennyroyal west	Miguel Solis, Paul Kemp	4	Casco	2023-03-30	6.84	27.36
Pennyroyal berm	Miguel Solis, Paul Kemp	2	Bitia	2023-03-30	15.38	30.76
Peppermill berm	Miguel Solis, Paul Kemp	4	Angelina	2023-03-30	31.68	126.72
Coconut road & 41	Paul Kemp, Miguel Solis	4	Casco	2023-04-03	21.52	86.08
Coconut road	Paul Kemp, Miguel Solis	1	Angelina	2023-04-07	1.81	1.81

Landing Production

The Tides	Miguel Solis, Paul Kemp	4	Casco	2023-04-06	10.59	42.36
Coconut road	Miguel Solis, Paul Kemp	3	Angelina	2023-04-06	18.35	55.05
Branch. 41 & outside the point	Miguel Solis, Paul Kemp	2	Rolando	2023-04-07	0	0
push mower	Bitia Lily, Miguel Solis	2	Bitia	4/10/23 9:00 AM	17.05	34.1
Mowing	Miguel Solis, Paul Kemp	5	Casco	2023-04-10	17.19	85.95
Goldcrest Circles	Miguel Solis, Paul Kemp	3	Angelina	2023-03-29	11.9	35.7
Goldcrest & Ivory cane	Miguel Solis, Paul Kemp	4	Angelina	4/13/23 7:00 AM	4.07	16.28
Palm removal	Paul Kemp, Miguel Solis	2	Rolando	2023-04-11	0.77	1.54
Palm removal	Paul Kemp, Miguel Solis	2	Rolando	2023-04-11	0	0
Palm removal	Miguel Solis, Paul Kemp	2	Rolando	2023-04-11	0	0
Palm removal	Paul Kemp, Miguel Solis	2	Rolando	2023-04-11	2.12	4.24
Annuals	Paul Kemp, Miguel Solis, Bitia Lily	2	Bitia	2023-04-06	11.66	23.32
Mowing	Paul Kemp, Miguel Solis	2	Bitia	2023-04-11	18.29	36.58
Mowing		5	Casco	2023-04-18	22.03	110.15
Southbridge tree	Miguel Solis, Paul Kemp	2	Rolando	2023-04-18	8.11	16.22
Silverthorn route	Miguel Solis, Paul Kemp	4	Angelina	4/14/23 7:00 AM	36.27	145.08
Bougainvillea route	Miguel Solis, Paul Kemp	2	Bitia	2023-04-12	36.36	72.72
North Gate Median	Paul Kemp, Miguel Solis	2	Rolando	2023-04-10	0.88	1.76
Leaning tree	Paul Kemp, Miguel Solis	2	Rolando	2023-04-11	0.97	1.94
Peppermill	Miguel Solis, Paul Kemp	3	Angelina	2023-04-21	80.82	242.46
Mowing	Miguel Solis, Paul Kemp	2	Bitia	2023-04-24	18.01	36.02
Mowing		5	Casco	2023-04-24	22.92	114.6

Landing Production

Sweeper	Miguel Solis, Paul Kemp	1	Sweep	2023-04-27	8.63	8.63
Firebush route	Paul Kemp, Miguel Solis	4	Angelina	4/25/23 8:00 AM	39.8	159.2
Mowing	Miguel Solis, Paul Kemp,	2	Bitia	2023-05-01	16.6	33.2
Mowing	, Miguel Solis, Paul Kemp	5	Casco	2023-04-25	22.9	114.5
Canoes park	Miguel Solis, Paul Kemp	4	Angelina	5/2/23 10:00 AM	14.56	58.24
Pennyroyal berm	Bitia Lily, Miguel Solis, Paul Kemp	2	Bitia	2023-05-03	8.94	17.88
The tides north west	Paul Kemp, Miguel Solis	3	Casco	2023-04-14	29.57	88.71
Central Park	Paul Kemp, Miguel Solis	2	Bitia	5/4/23 7:00 AM	2.19	4.38
PLCA	Miguel Solis, Paul Kemp	2	Rolando	4/11/23 7:15 AM	4.26	8.52
Sanctuary medians & pelican colony	Miguel Solis, Paul Kemp	2	Bitia	5/4/23 11:00 AM	18.03	36.06
Greenview berm	Miguel Solis, Paul Kemp	4	Angelina	5/4/23 7:00 AM	11.1	44.4
Mowing	Paul Kemp, , Miguel Solis	2	Bitia	2023-05-09	16.96	33.92
Mowing	Paul Kemp, , Miguel Solis	4	Casco	2023-05-08	20.66	82.64
Parkway south	Paul Kemp, Miguel Solis	5	Casco	2023-05-11	0	0
PLCA	Miguel Solis, Paul Kemp	3	Angelina	2023-05-09	23.16	69.48
Bay Cedar	Paul Kemp, Miguel Solis	2	Rolando	2023-04-17	30.5	61
Lakemont	Paul Kemp, Miguel Solis	2	Bitia	2023-04-26	28.75	57.5
Catbrier circle	Paul Kemp, Miguel Solis	2	Bitia	2023-04-26	0	0
				03-28 to 05-11		2259.02

Updates

Item Name	User	Created At	Update Content
Cypress Island	Paul Kemp	27/March/2023 10:26:51 AM	Coming out of our complex over the bridge on the left corner of our road and Lakemont, there is a huge bush. Please either drastically cut that bush down, or take it out and replace it with mulch or a low spreading bush. - Can probably be removed.
Goldcrest Circle South	Paul Kemp	29/March/2023 08:00:09 AM	Big hole needs filled in and filled in with plumbagos.
Goldcrest Circles	Paul Kemp	29/March/2023 08:06:36 AM	
Goldcrest Circles	Paul Kemp	29/March/2023 08:06:57 AM	Needs a trim.
Sanctuary medians	Paul Kemp	29/March/2023 12:07:08 PM	Please hand prune the Bougainvilleas
Pennyroyal berm	Paul Kemp	30/March/2023 01:54:57 PM	Clean up the edges and collect the boots.
Pelican nest & pennyroyal west	Miguel Solis	30/March/2023 12:52:59 PM	Trimming arboricola
Palm removal	Jorge Montoya	03/April/2023 09:48:47 AM	Coconut palm dead. On coconut road near water utility.
Palm removal	Paul Kemp	03/April/2023 10:16:42 AM	@Jorge Montoya is it dead or conflicting with the power lines?
Palm removal	Jorge Montoya	03/April/2023 02:19:51 PM	Its dead not conflicting with powerlines
Leaning tree	Jorge Montoya	03/April/2023 10:55:39 AM	Tree near intersection of candle berry and pennyroyal
Coconut road & 41	Miguel Solis	03/April/2023 11:29:59 AM	Trimming ficus
Palm removal	Jorge Montoya	03/April/2023 12:40:32 PM	Waterside between 23550 and 23540 ,3 palms
Palm removal	Jorge Montoya	03/April/2023 12:42:20 PM	
Palm removal	Jorge Montoya	03/April/2023 12:47:15 PM	Front of Peppermill and Glen water
Palm removal	Jorge Montoya	03/April/2023 12:59:05 PM	Pelican Colony Southside between sanctuary and pennyroyal
North Gate Median	Paul Kemp	04/April/2023 08:37:46 AM	Please remove the supports from the Royal palms.
Southbridge Wall	Paul Kemp	04/April/2023 02:34:13 PM	Please trim the interior of the wall bordering Burnt Pine Drive.

Updates

Annuals	Paul Kemp	07/April/2023 08:54:15 AM	Dead-heading flowers
The Tides	Paul Kemp	07/April/2023 08:53:39 AM	Monument and South side
Coconut road	Paul Kemp	07/April/2023 08:53:00 AM	Arbicolas outside Peppermill berm
Branch. 41 & outside the point	Miguel Solis	07/April/2023 07:50:27 AM	
Coconut road	Paul Kemp	07/April/2023 09:00:57 AM	Candy
Goldcrest & Ivory cane	Miguel Solis	13/April/2023 01:16:56 PM	Trimming cocoplum & golf crossing
The tides north west	Miguel Solis	14/April/2023 10:44:11 AM	Trimming ficus
Bay Cedar	Paul Kemp	17/April/2023 07:18:45 AM	Rolando & Marco
Southbridge tree	Paul Kemp	18/April/2023 03:56:33 PM	
Southbridge tree	Paul Kemp	18/April/2023 03:56:54 PM	Please clean up broken branch.
Peppermill	Miguel Solis	21/April/2023 08:45:18 AM	Trimming ficus
Catbrier circle	Paul Kemp	21/April/2023 09:52:43 AM	A resident called about visibility. Please lower the bushes in the circle.
Lakemont	Miguel Solis	26/April/2023 08:35:37 AM	Trimming circles
Sweeper	Miguel Solis	27/April/2023 07:31:40 AM	Sweeping pelican landing
Greenview berm	Miguel Solis	04/May/2023 08:59:56 AM	Trimming ficus
Central Park	Miguel Solis	04/May/2023 08:58:39 AM	Trimming
Sanctuary medians & pelican colony	Miguel Solis	04/May/2023 11:12:01 AM	Trimming
PLCA	Miguel Solis	09/May/2023 07:37:29 AM	Trimming cocoplum
Parkway south	Miguel Solis	11/May/2023 12:59:54 PM	Planting 25 arborícolas

Mowing	Miguel Solis	01/May/2023 10:47:46 AM	Mowing Bermuda
Application turf	Miguel Solis	03/May/2023 07:49:29 AM	Weed control
Hand prune shrubs	Miguel Solis	05/May/2023 07:25:49 AM	Colony north entry
Application turf	Miguel Solis	08/May/2023 09:34:17 AM	Weed control
Bay club	Miguel Solis	10/May/2023 08:04:07 AM	Rolando
Hand prune shrubs	Miguel Solis	11/May/2023 03:58:13 PM	Colony north entry

**BAYSIDE IMPROVEMENT
AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS**

**STAFF
REPORTS
BII**

**BAYSIDE IMPROVEMENT COMMUNITY DEVELOPMENT DISTRICT
AND
BAY CREEK COMMUNITY DEVELOPMENT DISTRICT**

BOARDS OF SUPERVISORS FISCAL YEAR 2022/2023 JOINT MEETING SCHEDULE

LOCATION

Pelican Landing Community Center, 24501 Walden Center Drive, Bonita Springs, Florida 34134

DATE	POTENTIAL DISCUSSION/FOCUS	TIME
October 24, 2022	Regular Meeting	2:00 PM
December 5, 2022	Regular Meeting	2:00 PM
January 23, 2023	Regular Meeting	2:00 PM
February 27, 2023	Regular Meeting	2:00 PM
March 27, 2023	Regular Meeting	2:00 PM
April 24, 2023	Regular Meeting	2:00 PM
May 22, 2023	Regular Meeting	2:00 PM
June 26, 2023	Regular Meeting	2:00 PM
July 14, 2023	Budget Workshop	9:00 AM
July 24, 2023	Regular Meeting	2:00 PM
August 28, 2023	Public Hearing & Regular Meeting	2:00 PM
September 25, 2023	Regular Meeting	2:00 PM

**BAYSIDE IMPROVEMENT
AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS**

19A

Attn:
BAYSIDE & BAY CREEK CDDS
2300 GLADES RD STE 410W
BOCA RATON, FL 33431

State of Wisconsin, County of Brown:
Before the undersigned authority personally appeared
K Felty, who on oath says that
he or she is a Legal Assistant of the News-Press, a daily
newspaper published at Fort Myers in Lee County, Florida; that
the attached copy of advertisement, being a Legal Ad in the
matter of

**NOTICE OF RULE DEVELOPMENT BY THE BAY CREEK
COMMUNITY DEVELOPMENT DISTRICT** In accordance with
Chapter 120, Florida Statutes, the BAY CREEK COMMUNITY
DEVELOP

In the Twentieth Judicial Circuit Court was published in said
newspaper editions dated in the issues of or by publication on
the newspaper's website, if authorized, on :

04/22/2023

Affiant further says that the said News-Press is a paper of
general circulation daily in Lee County and published at Fort
Myers, in said Lee County, Florida, and that the said newspaper
has heretofore been continuously published in said Lee County,
Florida each day and has been entered as periodicals matter at
the post office in Fort Myers, in said Lee County, Florida, for a
period of one year next preceding the first publication of the
attached copy of advertisement; and affiant further says that
he or she has never paid nor promised any person, firm or
corporation any discount, rebate, commission or refund for the
purpose of securing this advertisement for publication in said
newspaper editions dated:

Sworn to and Subscribed before me this 22nd of April 2023, by
legal clerk who is personally known to me.

K Felty
Affiant

Nicole Jacobs
Notary State of Wisconsin, County of Brown
8-21-26
My commission expires

of Affidavits 1
This is not an invoice

NICOLE JACOBS
Notary Public
State of Wisconsin

**NOTICE OF RULE DEVELOPMENT BY THE
BAY CREEK COMMUNITY DEVELOPMENT DISTRICT**

In accordance with Chapter 120, Florida Statutes, the BAY CREEK COMMUNITY DE-
VELOPMENT DISTRICT ("District") hereby gives the public notice of its intent to
amend its rules related to the rates and charges for its irrigation utility usage.

The purpose and effect of the amendments are (i) increase the commodity usage
base rate. Specific legal authority for the rule includes the Section 190.035 and
Section 120.54 Florida Statutes.

A copy of the proposed Rule and Statement of Regulatory Costs may be obtained
by contacting the District Office, 2300 Glades Road Suite 410W, Boca Raton, Florida
33431 or by calling (561) 571-0010. Any person who wishes to provide the District
with a proposal for alternatives to the proposed rules or comments on the State-
ment of Regulatory Costs as provided by Section 120.54, Florida Statutes, must do
so in writing to the above address within twenty-one (21) days after publication of
this notice.

A HEARING WILL BE HELD AT THE TIME, DATE, AND PLACE SHOWN BELOW:

TIME AND DATE: 2:00 p.m.
Monday, May 22, 2023
PLACE: Pelican Landing Community Center
24501 Walden Center Drive
Bonita Springs, Florida 34134

This public hearing may be continued to a later date, time and place to be speci-
fied on the record at the hearing. If anyone chooses to appeal any decision of the
Board with respect to any matter considered at a public hearing, such person will
need a record of the proceedings and should accordingly ensure that a verbatim
record of proceedings is made which includes the testimony and evidence upon
which such appeal is based. Anyone needing special accommodations in order to
participate in the meeting should contact the District offices at the number above
to make arrangements prior to the meeting.

One or more Supervisors may participate in the public hearing by telephone.
There will be present a speaker telephone so that any interested party can attend
the public hearing at the above location and be fully informed of the discussions
taking place either in person or by speaker telephone device.

District Manager AD #5676350 April 22, 2023

The News-Press media group

news-press.com A GANNETT COMPANY

Attn:
BAYSIDE & BAY CREEK CDDS
2300 GLADES RD STE 410W
BOCA RATON, FL 33431

State of Wisconsin, County of Brown:
Before the undersigned authority personally appeared
K Felty, who on oath says that
he or she is a Legal Assistant of the News-Press, a daily
newspaper published at Fort Myers in Lee County, Florida; that
the attached copy of advertisement, being a Legal Ad in the
matter of

**NOTICE OF INTENT TO ADOPT A PROPOSED RULE
AMENDMENT BY THE BAY CREEK COMMUNITY DEVELOPME
DISTRICT** In accordance with Chapter 120, Florida Statutes,
the BAY

In the Twentieth Judicial Circuit Court was published in said
newspaper editions dated in the issues of or by publication on
the newspaper's website, if authorized, on :

04/23/2023

Affiant further says that the said News-Press is a paper of
general circulation daily in Lee County and published at Fort
Myers, in said Lee County, Florida, and that the said newspaper
has heretofore been continuously published in said Lee County,
Florida each day and has been entered as periodicals matter at
the post office in Fort Myers, in said Lee County, Florida, for a
period of one year next preceding the first publication of the
attached copy of advertisement; and affiant further says that
he or she has never paid nor promised any person, firm or
corporation any discount, rebate, commission or refund for the
purpose of securing this advertisement for publication in said
newspaper editions dated:

Sworn to and Subscribed before me this 23th of April 2023, by
legal clerk who is personally known to me.

K Felty
Affiant

Nicole Jacobs
Notary State of Wisconsin, County of Brown
8-21-24
My commission expires

of Affidavits 1

This is not an invoice

NICOLE JACOBS
Notary Public
State of Wisconsin

**NOTICE OF INTENT TO ADOPT A PROPOSED RULE AMENDMENT
BY THE BAY CREEK COMMUNITY DEVELOPMENT DISTRICT**

In accordance with Chapter 120, Florida Statutes, the BAY CREEK COMMUNITY DE-
VELOPMENT DISTRICT ("District") hereby gives the public notice of its intent to
amend its rules related to the rates and charges for its irrigation utility usage.

The purpose and effect of the amendments is to increase the commodity usage
base rate. Specific legal authority for the rule includes the Section 190.035 and Sec-
tion 120.54 Florida Statutes.

A copy of the proposed Rule and Statement of Regulatory Costs may be obtained
by contacting the District Office, 2300 Glades Road suite 410W; Boca Raton, FL
33431 or by calling (561) 571-0010. Any person who wishes to provide the District
with a proposal for alternatives to the proposed rules or comments on the State-
ment of Regulatory Costs as provided by Section 120.54, Florida Statutes, must do
so in writing to the above address within twenty-one (21) days after publication of
this notice.

A HEARING WILL BE HELD AT THE TIME, DATE, AND PLACE SHOWN BELOW:

TIME AND DATE: Monday, May 22, 2023
2:00 p.m.
PLACE: Pelican Landing Community Center
24501 Walden Center Drive
Bonita Springs, Florida 34134

This public hearing may be continued to a later date, time and place to be speci-
fied on the record at the hearing. If anyone chooses to appeal any decision of the
Board with respect to any matter considered at a public hearing, such person will
need a record of the proceedings and should accordingly ensure that a verbatim
record of proceedings is made which includes the testimony and evidence upon
which such appeal is based. Anyone needing special accommodations in order to
participate in the meeting should contact the District offices at the number above
to make arrangements prior to the meeting.

One or more Supervisors may participate in the public hearing by telephone.
There will be present a speaker telephone so that any interested party can attend
the public hearing at the above location and be fully informed of the discussions
taking place either in person or by speaker telephone device.

Bay Creek CDD
AD # 5676559
4/23/23

**BAYSIDE IMPROVEMENT
AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS**

19B

RESOLUTION 2023-06

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE BAY CREEK COMMUNITY DEVELOPMENT DISTRICT AMENDING THE DISTRICT'S RULES RELATIVE TO ITS IRRIGATION UTILITY REGULATIONS AND RATES AND CHARGES FOR UTILITY SERVICE; AND PROVIDING AN EFFECTIVE DATE

BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE BAY CREEK COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. AUTHORITY FOR THIS RESOLUTION. The Board of Supervisors (the "Board") of the Bay Creek Community Development District (the "District") is authorized to adopt this Resolution under the authority granted by the provisions of Chapter 190, Florida Statutes.

SECTION 2. FINDINGS.

A. The District is a local unit of special purpose government organized and existing under and pursuant to Chapter 190, Florida Statutes. The District was established for the purpose of managing and financing basic community development services.

B. The Board has determined that the fees and charges for irrigation utility services should be adjusted.

SECTION 3. The fees and charges for utility services are hereby amended in accordance with Exhibit "A" attached and made a part hereof.

SECTION 4. SEVERABILITY. Should any sentence, section, clause, part or provision of this Resolution be declared by a court of competent jurisdiction to be invalid, the same shall not effect the validity of this Resolution as a whole, or any part thereof, other than the part declared invalid.

SECTION 5. EFFECTIVE DATE. This Resolution shall be effective immediately upon its adoption.

PASSED AND ADOPTED at a meeting of the Board of Supervisors of the Bay Creek Community Development District this 22nd day of May, 2023.

ATTEST:

BAY CREEK COMMUNITY DEVELOPMENT DISTRICT

Secretary/Assistant Secretary

Chair/Vice Chair, Board of Supervisors

EXHIBIT "A"

**AMENDMENT NO. XVIII
TO CHAPTER I OF THE RULES OF THE
BAY CREEK COMMUNITY DEVELOPMENT DISTRICT
RELATIVE TO ITS IRRIGATION UTILITY REGULATIONS
AND RATES AND CHARGES FOR UTILITY SERVICE**

1.01 PURPOSE. The purpose of this amendment is to modify the rates and charges of the District which provide irrigation water to property within the District. This Rule shall apply to all properties and irrigation users within the District.

Specific Authority: Chapter 190.035; 190.012; 120.54, Florida Statutes

Law Implemented: Chapter 190.035, Florida Statutes

History: Revisions I through XVII to Chapter I

1.02 NECESSITY. To modify rates and charges of the District which provide irrigation water to property within the District.

Specific Authority: Chapter 190.035; 190.012; 120.54, Florida Statutes

Law Implemented: Chapter 190.035, Florida Statutes

History: Revisions I through XVII to Chapter I

1.03 COMMODITY FEE.

<u>Description</u>	<u>Gallons Used Per Unit</u>		<u>Commodity Rate Per 1,000 Gallons</u>
	<u>Minimum</u>	<u>Maximum</u>	
Single Family Residences			
	0	- 16,000	\$1.28
	16,001	- 22,000	\$3.66
	22,001	- 28,000	\$4.44
	28,001	- 34,000	\$5.22
	Over 34,000		\$6.00

All Platted Single Family Subdivisions with an average lot size of 9,000 square feet or less, as determined by the District:

All Single Family Subdivisions with an average lot size of 9,001 to 13,400 square feet or less, as determined by the District:

0	-	24,000	\$1.28
24,001	-	30,000	\$3.66
30,001	-	36,000	\$4.44
36,001	-	42,000	\$5.22
Over 42,000			\$6.00

All Platted Single Family Subdivisions with an average lot size of 13,401 to 20,000 square feet or less, as determined by the District:

0	-	36,000	\$1.28
36,001	-	42,000	\$3.66
42,001	-	48,000	\$4.44
48,001	-	54,000	\$5.22
Over 54,000			\$6.00

All Platted Single Family Subdivisions with an average lot size of 20,001 to 26,600, as determined by the District:

0	-	48,000	\$1.28
48,001	-	54,000	\$3.66
54,001	-	60,000	\$4.44
60,001	-	66,000	\$5.22
Over 66,000			\$6.00

All Platted Single Family Subdivisions with an average lot size of 26,601 or greater, as determined by the District:

0	-	60,000	\$1.28
60,001	-	66,000	\$3.66
66,001	-	72,000	\$4.44
72,001	-	78,000	\$5.22
Over 78,000			\$6.00

***Multi-Family**

0	-	9,000	\$1.28
9,001	-	10,500	\$3.66
10,501	-	12,000	\$4.44
12,001	-	13,500	\$5.22
Over 13,500			\$6.00

*To determine the rate in effect for a unit within a multi-family project, divide the total gallons used by the number of units connected to the meter in the multi-family project.

Commercial

Commercial development ERUs shall pay the same rates as single family residences with average lot sizes of 13,401 to 20,000 square feet and shall be calculated as follows:

$$\frac{\text{Pervious Square Footage}}{10,750 \text{ Square Feet}} = \text{Number of Equivalent Residential Units}$$

Each Commercial ERU shall be charged for their irrigation consumption based on the following schedule.

0	-	36,000	\$1.40
36,001	-	42,000	\$3.66
42,001	-	48,000	\$4.44
48,001	-	54,000	\$5.22
Over 54,000			\$6.00

Golf Courses

Golf Course ERUs shall be calculated the same as single family residences with average lot sizes of 13,401 to 20,000 square feet, however Golf Course ERUs shall pay a reduced base rate for bulk irrigation supply and shall be calculated as follows:

$$\frac{\text{Pervious Square Footage}}{10,750 \text{ Square Feet}} = \text{Number of Equivalent Residential Units}$$

Each Golf Course ERU shall be charged for their irrigation consumption based on the following schedule.

0	-	36,000	\$0.94
36,001	-	42,000	\$3.66
42,001	-	48,000	\$4.44
48,001	-	54,000	\$5.22
Over 54,000			\$6.00

Rights of Way

Bay Creek Community Development District's Rights of Way irrigation accounts shall be exempt from the payment of any commodity fee or conservation fee.

Specific Authority: Chapter 190.035; 190.012; 120.54, Florida Statutes

Law Implemented: Chapter 190.035, Florida Statutes

History: Revisions I through XVII to Chapter I

1.04 EFFECTIVE DATE. The Commodity Fee amendment to Chapter I outlined in Section 1.03 of this Rule Amendment of the Bay Creek Community Development District shall become effective on **May 22, 2023**.

Specific Authority: Chapter 190.035; 190.012; 120.54, Florida Statutes

Law Implemented: Chapter 190.035, Florida Statutes

History: Revisions I through XVII to Chapter I

STATEMENT OF PURPOSE

The Bay Creek Community Development District proposed adoption of Amendment XVIII to Chapter I of its Rules to modify the rates and charges of the District which provide irrigation water to property within the District.

**ECONOMIC IMPACT STATEMENT
BAY CREEK
COMMUNITY DEVELOPMENT DISTRICT**

**PROPOSED AMENDMENT NO. XVIII
TO CHAPTER I
IRRIGATION UTILITY REGULATIONS AND RATES AND CHARGES
FOR UTILITY SERVICE**

1.0 Introduction

This economic impact statement is prepared pursuant to Section 120.54, Florida Statutes to support the rule making action of the Bay Creek Community Development District as it sets rates, fees and charges for its irrigation water utility system.

The purpose of this amendment is to modify the rates and charges of the District which provide irrigation water to property within the District.

2.0 Estimated Costs to the District to Implement the Proposed Rule

- 2.1 The proposed rule will have little if any cost impact on any federal, state or local agency outside of the District. The cost to the District in terms of paper work and similar processing fees is considered to be an insignificant amount when compared to the overall capital and operating costs of the District's water and wastewater utility system.

District costs to enact the proposed rule include:

1. Attorney's Fees
2. Consulting Engineering Fees
3. Advertising costs associated with the adoption of the rule
4. Copying costs for any interested persons requesting the rule, economic impact statement or the notices of the adoption of said rule

2.2 Operations and Maintenance

The direct cost of operating and maintaining the District's utility system as estimated in the budget will be offset by the adoption of this rule.

3.0 Economic Costs and Benefits to all Affected Parties

- 3.1 Factors governing economic impacts through the imposition of rates, fees and charges.

The proposed increase is a clear form of user fee. Rates, fees and charges are meant to recover the costs identified under paragraph 2.0 of this economic impact state. Through the adoption of this amendment to the rule, the District will be able to provide irrigation water service to properties located within the District which will permit the utilization of said property to its highest and best use. The

market place will determine the actual value of the property but clearly the economic benefit exceeds the costs that are anticipated to be incurred through the adoption of this rule and the establishment of the rates, fees and charges.

3.2 Impacts of Visitors, Citizens of Florida, and Local Residents and Business.

The development of properties within the Bay Creek Community Development District will enhance the areas economy. In so doing, visitors, citizens, local residents and business should benefit. The monetary amount of these benefits is difficult to measure but they are real and are believed to be positive.

4.0 Impact on Competition and the Open Market for Employment

4.1 The adoption of the amendment to the rule and the implementation of the rates, fees, and charges will have a positive impact on competition and the open market for employment. The utilization of properties within the District for residential, commercial, and community facility activities will stimulate the local economy creating jobs and income.

5.0 Small Business Impacts

5.1 There is no estimated adverse impact on small business as defined in the Florida Small and Minority Business Assistance Act of 1985.

6.0 Data and Methodology

6.1 The data and methodology used for this impact statement are contained in the adopted Budget of the Bay Creek Community Development District for Fiscal Year 2023 as well as in the District Rate Analysis Report dated March 2023.

**BAYSIDE IMPROVEMENT
AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS**

20

This instrument should be returned to:
Chesley 'Chuck' E. Adams jr.
Director of Operations
Wrathell, Hunt and Associates, LLC
9220 Bonita Beach Road, suite 214
Bonita Springs, FL 34135

Deputy Clerk SELY
#1

CONSENT TO USE OF EASEMENT AGREEMENT

THIS AGREEMENT is made this 9TH day of MAY, 2023, between Bay Creek Community Development District ("District") and Robert B. Karn III Trust, ("Owner").

WHEREAS, District is the owner of Drainage easement adjacent to 3709 Ascot Bend Ct., according to the Plat thereof recorded at Plat Book 56 Page 29-30, of the Public Records of Lee County, Florida ("Property"); and

WHEREAS, Owners have requested permission to allow for the continued encroachment of a patio which includes concrete slab and screen enclosure, located on the Property. (as depicted on the attached Exhibit "A")

WHEREAS, District is willing to consent to Owner to allow the continued encroachment of a portion of a patio which includes a concrete slab and screen enclosure under the terms and conditions herein described.

NOW, THEREFORE, in consideration of these premises, the District and Owner hereby agree as follows:

1. Notwithstanding any of the provisions of the grants or dedications in favor of the District and subject to the terms, stipulations and conditions stated herein, consent is hereby given by District to Owners for the allowance of continued encroachment of a portion of a patio which includes a concrete slab and screen enclosure on the Property.
2. Owner hereby accepts this Consent with full knowledge of District's prior rights. This Consent shall not be construed to reduce or diminish District's prior rights in any way.
3. The Owner's existing improvements located on the Property, and as identified on

attached Exhibit A, shall be utilized and maintained as to not, in any way, prevent the safe and uninterrupted access to and across the Property and operation of the facilities of the District within the Property.

4. District will have the right to remove any part of the improvements as may be reasonably necessary for the purpose of constructing, maintaining, repairing, altering, replacing, or removal of its lake maintenance responsibilities as determined by the District.

5. The District shall not be liable in any manner for damages to, or the cost of replacement of, all or any portion of the facilities and the Owner hereby assumes all risk and expense involved in the replacement or reconstruction of same.

6. Owner hereby agrees to indemnify, save, defend and hold harmless District (including, without limitation, District's officers, employees, agents, nominees and residents) from and against any and all losses, damages (including, without limitation, any and all consequential damages), costs, charges, expenses, claims, demands, causes of action, accounts, sums of money, reckonings, bounds, bills, covenants, controversies, agreements, promises, variances, trespasses, executions, and liabilities (including reasonable attorneys' fees and costs at all levels and/or negotiations) whatsoever, at law or in equity, whether in tort, in contract, or otherwise, which may be asserted or recovered against District (including, without limitation, District's officers, employees, agents, nominees, and residents), whether asserted by suit, proceeding, defenses, counterclaims, set-offs or otherwise, resulting from Owner, their successors or assigns (including, without limitation, their invitees, licensees, franchisees, guests, lessees, employees, agents and nominees), use, enjoyment and occupancy of the easement area.

7. This Agreement shall continue in full force and effect until terminated by recording an instrument in the Public Records of Lee County, Florida, signed by the District.

8. All of the terms and provisions of this agreement shall be binding upon and shall inure the benefit of the heirs, successors and assigns of the parties hereto.

9. It is mutually understood and agreed that this agreement, as written, covers all of the agreements and stipulations between the parties and that no representations or statements, oral or written, have been made modifying, adding to, or changing the terms hereof.

IN WITNESS WHEREOF, the parties have caused their names to be hereunto subscribed this 5 day of MAY, 2023.

WITNESSES:

OWNER:

Crystal Golladay
Signature

By: Robert B. Kaan III

Crystal Golladay
Printed Name

ROBERT B. KAAW III TRUSTEE
Printed Name

Renee Rosemeyer
Signature

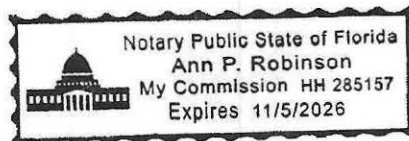
Renee Rosemeyer
Printed Name

STATE OF FLORIDA
COUNTY OF Lee

The foregoing instrument was acknowledged before me this 5 day of May, 2023
Robert B. Kaan He is [] personally known to me or [] has produced
FL driver's license
_____ as identification.

Ann P. Robinson

NOTARY PUBLIC



WITNESSES:

Dani WNF
Signature

Davis Lapkin
Printed Name

Davis Lapkin
Signature

Samantha Lapkin
Printed Name

BAY CREEK COMMUNITY DEVELOPMENT DISTRICT

By: Chesley Adams jr.

Chesley 'Chuck Adams jr.
Manager/Secretary

STATE OF FLORIDA
COUNTY OF Lee

The foregoing instrument was acknowledged before me this 9th day of May, 2023, by Chesley Adams as Manager and Secretary of the Bay Creek Community Development District. He is personally known to me or has produced FL DL as identification.

Chelsea Black

NOTARY PUBLIC

