

Villages of Westport Community Development District

*12051 Corporate Boulevard,
Orlando, FL 32817
407-382-3256
FAX 407-382-3254*

The meeting of the Board of Supervisors of Villages of Westport Community Development District will be held **Thursday, January 5, 2017 at 11:30 a.m.** at the offices of ICI Homes 14785 Old St. Augustine Road, Suite 3, Jacksonville, FL, 32258. The following is the agenda for this meeting.

Board of Supervisors' Meeting

A. Business Matters

- Call to Order
- Roll Call
- Public Comment Period
 1. Swearing in Virginia Bomhold
 2. Letter from Teri Hansen and Filling Vacancy on Board
 3. Consideration of Minutes of the November 3, 2016 Board of Supervisors Meeting
 4. Consideration of Minutes of the November 3, 2016 Auditor Selection Committee Meeting
 5. Consideration of Minutes of the November 3, 2016 Landowners' Election
 6. Consideration of Resolution 2017-05, Amending the Fiscal Year 2016 Budget
 - Approval of Switching Trustee from Regions Bank to US Bank
 7. Ratification of Payment Authorizations 2017-01 - 2017-06
 8. Review of District Financial Statements

B. Other Business

- Staff Reports
 - Attorney
 - Engineer
 - Manager – Next meeting is scheduled for February 2, 2017
 - Audience Comments and Supervisors Requests

C. Adjournment

**VILLAGES of WESTPORT
COMMUNITY DEVELOPMENT DISTRICT**

Oath of Office

**VILLAGES OF WESTPORT
COMMUNITY DEVELOPMENT DISTRICT
BOARD OF SUPERVISORS
OATH OF OFFICE**

I, _____, A CITIZEN OF THE STATE OF FLORIDA AND OF THE UNITED STATES OF AMERICA, AND BEING EMPLOYED BY OR AN OFFICER OF THE VILLAGES OF WESTPORT COMMUNITY DEVELOPMENT DISTRICT AND A RECIPIENT OF PUBLIC FUNDS AS SUCH EMPLOYEE OR OFFICER, DO HEREBY SOLEMNLY SWEAR OR AFFIRM THAT I WILL SUPPORT THE CONSTITUTION OF THE UNITED STATES AND OF THE STATE OF FLORIDA.

Board Supervisor

ACKNOWLEDGMENT OF OATH BEING TAKEN

STATE OF FLORIDA
COUNTY OF DUVAL

The foregoing oath was administered before me this 5th day of January, 2017, by _____, who personally appeared before me, and is personally known to me or has produced _____ as identification, and is the person described in and who took the aforementioned oath as a Member of the Board of Supervisors of the Villages of Westport Community Development District and acknowledged to and before me that he/she took said oath for the purposes therein expressed.

(NOTARY SEAL)

Notary Public, State of Florida

Print Name: _____

Commission No.: _____ Expires: _____

**VILLAGES of WESTPORT
COMMUNITY DEVELOPMENT DISTRICT**

Letter from Teri Hansen & Filling Vacancy

November 19, 2016

Ms. Jill Cupps Burns
District Manager
Fishkind & Associates, Inc.
12051 Corporate Boulevard
Orlando, Florida 32817


*Re: Villages of Westport Community Development District
Beach Community Development District
Parker Road Community Development District*

Dear Ms. Burns:

As you are aware, in November of 2016 I was elected to the board of supervisors for each of the above-referenced community development districts (the "Districts"). This letter shall serve as my formal notice that I do not accept the positions on the Districts' boards. Accordingly, please consider the seats for which I was elected for each of the Districts' boards as vacant.

Should you have any questions regarding the foregoing, please do not hesitate to let me know.

Sincerely,

A handwritten signature in cursive script that reads "Teri Hansen". The signature is written in black ink and is positioned above the printed name.

Teri Hansen

**VILLAGES OF WESTPORT
COMMUNITY DEVELOPMENT DISTRICT
BOARD OF SUPERVISORS
OATH OF OFFICE**

I, _____, A CITIZEN OF THE STATE OF FLORIDA AND OF THE UNITED STATES OF AMERICA, AND BEING EMPLOYED BY OR AN OFFICER OF THE VILLAGES OF WESTPORT COMMUNITY DEVELOPMENT DISTRICT AND A RECIPIENT OF PUBLIC FUNDS AS SUCH EMPLOYEE OR OFFICER, DO HEREBY SOLEMNLY SWEAR OR AFFIRM THAT I WILL SUPPORT THE CONSTITUTION OF THE UNITED STATES AND OF THE STATE OF FLORIDA.

Board Supervisor

ACKNOWLEDGMENT OF OATH BEING TAKEN

STATE OF FLORIDA
COUNTY OF DUVAL

The foregoing oath was administered before me this 5th day of January, 2017, by _____, who personally appeared before me, and is personally known to me or has produced _____ as identification, and is the person described in and who took the aforementioned oath as a Member of the Board of Supervisors of the Villages of Westport Community Development District and acknowledged to and before me that he/she took said oath for the purposes therein expressed.

(NOTARY SEAL)

Notary Public, State of Florida

Print Name: _____

Commission No.: _____ Expires: _____

**VILLAGES of WESTPORT
COMMUNITY DEVELOPMENT DISTRICT**

Minutes
November 3, 2016
Board of Supervisors Meeting

MINUTES OF MEETING

*Villages of Westport
Community Development District
Board of Supervisors Meeting
Thursday, November 3, 2016 at 12:50 p.m.*

Present and constituting a quorum:

Kelly McCarrick	Board Member
Mike Veazey	Board Member
Davis Haas	Board Member

Also present were:

Jill Burns	Fishkind & Associates
Wes Haber	Hopping Green & Sams
Andy Hagan	ICI Homes

FIRST ORDER OF BUSINESS

Call to Order

The meeting was called to order at 12:50 p.m. and roll call was initiated. Quorum was established with the attendance of Board Members Kelly McCarrick, Mike Veazey, and Davis Haas. Others in attendance are listed above.

SECOND ORDER OF BUSINESS

Business Matters

Public Comment Period

There were no members of the public present.

Swearing in Newly Elected Board Members

Ms. Burns noted that Ms. McCarrick was the only Board Member who is in attendance who was elected during the Landowners' Election. Ms. Burns, a notary, swore in Ms. McCarrick.

Consideration of the Minutes of the September 1, 2016 Board of Supervisors Meeting

The Board reviewed the minutes of the September 1, 2016 Board of Supervisors meeting. Mr. Haas provided edits.

On MOTION by Mr. Haas, seconded by Mr. Veazey, with all in favor, the Board approved the minutes of the September 1, 2016 Board of Supervisors meeting, as amended.

Consideration of Resolution 2017-01, Canvassing and Certifying the Results of the Landowners' Election

Ms. Burns noted that Ms. McCarrick and Ms. Bomhold will serve 4-year terms. Ms. Hansen will serve a 2-year term.

On MOTION by Mr. Haas, seconded by Mr. Veazey, with all in favor, the Board approved Resolution 2017-01, Canvassing and Certifying the Results of the Landowners' Election.

Consideration of Resolution 2017-02, Electing Officers

Ms. Burns suggested appointed the following officers: Ms. McCarrick as Chair, Mr. Haas as Vice-Chair, Ms. Burns as Secretary, and the remaining 3 Board Members, Ms. Bomhold, Ms. Hansen, and Mr. Veazey as Assistant Secretaries.

On MOTION by Mr. Haas, seconded by Ms. McCarrick, with all in favor, the Board approved Resolution 2017-02, Electing Officers

Consideration of Resolution 2017-03, Prompt Payment Policies

Mr. Haber reviewed the policies. There were no questions.

On MOTION by Mr. Haas, seconded by Ms. McCarrick, with all in favor, the Board approved Resolution 2017-03, Prompt Payment Policies.

Consideration of Resolution 2017-04, Changing Registered Agent

Ms. Burns noted that this resolution changes the registered agent from Jonathan Johnson to Mr. Haber. Ms. Burns requested a motion to approve Resolution 2017-04.

On MOTION by Mr. Haas, seconded by Ms. McCarrick, with all in favor, the Board approved Resolution 2017-04, Changing Registered Agent.

Selecting an Auditor

Ms. Burns explained that prior to this meeting the Auditor Selection Committee made their recommendation that the Board select CRI as the District auditor and authorize District Staff to negotiate terms of the agreement, including a lower price than was proposed.

On MOTION by Mr. Haas, seconded by Mr. Veazey, with all in favor, the Board approved CRI as the 1st Ranked Proposer and authorized District Staff to negotiate price.

Ratification of Payment Authorizations 2016-22 – 2016-23

The Board reviewed Payment Authorizations 2016-22 – 2016-23.

On MOTION by Mr. Haas, seconded by Ms. McCarrick, with all in favor, the Board ratified Payment Authorizations 2016-22 – 2016-23.

Review of District Financial Statements

The Board reviewed the financial statements. No action was necessary and there were no questions or comments.

THIRD ORDER OF BUSINESS

Other Business

Staff Reports

Attorney – No Report.

Engineer – Not Present

Manager – The next meeting is scheduled for December 1, 2016.

FOURTH ORDER OF BUSINESS

**Audience Comments and
Supervisor Requests**

There were no audience comments or Supervisor requests.

FIFTH ORDER OF BUSINESS

Adjournment

There was no additional business to be discussed and no further questions.

On MOTION by Mr. Haas, seconded by Ms. McCarrick, with all in favor, the November 3, 2016 Board of Supervisors Meeting of the Villages of Westport CDD was adjourned.

Secretary/Assistant Secretary

Chairperson/Vice Chairperson

**VILLAGES of WESTPORT
COMMUNITY DEVELOPMENT DISTRICT**

Minutes
November 3, 2016
Auditor Selection Committee Meeting

MINUTES OF MEETING

*Villages of Westport
Community Development District
Auditor Selection Committee Meeting
Thursday, November 3, 2016 at 12:50 a.m.*

Present and constituting a quorum:

Kelly McCarrick	Board Member
Mike Veazey	Board Member
Davis Haas	Board Member

Also present were:

Jill Burns	Fishkind & Associates
Wes Haber	Hopping Green & Sams
Andy Hagan	ICI Homes

FIRST ORDER OF BUSINESS

Call to Order

The meeting was called to order at 12:40 p.m. and roll call was initiated. Quorum was established with the attendance of Committee Members Kelly McCarrick, Mike Veazey, and Davis Haas. Others in attendance are listed above.

SECOND ORDER OF BUSINESS

Business Matters

Public Comment Period

There were no members of the public present at this time.

Review of Auditing Services Proposals

- a) Carr, Riggs & Ingram
- b) Grau & Associates

Ms. Burns presented a ranking sheet.

The total rankings are as follows:

Carr, Riggs & Ingram	98
Grau & Associates	97

Ms. Burns noted that Grau was the low bidder, but she suggested that the Auditor Selection Committee recommend to the Board that they authorize negotiate a contract with CRI to see if they will agree to a fee closer to the \$4,000.00 amount the low bidder proposed.

Ranking of Auditing Services Proposals

Ms. Burns suggested ranking:

Carr, Riggs, & Ingram	1 st
Grau & Associates	2 nd

On MOTION by Ms. McCarrick, seconded by Mr. Veazey, with all in favor, the Board approved making the recommendation to the Board they rank CRI 1st and authorized the District Manager to negotiate price.

THIRD ORDER OF BUSINESS

Adjournment

Ms. Burns requested a motion to adjourn.

On MOTION by Ms. McCarrick, seconded by Mr. Veazey, with all in favor, the November 3, 2016 Auditor Selection Committee Meeting of the Villages of Westport CDD was adjourned.

Secretary/Assistant Secretary

Chairperson/Vice Chairperson

**VILLAGES of WESTPORT
COMMUNITY DEVELOPMENT DISTRICT**

Minutes
November 3, 2016
Landowners' Election

MINUTES OF MEETING

*Villages of Westport
Community Development District
Landowners' Election
Thursday, November 3, 2016 at 11:30 a.m.*
Present:

Kelly McCarrick
Mike Veazey
David Haas
Andy Hagan
Jill Burns
Wes Haber

Proxy Holder
Board Member
Board Member
ICI Homes
District Manager
District Counsel

FIRST ORDER OF BUSINESS

Call to Order and Roll Call

The meeting was called to order at 12:45 p.m.

SECOND ORDER OF BUSINESS

Appointment of Meeting Chairman

Ms. Burns, as District Manager, was appointed Chair of the landowners' meeting.

Identification of Landowners and/or Landowner's Proxy Holder(s)

Kelly McCarrick is the appointed proxy holder for WPV Residential. She is voting on behalf of 176 platted lots within the District.

Call for Nominations, Election of Supervisors

Ms. McCarrick nominated Kelly McCarrick for Seat 1, Teri Hansen for Seat 2, and Virginia Bomhold for Seat 3.

The votes were cast as follows.

Kelly McCarrick received 100 votes.

Teri Hansen received 90 votes.
Virginia Bomhold received 95 votes.

Thus, Kelly McCarrick and Virginia Bomhold will each serve 4 year terms and Teri Hansen will serve a 2 year term.

THIRD ORDER OF BUSINESS

Adjournment

The Landowner's Election was adjourned.

Secretary / Assistant Secretary

Chairperson / Vice Chairperson

**VILLAGES of WESTPORT
COMMUNITY DEVELOPMENT DISTRICT**

Resolution 2017-05,
Amending the Fiscal Year 2016 Budget

RESOLUTION 2017-05

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE VILLAGES OF WESTPORT COMMUNITY DEVELOPMENT DISTRICT AMENDING THE FISCAL YEAR 2014/2015 GENERAL FUND BUDGET AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, the Villages of Westport Community Development District (hereinafter the "District") is a local unit of special-purpose government established pursuant to the provisions of Section 190.008(2)(a), Florida Statutes and located in Duval County; and

WHEREAS, the Board of Supervisors of the District (hereinafter the "Board"), adopted a General Fund Budget for Fiscal Year 2016; and

WHEREAS, the Board desires to reallocate funds budgeted to reflect re-appropriated Revenues and Expenses approved during the Fiscal Year.

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

Section 1. The General Fund Budget is hereby amended in accordance with Exhibit "A" attached hereto.

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

Section 3. In accordance with section 189.016(7), Florida Statutes, the amended budget shall be posted on the District's official website within five (5) days after adoption or shall be transmitted to the managers or administrators of Duval County for posting on their websites.

PASSED AND ADOPTED this 5th day of January, 2017.

ATTEST:

**VILLAGES OF WESTPORT
COMMUNITY DEVELOPMENT
DISTRICT**

Secretary / Assistant Secretary

Chairperson

Exhibit A

Fiscal Year 2016 Amended Budget

Exhibit A
Villages of Westport Community Development District
Re-Adopted Fiscal Year 2016 Annual Operational & Maintenance Budget

	Adopted FY 2016 Budget	Actual Through 9/30/16	Re-Adopted FY 2016 Budget
Revenues			
Assessments	\$184,850.00	\$179,608.12	\$195,329.53
Carry Forward Surplus	75,000.00	75,000.00	75,000.00
Net Revenues	<u>\$259,850.00</u>	<u>\$254,608.12</u>	<u>\$270,329.53</u>
Expenditures			
Public Official Insurance	\$3,200.00	\$2,833.00	\$2,833.00
Trustee Fees	3,700.00	0.00	0.00
District Management Fees	10,000.00	10,028.19	10,028.19
Field Management	11,000.00	6,467.50	6,467.50
Engineering Fees	5,000.00	5,776.45	5,776.45
Dissemination Agent	5,000.00	5,000.00	5,000.00
District Counsel	7,500.00	9,987.00	9,987.00
Assessment Roll Service	5,000.00	5,000.00	5,000.00
Audit Fees	6,500.00	6,100.00	6,100.00
Arbitrage	1,200.00	500.00	500.00
Travel & Per Diem	500.00	266.51	266.51
Telephone	250.00	16.38	16.38
Postage	500.00	243.64	243.64
Copies	250.00	72.99	72.99
Legal Advertising	2,000.00	677.00	677.00
Bank Fee	450.00	179.20	179.20
Website	900.00	900.00	900.00
Miscellaneous Charges	2,000.00	1,503.63	1,503.63
Office Supplies	150.00	0.00	0.00
Dues, Licenses & Fees	250.00	175.00	175.00
Electric	4,000.00	1,642.98	1,642.98
Water & Sewer	12,000.00	28,112.60	28,112.60
Maintenance of Trees/Wetlands	2,500.00	0.00	0.00
Amenity - Electric	9,000.00	6,302.99	6,302.99
Amenity - Water	15,000.00	10,071.03	10,071.03
Amenity - Telephone	1,200.00	2,808.52	2,808.52
Amenity - Cable TV	1,200.00	0.00	0.00
Amenity - Insurance	6,000.00	3,644.00	3,644.00
Amenity - Dues & License	300.00	325.00	325.00
Amenity - Landscape Maintenance	21,600.00	0.00	0.00
Amenity - Irrigation repair	1,200.00	0.00	0.00
Amenity - Pool Maintenance	14,400.00	10,944.32	10,944.32
Amenity - Access Control	1,500.00	0.00	0.00
Amenity - Janitorial	4,800.00	3,300.00	3,300.00
Amenity - Pest Control	1,200.00	0.00	0.00
Amenity - R&M Building	2,000.00	4.01	4.01
Amenity - R&M Grounds	5,000.00	415.00	415.00
Amenity - Security	20,000.00	30,676.00	30,676.00
General Insurance	3,700.00	3,448.00	3,448.00
General Repairs & Maintenance	5,000.00	5,135.00	5,135.00
Irrigation Repairs & Maintenance	4,000.00	5,356.59	5,356.59
Lake Maintenance	12,000.00	11,280.00	11,280.00
Landscape Maintenance	24,900.00	35,400.00	35,400.00
Landscape Improvements	10,000.00	4,084.00	4,084.00
Right of Way, Lake Bank Mowing	12,000.00	47,950.00	47,950.00
Streetlights		3,703.00	3,703.00
Operating & Maintenance Expenditures	<u>\$259,850.00</u>	<u>\$270,329.53</u>	<u>\$270,329.53</u>

* A carry forward credit of \$21.63 per platted lot will be applied for FY 2016. Phase 2/3 lots - O&M per lot \$99.60 / On Roll lots O&M per lot \$84.30

**VILLAGES of WESTPORT
COMMUNITY DEVELOPMENT DISTRICT**

Payment Authorizations
2017-01– 2017-06

**VILLAGES of WESTPORT
COMMUNITY DEVELOPMENT DISTRICT**

Payment Authorization 2017-1

10/4/2016

Item No.	Payee	Invoice #	General Fund
1	Fishkind & Associates, Inc. Sept 216 Dist Mgmt Fee, website fee & postage	19391	\$911.12
2	Advanced Security Specialist August 2016 Security	0082016	\$3,166.00
3	Bel Air Cleaning, Inc. Pressure wash entry wall & Sidewalks	700912	\$1,495.00
4	Prosser Services from 8/1/16 - 8/31/16	36852	\$619.06
5	Aquatic Systems, Inc. October Lake & Wetland Services	352948	\$940.00
6	Financial News & Daily Record Legal Advertising - 9/29/16	16-10075	\$70.25
7	Rick Arsenault October Pool Maintenance	VOW916	\$677.00
TOTAL			\$7,878.43

Secretary/Assistant Secretary

Chairperson

**VILLAGES of WESTPORT
COMMUNITY DEVELOPMENT DISTRICT**

Payment Authorization 2017-2

10/21/2016

Item No.	Payee	Invoice #	General Fund
1	Advanced Security Specialist & Consulting September Security	92016	\$3,166.00
2	Anago November Janitorial Services	22794	\$275.00
3	Common Ground Lawn and Landscape October Maintenance	128	\$2,950.00
4	Department of Economic Opportunity FY2017 Special District Fee	39085	\$175.00
5	Financial News & Daily Record Legal Advertising	16-10315	\$262.00
6	Fishkind & Associates DM Fee & Reimbursables: October 2016	19546	\$1,344.59
7	Hopping Green & Sams General Counsel Through 08/31/2016	90180	\$969.00
8	JEA Acct: 0230853498 ; Service 08/29/16 - 09/28/16 Acct: 8245040569 ; Service 08/29/16 - 09/28/16	-- --	\$2,516.47 \$2,284.71
9	Leland Management Management Fee	--	\$1,015.00
10	Mesa Equipment Services Miscellaneous Work Due to Hurricane Matthew Phase 1 Mowing Maintenance Phase 2 Mowing Maintenance Phase 2 Lake Banks Mowing Maintenance	M542781 M542788 M542790 M542791	\$560.00 \$1,368.00 \$2,448.00 \$1,275.00
TOTAL			\$20,608.77

Secretary/Assistant Secretary

Chairperson

**VILLAGES of WESTPORT
COMMUNITY DEVELOPMENT DISTRICT**

Payment Authorization 2017-3

11/11/2016

Item No.	Payee	Invoice #	General Fund
1	Advanced Security Specialist & Consulting 10.2016 Security	0102016	\$2,866.00
2	Anago December Janitorial Services	22973	\$275.00
3	Financial News & Daily Record Legal Advertising	16-10786	\$86.50
4	Aquatic Systems, Inc. Monthly Lake and Wetland Services 11.2016	0000355871	\$940.00
5	Rick Arsenault November Pool Service	VOW1016	\$810.98
6	JEA Acct: 0230853498 Acct: 8245040569		\$2,482.89 \$2,132.73
7	Leland Management Management Fee	--	\$1,027.50
8	Mesa Equipment Services Cutting down trees at VOW Amenity Pool Deck	M542792	\$400.00
9	Prosser Professional Service 9.1.16 - 9.30.16	37007	\$481.14
TOTAL			\$11,502.74

Secretary/Assistant Secretary

Chairperson

**VILLAGES of WESTPORT
COMMUNITY DEVELOPMENT DISTRICT**

Payment Authorization 2017-4

11/21/2016

Item No.	Payee	Invoice #	General Fund
1	Fishkind & Associates, Inc. Nov 2016 Dm Fee & Reimb	19708	\$1,385.81
2	Hopping Green & Sams Counsel Through 9/29/16 FY16	90683	\$672.00
3	Comcast Nov 16 Service		\$105.95
4	Common Ground Lawn and Landscape LLC Maintenance for November 16	129	\$2,950.00
TOTAL			\$5,113.76

Secretary/Assistant Secretary

Chairperson

**VILLAGES of WESTPORT
COMMUNITY DEVELOPMENT DISTRICT**

Payment Authorization 2017-5

12/5/2016

Item No.	Payee	Invoice #	General Fund
1	Alden Contracting & Services Replace DVR & Camera	162522	\$955.00
2	Aquatic Systems, Inc. Monthly Lake and Wetland Services 12.2016	358710	\$940.00
3	Rick Arsenault Monthly Pool Maintenance	VOW1116	\$740.55
4	Mesa Equipment Services Repair stop sign at VOW	M542810	\$545.00
5	JEA Acct: 0230853498 Acct: 8245040569		\$2,746.75 \$2,464.34
TOTAL			\$8,391.64

Secretary/Assistant Secretary

Chairperson

**VILLAGES of WESTPORT
COMMUNITY DEVELOPMENT DISTRICT**

Payment Authorization 2017-6

12/13/2016

Item No.	Payee	Invoice #	General Fund
1	Advanced Security Specialist & Consulting November 16 Security	112016	\$2,566.00
2	Anago January 17 Janitorial Services	23132	\$275.00
3	Comcast December 16 Service		\$105.95
4	Common Ground Lawn and Landscape LLC Maintenance for December 16 Trays of Annual Flowers Installed	130 F110	\$2,950.00 \$504.00
5	Hopping Green & Sams Counsel Through 10/31/16	91179	\$915.25
6	Prosser Services from 11/1/16 - 11/30/16	37208	\$60.89
			<hr/> TOTAL \$7,377.09 <hr/>

Secretary/Assistant Secretary

Chairperson

**VILLAGES of WESTPORT
COMMUNITY DEVELOPMENT DISTRICT**

District Financial Statements

Villages of Westport CDD
Statement of Activities (YTD) (Columnar, By SubType Landscape)
As of 9/30/2016

	General Fund	Debt Service Fund	Construction Fund	Total
<u>Revenues</u>				
On-Roll Assessments	\$18,853.72			\$18,853.72
Off-Roll Assessments	160,754.40			160,754.40
On-Roll Assessments		\$260,460.66		260,460.66
Off-Roll Assessments		786,877.97		786,877.97
Other Assessments		119,933.40		119,933.40
Total Revenues	\$179,608.12	\$1,167,272.03	\$0.00	\$1,346,880.15
<u>Expenses</u>				
Insurance	\$2,833.00			\$2,833.00
Management	10,028.19			10,028.19
Field Management	6,467.50			6,467.50
Engineering	5,776.45			5,776.45
Dissemination Agent	5,000.00			5,000.00
District Counsel	9,987.00			9,987.00
Assessment Administration	5,000.00			5,000.00
Audit	6,100.00			6,100.00
Arbitrage Calculation	500.00			500.00
Travel and Per Diem	266.51			266.51
Telephone	16.38			16.38
Postage & Shipping	243.64			243.64
Copies	72.99			72.99
Legal Advertising	677.00			677.00
Bank Fees	179.20			179.20
Miscellaneous	1,503.63			1,503.63
Web Site Maintenance	900.00			900.00
Dues, Licenses, and Fees	175.00			175.00
Electric	1,642.98			1,642.98
Water-Sewer	28,112.60			28,112.60
Amenity - Water	10,071.03			10,071.03
Amenity - Electric	6,302.99			6,302.99
Amenity - Telephone	2,808.52			2,808.52
Amenity - Insurance	3,644.00			3,644.00
Amenity - Dues & License	325.00			325.00
Amenity - Pool Maintenance	10,944.32			10,944.32
Amenity - Janitorial	3,300.00			3,300.00
Amenity - R&M Building	4.01			4.01
Amenity - R&M Grounds	415.00			415.00
Amenity - Security	30,676.00			30,676.00
General	3,448.00			3,448.00
General Repair & Maintenance	5,135.00			5,135.00
Irrigation	5,356.59			5,356.59
Lake Maintenance	11,280.00			11,280.00
Landscaping Maintenance & Material	35,400.00			35,400.00
Landscape Improvements	4,084.00			4,084.00
Right of Way Mowing	47,950.00			47,950.00
Streetlights	3,703.00			3,703.00
Principal Payment		\$350,000.00		350,000.00
Interest Payments - A1 bond		707,205.00		707,205.00
Capital Expenditures			\$28,630.50	28,630.50
Total Expenses	\$270,329.53	\$1,057,205.00	\$28,630.50	\$1,356,165.03
<u>Other Revenues (Expenses) & Gains (Losses)</u>				
Interest Income	\$25.54			\$25.54
Interest Income		\$3,471.55		3,471.55
Interest Income			\$544.21	544.21
Total Other Revenues (Expenses) & Gains (Losses)	\$25.54	\$3,471.55	\$544.21	\$4,041.30
Change In Net Assets	(\$90,695.87)	\$113,538.58	(\$28,086.29)	(\$5,243.58)
Net Assets At Beginning Of Year	\$85,841.55	\$1,306,818.42	\$182,449.77	\$1,575,109.74
Net Assets At End Of Year	(\$4,854.32)	\$1,420,357.00	\$154,363.48	\$1,569,866.16

Villages of Westport CDD
Statement of Financial Position
As of 9/30/2016

	General Fund	Debt Service Fund	Construction Fund	Long Term Debt Group	Total
<u>Assets</u>					
<u>Current Assets</u>					
General Checking Account	\$53,135.92				\$53,135.92
State Board of Administration	4,709.19				4,709.19
Prepaid Expenses	15,361.32				15,361.32
Assessments Receivable		\$314,751.19			314,751.19
Debt Service Reserve A1 Bond		866,973.26			866,973.26
Revenue A1 Bond		115,121.42			115,121.42
Prepayment A1 Bond		123,279.91			123,279.91
Interest Receivable		231.22			231.22
Acquisition/Construction A1 Bond			\$76,679.29		76,679.29
Deferred Cost A1 Bond			77,667.02		77,667.02
Interest Receivable			17.17		17.17
Total Current Assets	<u>\$73,206.43</u>	<u>\$1,420,357.00</u>	<u>\$154,363.48</u>	<u>\$0.00</u>	<u>\$1,647,926.91</u>
<u>Investments</u>					
Amount Available in Debt Service Funds				\$1,105,374.59	\$1,105,374.59
Amount To Be Provided				11,054,625.41	11,054,625.41
Total Investments		<u>\$0.00</u>	<u>\$0.00</u>	<u>\$12,160,000.00</u>	<u>\$12,160,000.00</u>
Total Assets	<u><u>\$73,206.43</u></u>	<u><u>\$1,420,357.00</u></u>	<u><u>\$154,363.48</u></u>	<u><u>\$12,160,000.00</u></u>	<u><u>\$13,807,926.91</u></u>
<u>Liabilities and Net Assets</u>					
<u>Current Liabilities</u>					
Accounts Payable	\$16,350.75				\$16,350.75
Deferred Revenue	61,710.00				61,710.00
Total Current Liabilities	<u>\$78,060.75</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$78,060.75</u>
<u>Long Term Liabilities</u>					
Revenue Bonds Payable LongTerm				\$12,160,000.00	\$12,160,000.00
Total Long Term Liabilities		<u>\$0.00</u>	<u>\$0.00</u>	<u>\$12,160,000.00</u>	<u>\$12,160,000.00</u>
Total Liabilities	<u><u>\$78,060.75</u></u>	<u><u>\$0.00</u></u>	<u><u>\$0.00</u></u>	<u><u>\$12,160,000.00</u></u>	<u><u>\$12,238,060.75</u></u>
<u>Net Assets</u>					
Net Assets, Unrestricted	\$127,938.55				\$127,938.55
Net Assets - General Government	(42,097.00)				(42,097.00)
Current Year Net Assets - General Government	(90,695.87)				(90,695.87)
Net Assets, Unrestricted		\$1,306,818.42			1,306,818.42
Current Year Net Assets, Unrestricted		113,538.58			113,538.58
Net Assets, Unrestricted			(\$797,404.12)		(797,404.12)
Net Assets, Unrestricted			979,853.89		979,853.89
Current Year Net Assets, Unrestricted			(28,086.29)		(28,086.29)
Total Net Assets	<u><u>(\$4,854.32)</u></u>	<u><u>\$1,420,357.00</u></u>	<u><u>\$154,363.48</u></u>	<u><u>\$0.00</u></u>	<u><u>\$1,569,866.16</u></u>
Total Liabilities and Net Assets	<u><u>\$73,206.43</u></u>	<u><u>\$1,420,357.00</u></u>	<u><u>\$154,363.48</u></u>	<u><u>\$12,160,000.00</u></u>	<u><u>\$13,807,926.91</u></u>

Villages of Westport CDD
Income Statement
(Original Budget to Actual Comparison)
For the period of 9/1/2016 Through 9/30/2016

	Actual	Year To Date Budget	Variance	Adopted FY 2016 Budget
<u>Revenues</u>				
On-Roll Assessments	\$18,853.72	\$24,095.60	\$(5,241.88)	\$184,850.00
Off-Roll Assessments	160,754.40	160,754.40	0.00	
Carry Forward Revenue	75,000.00	75,000.00	0.00	75,000.00
Net Revenues	\$254,608.12	\$259,850.00	\$(5,241.88)	\$259,850.00
<u>General & Administrative Expenses</u>				
Insurance	\$2,833.00	\$3,200.00	\$367.00	\$3,200.00
Trustee Services	0.00	3,700.00	3,700.00	3,700.00
Management	10,028.19	10,000.00	(28.19)	10,000.00
Field Management	6,467.50	11,000.00	4,532.50	11,000.00
Engineering	5,776.45	5,000.00	(776.45)	5,000.00
Dissemination Agent	5,000.00	5,000.00	0.00	5,000.00
District Counsel	9,987.00	7,500.00	(2,487.00)	7,500.00
Assessment Administration	5,000.00	5,000.00	0.00	5,000.00
Audit	6,100.00	6,500.00	400.00	6,500.00
Arbitrage Calculation	500.00	1,200.00	700.00	1,200.00
Travel and Per Diem	266.51	500.00	233.49	500.00
Telephone	16.38	250.00	233.62	250.00
Postage & Shipping	243.64	500.00	256.36	500.00
Copies	72.99	250.00	177.01	250.00
Legal Advertising	677.00	2,000.00	1,323.00	2,000.00
Bank Fees	179.20	450.00	270.80	450.00
Miscellaneous	1,503.63	2,000.00	496.37	2,000.00
Office Supplies	0.00	150.00	150.00	150.00
Web Site Maintenance	900.00	900.00	0.00	900.00
Dues, Licenses, and Fees	175.00	250.00	75.00	250.00
Electric	1,642.98	4,000.00	2,357.02	4,000.00
Water-Sewer	28,112.60	12,000.00	(16,112.60)	12,000.00
Wetland Upland Maintenance	0.00	2,500.00	2,500.00	2,500.00
Amenity - Water	10,071.03	15,000.00	4,928.97	15,000.00
Amenity - Electric	6,302.99	9,000.00	2,697.01	9,000.00
Amenity - Telephone	2,808.52	1,200.00	(1,608.52)	1,200.00
Amenity - Cable TV	0.00	1,200.00	1,200.00	1,200.00
Amenity - Insurance	3,644.00	6,000.00	2,356.00	6,000.00
Amenity - Dues & License	325.00	300.00	(25.00)	300.00
Amenity - Landscape Maintenance	0.00	21,600.00	21,600.00	21,600.00
Amenity - Irrigation Repairs	0.00	1,200.00	1,200.00	1,200.00
Amenity - Pool Maintenance	10,944.32	14,400.00	3,455.68	14,400.00
Amenity - Access Control	0.00	1,500.00	1,500.00	1,500.00
Amenity - Janitorial	3,300.00	4,800.00	1,500.00	4,800.00
Amenity - Pest Control	0.00	1,200.00	1,200.00	1,200.00
Amenity - R&M Building	4.01	2,000.00	1,995.99	2,000.00
Amenity - R&M Grounds	415.00	5,000.00	4,585.00	5,000.00
Amenity - Security	30,676.00	20,000.00	(10,676.00)	20,000.00
General	3,448.00	3,700.00	252.00	3,700.00
General Repair & Maintenance	5,135.00	5,000.00	(135.00)	5,000.00
Irrigation	5,356.59	4,000.00	(1,356.59)	4,000.00
Lake Maintenance	11,280.00	12,000.00	720.00	12,000.00
Landscaping Maintenance & Material	35,400.00	24,900.00	(10,500.00)	24,900.00
Landscape Improvements	4,084.00	10,000.00	5,916.00	10,000.00
Right of Way Mowing	47,950.00	12,000.00	(35,950.00)	12,000.00
Streethlights	3,703.00	0.00	(3,703.00)	0.00
Total General & Administrative Expenses	\$270,329.53	\$259,850.00	\$(10,479.53)	\$259,850.00
Total Expenses	\$270,329.53	\$259,850.00	\$(10,479.53)	
Income (Loss) from Operations	\$(15,721.41)	\$0.00	\$(15,721.41)	
<u>Other Income (Expense)</u>				
Interest Income	\$25.54	\$0.00	\$25.54	
Total Other Income (Expense)	\$25.54	\$0.00	\$25.54	
Net Income (Loss)	\$(15,695.87)	\$0.00	\$(15,695.87)	