

*Candler Hills East Community  
Development District*

*Agenda*

*August 21, 2018*

# AGENDA

# *Candler Hills East*

## *Community Development District*

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135 W. Central Blvd., Suite 320, Orlando, Florida 32801  
Phone: 407-841-5524 – Fax: 407-839-1526

August 14, 2018

Board of Supervisors  
Candler Hills East Community  
Development District

The Board of Supervisors of the Candler Hills East Community Development District will meet on **Tuesday, August 21, 2018 at 9:00 a.m., or as shortly thereafter as reasonably possible, at the Live Oak Hall, 8413 SW 80<sup>th</sup> Street, Suite 7-8, Ocala, FL.** Following is the advance agenda for the meeting:

- I. Roll Call
- II. Public Comment Period
- III. Notice for Meeting
- IV. Approval of Minutes of the May 15, 2018 Meeting
- V. Discussion of Landscape Maintenance Contracts
- VI. Consideration of Agreement with Candler Hills Neighborhood Association Regarding Mowing for Drainage Retention Areas
- VII. Public Hearing
  - A. Consideration of Resolution 2018-02 Adopting the Fiscal Year 2019 Budget and Relating to the Annual Appropriations
  - B. Consideration of Resolution 2018-03 Imposing Special Assessments and Certifying an Assessment Roll
- VIII. Consideration of Resolution 2018-04 Declaring Vacancy in Seat 4 of the Board of Supervisors
- IX. Staff Reports
  - A. Attorney
  - B. Engineer
  - C. District Manager
    1. Approval of Check Register
    2. Balance Sheet and Income Statement
    3. Approval of Fiscal Year 2019 Meeting Schedule
- X. Other Business
- XI. Supervisors Requests
- XII. Adjournment

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

Enclosed under the third order of business is the affidavit of publication associated with the public notice for this meeting.

The fourth order of business is the approval of the minutes from the May 15, 2018 meeting. The minutes are enclosed for your review.

The fifth order of business is discussion of landscape maintenance contracts. This is an open discussion item and there is no back-up provided.

The sixth order of business is the consideration of agreement with the Candler Hills Neighborhood Association regarding the Mowing of Drainage Retention Areas. A copy of the agreement is enclosed for your review.

The seventh order of business opens the public hearings. Section A is the consideration of Resolution 2018-02 adopting the Fiscal Year 2019 budget and relating to the annual appropriations. A copy of the Resolution and proposed budget are enclosed for your review. Section B is the consideration of Resolution 2018-03 imposing special assessments and certifying an assessment roll. A copy of the Resolution is enclosed for your review and the assessment roll will be available at the meeting for reference.

The eighth order of business is consideration of Resolution 2018-04 Declaring Vacancy in Seat 4 of the Board of Supervisors. A copy of the resolution is enclosed for your review.

The ninth order of business is Staff Reports. Section 1 of the District Managers Report includes the check register for approval and Section 2 includes the balance sheet and income statement for your review. Section 3 is approval of the Fiscal Year 2019 meeting schedule. A sample notice is enclosed for your review.

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

Sincerely,



George S. Flint  
District Manager

Cc: Gerald Colen, District Counsel  
Ken Colen, On Top of the World  
Guy Woolbright, On Top of the World  
Lynette Vermillion, On Top of the World  
Darrin Mossing, GMS

## SECTION III

# AFFIDAVIT OF PUBLICATION

**Star-Banner**  
Published – Daily  
Ocala, Marion County, Florida

STATE OF FLORIDA  
COUNTY OF MARION

Before the undersigned, a Notary Public of Said County and State, [Signature] who on oath says that they are an authorized employee of the Star-Banner, a daily newspaper published at Ocala, in Marion County, Florida; that the attached copy of advertisement, being a notice in the matter of

**CANDLER HILLS EAST COMMUNITY DEVELOPMENT DISTRICT NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2018/2019 BUDGET; AND NOTICE OF REGULAR BOARD OF SUPERVISORS MEETING.** The Board of Supervisors Board of the Candler Hills East Comm

was published in said newspaper in the issues of:

8/3 1x, s8/10 1x

Affiant further says that the said STAR-BANNER is a daily newspaper published at Ocala, in said Marion County, Florida, and that the said newspaper has heretofore been continuously published in said Marion County, Florida, daily, and has been entered as second class mail matter at the post office in Ocala in said Marion 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 has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the person of securing this advertisement for publication in the said newspaper.

Sworn to and subscribed before me this 10 day of August, A.D., 20 18



[Signature]  
Notary Public  
**HARMONY STALTER**

(Print, Type or Stamp Name of Notary Public)

Ad #: A000938194

## CANDLER HILLS EAST COMMUNITY DEVELOPMENT DISTRICT

### NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2018/2019 BUDGET; AND NOTICE OF REGULAR BOARD OF SUPERVISORS MEETING

The Board of Supervisors ("Board") of the Candler Hills East Community Development District ("District") will hold a public hearing on August 21, 2018 at 9:00 a.m. or as shortly thereafter as reasonably possible, at Live Oak Hall, 8413 SW 80th Street, Suite 7-8, Ocala, FL 34481

for the purpose of hearing comments and objections on the adoption of the proposed budget ("Proposed Budget") of the District for the fiscal year beginning October 1, 2018 and ending September 30, 2019 ("Fiscal Year 2018/2019"). A regular board meeting of the District will also be held at that time where the Board may consider any other business that may properly come before it. A copy of the agenda and Proposed Budget may be obtained at the offices of the District Manager, Governmental Management Services - Central Florida, LLC, 135 W. Central Blvd., Suite 320, Orlando, Florida 32801, (407) 841-5524 ("District Manager's Office"), during normal business hours.

The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law. The public hearing and meeting may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when Board Supervisors or District Staff may participate by speaker telephone.

Any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearing or meeting is advised that person will need a record of proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

George S. Flint  
Governmental Management Services -  
Central Florida, LLC  
District Manager

August 3, 10, 2018  
#A000938194

# MINUTES

MINUTES OF MEETING  
CANDLER HILLS EAST  
COMMUNITY DEVELOPMENT DISTRICT

The Regular Meeting of the Board of Supervisors of the Candler Hills East Community Development District was held on Tuesday, May 15, 2018 at 9:00 a.m. at Live Oak Hall, 8413 S.W. 80<sup>th</sup> Street, Suite 7-8, Ocala, Florida.

Present and constituting a quorum were:

Philip J. Moherek  
Elmer Greene  
Robert Scherff  
John Bain  
Larry Garvin

Chairman  
Vice Chairman  
Assistant Secretary  
Assistant Secretary  
Assistant Secretary

Also present were:

George Flint  
Gerald Colen  
Residents

District Manager  
District Counsel

**FIRST ORDER OF BUSINESS**

**Roll Call**

Mr. Flint called the meeting to order and called the roll. A quorum was present.

**SECOND ORDER OF BUSINESS**

**Public Comment Period**

Mr. Flint: This is an opportunity for any members of the public to provide comments to the Candler Hills East Board. We ask that you come to the podium, state your name and address and try to limit your comments to three minutes. You can comment on anything on and off the agenda. Are there any public comments? Hearing none,

**THIRD ORDER OF BUSINESS**

**Notice for Meeting**

Mr. Flint: The meeting was advertised in accordance with the Florida Statutes, in the Ocala Star Banner. The affidavit of publication was included in your agenda package.

**FOURTH ORDER OF BUSINESS**

**Approval of Minutes of the February 20, 2018 Meeting**

Mr. Flint: Does the Board have any changes and comments on the minutes?

Mr. Garvin: On the top of Page 3, it says "*we will have through.*" I think a word is missing. It should say "*we will work through the timing issue.*"

Mr. Flint: Are there any other comments or corrections?

Mr. Scherff: Yes. On Page 6, halfway down, my name is spelled wrong.

Mr. Moherek: On Page 4, "*Mr. Greene*" should be "*Mr. Moherek.*"

Mr. Flint: Are there any other comments or corrections? Hearing none, we need a motion to approve the minutes as amended.

On MOTION by Mr. Scherff, seconded by Mr. Bain, with all in favor, the minutes of the February 20, 2018 meeting were approved, as amended.

#### **FIFTH ORDER OF BUSINESS**

#### **Review and Acceptance of Draft Fiscal Year 2017 Audit Report**

Mr. Flint: The CDD, as a governmental entity, is required to have an independent audit performed annually. You went through a competitive bidding process, as prescribed by the Statutes to select your independent auditor. You received a draft of the annual audit for Fiscal Year 2017. If you look at the Management Letter on Page 33, if there were any findings or recommendations by the auditor you would see that in the Management Letter. There are no findings or recommendations in the current or prior year, and they found that we complied with all of the provisions of the Auditor General's office. It's a clean audit. Are there any questions from the Board?

Mr. Scherff: On the bottom of Page 31, it says "*Given these limitations during our audit, we did not identify any deficiencies in internal control that we consider to be material weaknesses. However, material weaknesses may exist that have not been identified.*"

Mr. Flint: That's auditor language. Are there any other questions on the audit? Not hearing any, we need a motion to accept the audit and authorize it to be transmitted to the State of Florida.

On MOTION by Mr. Moherek, seconded by Mr. Greene, with all in favor, the Fiscal Year 2017 Audit Report was accepted and staff authorized to transmit the final report to the State of Florida.

**SIXTH ORDER OF BUSINESS****Consideration of Resolution 2018-01  
Approving the Proposed Budget for  
Fiscal Year 2019 and Setting a Public  
Hearing**

Mr. Flint: The Board, each year, is required to approve a proposed budget by June 15<sup>th</sup> of each year, and set the date, place and time of the hearing. The proposed budget does not bind the Board. We are required to transmit this proposed budget to Marion County, at least 60 days before the public hearing. We are suggesting that the public hearing take place on August 21, 2018 at 9:00 a.m., at this location. Exhibit A to the Resolution is the proposed budget. It assumes that the per unit operating and maintenance (O&M) assessment would remain the same, which is \$178 per unit per year. The operating expenses have not changed significantly, or they are not anticipated to. We have had discussions at prior meetings about the possibility of the Candler Hills HOA assuming maintenance of the stormwater ponds. That cost would be removed from this budget and added to the Candler Hills HOA budget. We are still in communication with the HOA, and believe that we can work something out in that regard; however, there's a timing issue, as the CDDs fiscal year runs from October 1 to September 30, versus the HOA's fiscal year, which runs from January 1<sup>st</sup> to December 31<sup>st</sup>. The HOA has not had a Board meeting since our last Board meeting, so they haven't taken action on this, but our hope is that there will be a decision on that issue prior to your August public hearing. In the event that there is a decision on that issue, you can lower your assessments at the public hearing and vote on a reduced budget. One of the issues is going to be the maintenance cost for the first three months of the fiscal year, October, November and December, because the HOA's new fiscal year doesn't start until January. We will be looking at that. We may have to fund the first three months of the fiscal year and then the HOA pick it up from there, if that's the decision the HOA makes. Our recommendation would be to adopt the budget with the assessments as they are, with the option of lowering them at the public hearing.

On MOTION by Mr. Moherek, seconded by Mr. Scherff, with all in favor, Resolution 2018-01 Approving the Proposed Budget for Fiscal Year 2019 and Setting the Public Hearing for August 21, 2018 at 9:00 a.m., at Live Oak Hall, was adopted.

**SEVENTH ORDER OF BUSINESS**

**Staff Reports**

**A. Attorney**

Mr. Flint: Gerald, do you have a report?

Mr. Colen: I have no report at this time.

**B. Engineer**

There being none, the next item followed.

**C. District Manager's Report**

**1. Approval of Check Register**

Mr. Flint: You have the Check Register from February 10, 2018 through May 9, 2018, totaling \$44,353.72. The detailed register is behind the summary. There are a couple of transfers from the General Fund to the trust account for the debt service assessments, that comprise a majority of that \$44,353.72. Are there any questions? If not, we need a motion to approve the Check Register.

On MOTION by Mr. Scherff, seconded by Mr. Bain, with all in favor, the Check Register, was approved.
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**2. Balance Sheet and Income Statement**

Mr. Flint: You have the Unaudited Financial Statements through April 30, 2018. No action is required. If the Board has any questions regarding the Unaudited Financial Statements, we can discuss those. We are 100% collected on the maintenance assessments. On a pro-rated basis, our actuals are under our prorated budget at this point of the year.

Mr. Bain: What is "Special Call?"

Mr. Flint: That is for any time someone chooses to prepay the outstanding principal on the bonds. We collect that on May 1 or November 1, depending on the timing of the prepayment. You will see a special call in the financials where the principal is paid down, associated with the home that is prepaying. Year-to-date, there's been \$55,000 in special calls, meaning that we had several prepayments. Are there any other questions on the financials? Hearing none,

**3. Presentation of Number of Registered Voters – 930**

Mr. Flint: Each year, we are required to announce the number of registered voters residing within the District, as of April 15<sup>th</sup>. According to the Supervisor of Elections, there are

930 registered voters within the boundaries. This is more relevant prior to the Board transiting to General Election, although the statutes still require that we report this every year. The magic number is hitting 250 registered voters, which you hit some time ago, and the Board is now fully transitioned.

Mr. Moherek: Does the 930 include snowbirds?

Mr. Flint: No. There are 930 full-time residents registered to vote with a Candler address as their permanent address.

Mr. Scherff: There could be snowbirds.

Mr. Flint: It depends on how long they are here and up there.

Mr. Moherek: How many residents do we have, presently, in Candler?

Mr. Flint: I don't know. I can tell you how many homes there are and how many registered voters, but we don't track the number of residents. Maybe the HOA has that number. No action is required.

#### **4. Presentation of Qualifying Information and Dates**

Mr. Flint: This is an informational item related to the election. The Candler Hills East Board has three seats coming up for election in November; Mr. Bain's seat, which is Seat 5, Mr. Garvin's seat, which is Seat 4 and Mr. Scherff's seat, which is Seat 1. These are elected officials and once they transition to General Election, the CDD doesn't have any involvement in the election process. We are required to put a notice in the newspaper by June 4<sup>th</sup>, which I believe we already did. That's the extent of our involvement. Once the seats transition to General Election, then the Marion County Supervisor of Elections handles the election process. They modified the statutes to include a more streamlined process for Special Districts. It used to be that people who ran for CDD seats, had to follow the same process that you would if you were going to run for County Commission or City Commission seats. Several years ago, they amended the Statutes to provide for a more streamlined process, in the event that a candidate chooses not to open a campaign account. They don't have to name a Treasurer or do that sort of reporting. They also reduced the fee. You can qualify through a petition process where you get 25 signatures of registered voters within the District or pay \$25. They provide two ways to do that. The time frames are indicated. There's a one page informational sheet from the Supervisor of Elections website. Basically, the qualifying period runs from June 18<sup>th</sup> at Noon, through June 22<sup>nd</sup> at Noon. We urge you to contact the Supervisor of Elections office to ensure that you

comply with whatever requirements they have to qualify for those seats. To be eligible to run for the three seats, you must be a registered voter living within Candler Hills East.

**EIGHTH ORDER OF BUSINESS**

**Other Business**

There being none, the next item followed.

**NINTH ORDER OF BUSINESS**

**Supervisor's Requests**

There being none, the next item followed.

**TENTH ORDER OF BUSINESS**

**Adjournment**

On MOTION by Mr. Greene, seconded by Mr. Moherek, with all in favor, the meeting adjourned.
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Secretary/Assistant Secretary

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Chairman/Vice Chairman

## SECTION VI

## **Candler Hills Neighborhood Association, Inc.**

8445 SW 80<sup>th</sup> Street  
Ocala, Florida 34481

**Board of Directors:**  
Kenneth D. Colen, Chairman  
Jo Salyers, Vice Chairman  
Robert Stepp, Secretary-Treasurer

August 7, 2018

Mr. Philip Moherek  
8595 SW 83<sup>rd</sup> Loop  
Ocala, FL 34481

Dear Mr. Moherek:

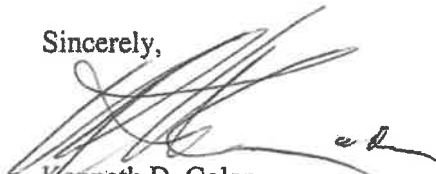
It was a pleasure to speak with you yesterday. Following up from the Board meeting of the Candler Hills Neighborhood Association ("Association") held on June 26, 2018, it was resolved to have an Association representative discuss the matter further with the CHECDD ("CDD") representative.

After further discussion, it was determined that the Association could take over the contract on mowing the drainage retention areas (DRA's) located in the CDD, specifically as noted on the attached Exhibit A for DRA 1, 2, 5, 7 and 8. This is currently estimated to be in the cost range of \$50,000 annually. DRA 3, 4 and 6 are currently maintained by Sidney Colen & Associates, LTD as a part of the golf course maintenance. The Association is unable to assume full maintenance responsibility on those areas as they are the property of the CDD. Therefore any other maintenance or repair to these areas would be the responsibility of the CDD.

During our conversation on August 6, 2018, you indicated you were in agreement with this proposal. Moving forward, the CDD would need to fund the prorated costs of maintenance on these from the start of its fiscal year through December 31, 2018. The Association will then bring the additional prorated mowing costs into its budget on January 1, 2019. Any contract that the CDD has with the mowing contractor would need to be assigned to the Association and accepted by the contractor.

I believe this is a fair resolution for all parties.

Sincerely,



Kenneth D. Colen  
Chairman

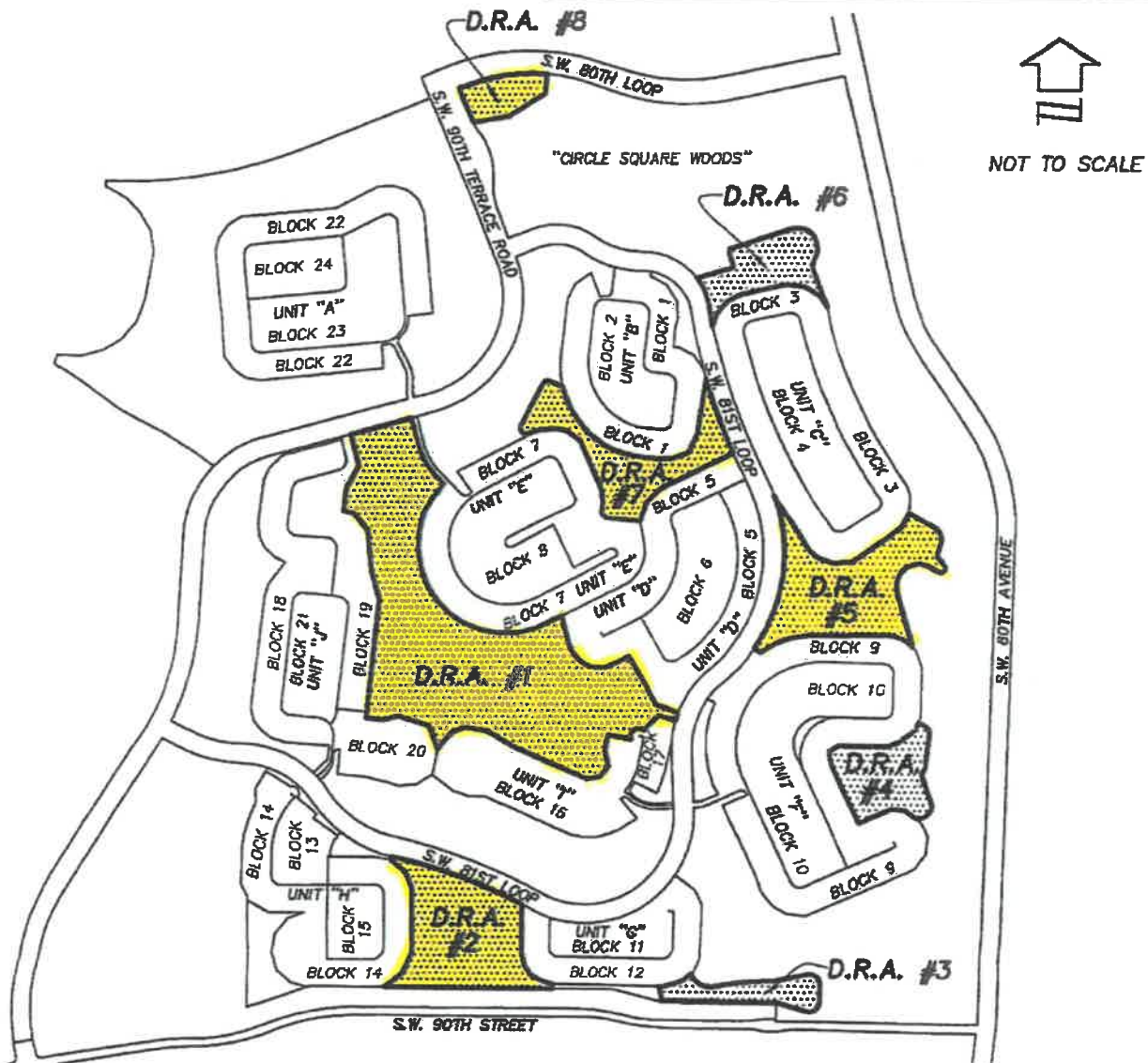
Enclosure: Exhibit A

cc: George Flint

SEE SHEET 2 OF 21 FOR TABLE OF  
CONTENTS AND GENERAL NOTES.

EXHIBIT **A**

DRA 1, 2, 5, 7, 8



SHEET 1 OF 21

KEY MAP ONLY. THIS IS NOT A SURVEY.

I HEREBY CERTIFY THAT THIS SKETCH OF  
DESCRIPTION MEETS THE APPLICABLE "MINIMUM  
TECHNICAL STANDARDS" AS SET FORTH BY THE  
FLORIDA BOARD OF PROFESSIONAL SURVEYORS  
AND MAPPERS IN CHAPTER 61 517-6, PURSUANT  
TO SECTION 472.027, FLORIDA STATUTES

*George D. Gibson* 5/21/07  
GEORGE D. GIBSON, III DATE  
PROFESSIONAL SURVEYOR &  
MAPPER LICENSE NUMBER 5830

NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL  
RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER

CERTIFICATE OF AUTHORIZATION NO. LB 1221

**BOWYER  
SINGLETON  
& ASSOCIATES, INCORPORATED**

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7651 S.W. HWY 200, SUITE 306  
OCALA, FLORIDA 34476  
(352) 291-4930

MARION COUNTY

FLORIDA

**CANDLER HILLS EAST  
DRAINAGE RETENTION  
AREAS  
KEY MAP**

DATE: 05-08-07

DRAWN BY: EFL/DL

CHECKED BY: GDG

0:\307\307-11-94 CHE ENGINEER-DRA\DWG-1 and DT\DRA-1 FGA1 S\dwg\KEY SHEET.dwg

### LEGAL DESCRIPTION: DRAINAGE RETENTION AREA #1

THAT PARCEL OF LAND LYING IN PORTIONS OF WRA 59-39, WRA 61-39, AND WRA 62-39, TRACT B AND BLOCKS 160, 163, AND 165, ALL OF CIRCLE SQUARE WOODS ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK "P", PAGES 30 THROUGH 103, OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA, BOUNDED BY BLOCKS 7, 16, 17, 19, 20, AND TRACTS "L-22", "L-24", "L-26" ALL OF CANDLER HILLS EAST PHASE 1 UNITS "E", "I" AND "J" ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 9, PAGES 158 THROUGH 166, OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA, AND ALSO BOUNDED BY BLOCK 5 AND TRACTS "L-13" AND "L-16", ALL OF CANDLER HILLS EAST PHASE 1 UNITS "B", "C", "D", "F" AND "G" ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 8, PAGES 90 THROUGH 108, OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE NORTHEAST CORNER OF LOT 12 OF SAID BLOCK 19; THENCE THE FOLLOWING SIX (6) COURSES ALONG THE EASTERLY LINE OF SAID BLOCK 19; (1)THENCE NORTH 15°25'03" WEST 155.44 FEET; (2)THENCE NORTH 04°18'24" WEST 205.39 FEET; (3)THENCE NORTH 43°51'06" WEST 130.16 FEET; (4)THENCE NORTH 84°00'00" WEST 36.58 FEET; (5)THENCE NORTH 06°00'00" EAST 125.93 FEET; (6)THENCE NORTH 24°40'03" WEST 74.50 FEET TO A POINT ON A 80.00 FOOT RADIUS NON-TANGENT CURVE CONCAVE TO THE NORTHWEST WHOSE RADIUS POINT BEARS NORTH 16°09'05" WEST, SAID CURVE COINCIDENT WITH THE EASTERLY LINE OF SAID TRACT "L-26"; THENCE THE FOLLOWING THREE (3) COURSES ALONG SAID EASTERLY LINE; (1)THENCE NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 87°50'55" AN ARC DISTANCE OF 122.66 FEET TO A POINT OF TANGENCY; (2)THENCE NORTH 14°00'00" WEST 104.00 FEET TO A POINT OF CURVATURE OF A 20.00 FOOT RADIUS CURVE CONCAVE TO THE EAST; (3)THENCE NORTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 11°32'13" AN ARC DISTANCE OF 4.03 FEET TO A POINT OF NON-TANGENCY, SAID POINT LYING ON THE SOUTHERLY LINE OF SAID TRACT "L-16"; THENCE NORTH 76°00'00" EAST 330.00 FEET, ALONG SAID SOUTHERLY LINE, TO A POINT ON A 20.00 FOOT RADIUS NON-TANGENT CURVE CONCAVE TO THE WEST WHOSE RADIUS POINT BEARS SOUTH 64°27'47" WEST, SAID CURVE COINCIDENT WITH THE WESTERLY LINE OF SAID TRACT "L-24"; THENCE THE FOLLOWING FIVE (5) COURSES ALONG SAID WESTERLY LINE; (1)THENCE SOUTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 11°32'13" AN ARC DISTANCE OF 4.03 FEET TO A POINT OF TANGENCY; (2)THENCE SOUTH 14°00'00" EAST 126.29 FEET TO A POINT OF CURVATURE OF A 430.00 FOOT RADIUS CURVE CONCAVE TO THE NORTHEAST; (3)THENCE SOUTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 31°00'00" AN ARC DISTANCE OF 232.65 FEET TO A POINT OF TANGENCY; (4)THENCE SOUTH 45°00'00" EAST 28.61 FEET; (5)THENCE SOUTH 37°15'00" WEST 77.16 FEET TO THE NORTHWEST CORNER OF LOT 39 OF SAID BLOCK 7; THENCE THE FOLLOWING FOURTEEN (14) COURSES ALONG THE SOUTHWESTERLY LINE OF SAID BLOCK 7; (1)THENCE SOUTH 25°45'00" WEST 91.37 FEET; (2)THENCE SOUTH 14°15'00" WEST 91.37 FEET; (3)THENCE SOUTH 02°37'30" WEST 93.35 FEET; (4)THENCE SOUTH 09°07'30" EAST 93.35 FEET; (5)THENCE SOUTH 20°45'00" EAST 91.37 FEET; (6)THENCE SOUTH 32°15'00" EAST 91.37 FEET; (7)THENCE SOUTH 43°45'00" EAST 91.37 FEET; (8)THENCE SOUTH 55°15'00" EAST 91.37 FEET; (9)THENCE SOUTH 66°52'30" EAST 93.35 FEET; (10)THENCE SOUTH 78°37'30" EAST 93.35 FEET; (11)THENCE NORTH 89°45'00" EAST 91.37 FEET; (12)THENCE NORTH 78°15'00" EAST 91.37 FEET; (13)THENCE NORTH 66°37'34" EAST 87.49 FEET; (14)THENCE NORTH 82°21'48" EAST 70.03 FEET TO THE NORTHWEST CORNER OF LOT 23 OF SAID BLOCK 5; THENCE THE FOLLOWING EIGHT (8) COURSES ALONG THE EASTERLY LINE OF SAID BLOCK 5; (1)THENCE SOUTH 12°57'28" EAST 140.83 FEET; (2)THENCE SOUTH 15°35'54" EAST 41.92 FEET; (3)THENCE SOUTH 42°05'54" EAST 84.56 FEET; (4)THENCE SOUTH 69°35'54" EAST 120.85 FEET; (5)THENCE NORTH 63°13'06" EAST 152.63 FEET; (6)THENCE SOUTH 20°08'02" EAST 38.55 FEET; (7)THENCE SOUTH 29°46'54" EAST 249.89 FEET; (8)THENCE TOWARDS

SHEET 3 OF 21

(SEE SHEETS 12-14 OF 21  
FOR SKETCH OF DESCRIPTION)

SKETCH OF DESCRIPTION ONLY. THIS IS NOT A SURVEY.

ON TOP OF THE  
WORLD,  
COMMUNITIES, INC.

CERTIFICATE OF AUTHORIZATION NO. LB 1221

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& ASSOCIATES, INCORPORATED

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OCALA, FLORIDA 34476  
(352) 291-4930

MARION COUNTY

FLORIDA

DRAINAGE  
RETENTION  
AREA #1

DATE: 05-08-07

DRAWN BY: EFL/DL

CHECKED BY: GOG

0:\30T\30T-J1-94 CHE ENGINEER-DRA\DWG-LandDT\30T-DRA-LEGALS\dwg\30T-DRA\_1.dwg

**LEGAL DESCRIPTION: DRAINAGE RETENTION AREA #1 (CONTINUED FROM SHEET 3)**

THE RADIUS POINT OF THE NEXT DESCRIBED CURVE SOUTH 69°12'06" EAST 123.27 FEET TO A POINT ON A 550.00 FOOT RADIUS CURVE CONCAVE TO THE EAST, SAID CURVE COINCIDENT WITH THE WESTERLY LINE OF SAID TRACT "L-13"; THENCE SOUTHERLY ALONG SAID WESTERLY LINE AND ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 05°12'57" AN ARC DISTANCE OF 50.07 FEET TO A POINT OF NON-TANGENCY, SAID POINT ALSO BEING THE NORTHEAST CORNER OF LOT 4 OF SAID BLOCK 17; THENCE NORTH 69°12'06" WEST 90.23 FEET, ALONG THE NORTHERLY LINE OF SAID LOT 4, TO THE NORTHWEST CORNER OF SAID LOT 4; THENCE TOWARDS THE RADIUS POINT OF THE NEXT DESCRIBED CURVE SOUTH 42°24'08" WEST 113.63 FEET, ALONG SAID NORTHERLY LINE OF SAID LOT 4, TO A POINT ON A 39.00 FOOT RADIUS CURVE CONCAVE TO THE SOUTHEAST, SAID POINT ALSO THE WESTERNMOST SOUTHWEST CORNER OF SAID LOT 4; THENCE WESTERLY AND SOUTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 159°27'54" AN ARC DISTANCE OF 108.54 FEET TO A POINT OF NON-TANGENCY, SAID POINT LYING ON THE NORTHERLY LINE OF SAID BLOCK 16; THENCE THE FOLLOWING FIFTEEN (15) COURSES ALONG SAID NORTHERLY LINE; (1)THENCE NORTH 77°35'54" WEST 128.20 FEET; (2)THENCE SOUTH 12°24'08" WEST 80.00 FEET; (3)THENCE SOUTH 14°02'33" EAST 88.79 FEET; (4)THENCE SOUTH 41°18'06" WEST 68.54 FEET; (5)THENCE SOUTH 78°18'06" WEST 68.54 FEET; (6)THENCE NORTH 86°30'01" WEST 75.05 FEET; (7)THENCE NORTH 63°51'00" WEST 83.15 FEET; (8)THENCE NORTH 65°09'00" WEST 83.15 FEET; (9)THENCE NORTH 66°27'00" WEST 83.15 FEET; (10)THENCE NORTH 67°45'00" WEST 62.45 FEET; (11)THENCE NORTH 61°27'18" WEST 84.28 FEET; (12)THENCE NORTH 59°24'51" WEST 105.98 FEET; (13)THENCE NORTH 80°29'54" WEST 103.74 FEET; (14)THENCE SOUTH 69°30'06" WEST 106.81 FEET; (15)THENCE SOUTH 31°49'44" WEST 89.48 FEET TO THE NORTHERLY LINE OF SAID BLOCK 20; THENCE THE FOLLOWING FOUR (4) COURSES ALONG SAID NORTHERLY LINE; (1)THENCE NORTH 15°25'21" WEST 137.33 FEET; (2)THENCE NORTH 72°35'54" WEST 176.50 FEET; (3)THENCE SOUTH 66°55'55" WEST 65.77 FEET; (4)THENCE NORTH 84°00'00" WEST 98.00 FEET TO THE SOUTHEAST CORNER OF SAID TRACT "L-22"; THENCE NORTH 06°00'00" EAST 621.99 FEET, ALONG THE EASTERLY LINES OF SAID TRACT "L-22" AND BLOCK 19, TO THE POINT OF BEGINNING.

SAID LANDS SITUATE, LYING, AND BEING IN MARION COUNTY, FLORIDA AND CONTAINING 1136506 SQUARE FEET (26.09 ACRES) MORE OR LESS.

**SHEET 4 OF 21**

(SEE SHEETS 12-14 OF 21  
FOR SKETCH OF DESCRIPTION)

**SKETCH OF DESCRIPTION ONLY. THIS IS NOT A SURVEY.**

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CERTIFICATE OF AUTHORIZATION NO. LB 1221

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MARION COUNTY

FLORIDA

**DRAINAGE  
RETENTION  
AREA #1**

DATE: 05-08-07

DRAWN BY: EFL/DL

CHECKED BY: GDG

O:\30T\30T-J1-94 CHE ENGINEER-DRA\DWG-LandDT\DRA-LEGALS\dwg\DRA\_1.dwg

## LEGAL DESCRIPTION: DRAINAGE RETENTION AREA #2

THAT PARCEL OF LAND LYING IN A PORTION OF TRACT "Y", CIRCLE SQUARE WOODS ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK "P", PAGES 30 THROUGH 103, OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA, BOUNDED BY SOUTHERLY BOUNDARY OF TRACT "L-4" AND LOTS 1 THROUGH 5 OF BLOCK 12, CANDLER HILLS EAST PHASE 1 UNITS "B", "C", "D", "F" AND "G" ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 8, PAGES 90 THROUGH 108, OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA, AND ALSO BOUNDED IN BY LOTS 7 THROUGH 16 OF BLOCK 14, CANDLER HILLS EAST PHASE 1 UNIT H ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 9, PAGES 142 THROUGH 146, OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE SOUTHERNMOST SOUTHEAST CORNER OF SAID LOT 16; THENCE THE FOLLOWING FIVE (5) COURSES ALONG THE EASTERLY LINE OF SAID LOTS 7 THROUGH 16: (1)THENCE NORTH 54°54'06" EAST 110.36 FEET; (2)THENCE NORTH 25°54'06" EAST 83.20 FEET; (3)THENCE NORTH 08°54'06" EAST 38.83 FEET; (4)THENCE NORTH 00°24'06" EAST 335.60 FEET; (5)THENCE NORTH 21°05'54" WEST 166.68 FEET TO A POINT ON A 2950.00 FOOT RADIUS NON-TANGENT CURVE CONCAVE TO THE SOUTH WHOSE RADIUS POINT BEARS SOUTH 15°09'11" WEST, SAID CURVE COINCIDENT WITH THE SOUTHERLY LINE OF SAID TRACT "L-4"; THENCE EASTERLY ALONG SAID SOUTHERLY LINE AND ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 13°02'54" AN ARC DISTANCE OF 671.82 FEET TO A POINT OF NON-TANGENCY; THENCE THE FOLLOWING FIVE (5) COURSES ALONG THE WESTERLY LINE OF SAID LOTS 1 THROUGH 5: (1)THENCE SOUTH 01°24'06" WEST 239.87 FEET; (2)THENCE SOUTH 15°04'54" EAST 71.21 FEET; (3)THENCE SOUTH 34°48'54" EAST 61.21 FEET; (4)THENCE SOUTH 54°32'54" EAST 72.71 FEET; (5)THENCE SOUTH 74°16'54" EAST 58.89 FEET TO THE SOUTHERNMOST SOUTHWEST CORNER OF SAID LOT 5; THENCE SOUTH 00°24'06" WEST 9.23 FEET; THENCE NORTH 89°35'54" WEST 861.44 FEET TO THE POINT OF BEGINNING.

SAID LANDS SITUATE, LYING, AND BEING IN MARION COUNTY, FLORIDA AND CONTAINING 329864 SQUARE FEET (7.57 ACRES) MORE OR LESS.

SHEET 5 OF 21

(SEE SHEET 15 OF 21  
FOR SKETCH OF DESCRIPTION)

SKETCH OF DESCRIPTION ONLY. THIS IS NOT A SURVEY.

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MARION COUNTY

FLORIDA

**DRAINAGE  
RETENTION  
AREA #2**

DATE: 05-08-07

DRAWN BY: EFL/DL

CHECKED BY: GDC

### LEGAL DESCRIPTION: DRAINAGE RETENTION AREA #5

THAT PARCEL OF LAND LYING IN PORTIONS OF TRACT 8, BLOCK 166 AND WRA 80-34, ALL OF CIRCLE SQUARE WOODS ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK "P", PAGES 30 THROUGH 103, OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA, BOUNDED BY THE EASTERLY BOUNDARY OF TRACT "L-2" AND THE NORTHERLY BOUNDARY OF LOTS 10 THROUGH 19 OF BLOCK 9, ALL OF CANDLER HILLS EAST PHASE 1 UNITS "B", "C", "D", "F" AND "G" ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 8, PAGES 90 THROUGH 108, OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA AND ALSO BOUNDED BY THE SOUTHERLY BOUNDARY OF LOTS 29 THROUGH 39 OF BLOCK 3 ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 9, PAGES 171 THROUGH 173, OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT SOUTHERLY NORTHEAST CORNER OF SAID LOT 29; THENCE SOUTH 60°45'30" EAST 146.82 FEET TO A POINT OF CURVATURE OF A 75.00 FOOT RADIUS CURVE CONCAVE TO THE WEST; THENCE SOUTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 77°05'37" AN ARC DISTANCE OF 100.92 FEET TO A POINT OF TANGENCY; THENCE SOUTH 16°20'08" WEST 52.35 FEET TO A POINT OF CURVATURE OF A 20.00 FOOT RADIUS CURVE CONCAVE TO THE EAST; THENCE SOUTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 57°56'38" AN ARC DISTANCE OF 20.23 FEET TO A POINT OF TANGENCY; THENCE SOUTH 41°36'30" EAST 47.62 FEET TO A POINT OF CURVATURE OF A 22.00 FOOT RADIUS CURVE CONCAVE TO THE NORTHWEST; THENCE SOUTHERLY AND WESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 160°28'41" AN ARC DISTANCE OF 61.62 FEET TO A POINT OF TANGENCY; THENCE NORTH 61°07'49" WEST 56.94 FEET TO A POINT OF CURVATURE OF A 110.00 FOOT RADIUS CURVE CONCAVE TO THE SOUTHEAST; THENCE WESTERLY AND SOUTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 134°51'46" AN ARC DISTANCE OF 258.92 FEET TO A POINT OF TANGENCY; THENCE SOUTH 15°59'35" EAST 348.08 FEET TO THE NORTHERLY LINE OF SAID LOTS 10 THROUGH 19; THENCE THE FOLLOWING NINE (9) COURSES ALONG SAID NORTHERLY LINE: (1)THENCE NORTH 21°14'54" WEST 6.77 FEET; (2)THENCE NORTH 43°41'54" WEST 76.21 FEET; (3)THENCE NORTH 86°08'54" WEST 76.21 FEET; (4)THENCE NORTH 88°35'54" WEST 252.10 FEET; (5)THENCE NORTH 86°57'42" WEST 70.03 FEET; (6)THENCE SOUTH 88°17'33" WEST 83.45 FEET; (7)THENCE SOUTH 79°51'06" WEST 87.07 FEET; (8)THENCE SOUTH 71°03'06" WEST 89.07 FEET; (9)THENCE SOUTH 62°09'06" WEST 89.07 FEET TO THE NORTHWEST CORNER OF SAID LOT 10; THENCE NORTH 57°53'50" WEST 33.71 FEET TO A POINT ON A 900.00 FOOT RADIUS NON-TANGENT CURVE CONCAVE TO THE WEST WHOSE RADIUS POINT BEARS NORTH 57°15'07" WEST, SAID CURVE COINCIDENT WITH THE EASTERLY LINE OF SAID TRACT "L-2"; THENCE NORTHERLY ALONG SAID EASTERLY LINE AND ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 51°58'42" AN ARC DISTANCE OF 816.47 FEET TO A POINT OF NON-TANGENCY, SAID POINT ALSO THE SOUTHWEST CORNER OF SAID LOT 37; THENCE NORTH 61°19'06" EAST 9.38 FEET, ALONG THE SOUTH LINE OF SAID LOT 37, TO THE NORTHWEST CORNER OF SAID LOT 36; THENCE THE FOLLOWING FIVE (5) COURSES ALONG THE WESTERLY LINE OF SAID LOTS 32 THROUGH 36; (1)THENCE SOUTH 29°23'54" EAST 73.80 FEET; (2)THENCE SOUTH 30°49'54" EAST 73.80 FEET; (3)THENCE SOUTH 32°15'54" EAST 73.80 FEET; (4)THENCE SOUTH 33°41'54" EAST 106.47 FEET; (5)THENCE SOUTH 50°17'54" EAST 64.63 FEET TO THE SOUTHERLY LINE OF SAID LOTS 29 THROUGH 31, 38 AND 39; THENCE THE FOLLOWING FIVE (5) COURSES ALONG SAID SOUTHERLY LINE; (1)THENCE SOUTH 71°31'54" EAST 72.35 FEET; (2)THENCE NORTH 87°14'06" EAST 91.15 FEET; (3)THENCE NORTH 55°26'06" EAST 253.43 FEET; (4)THENCE NORTH 48°03'06" EAST 48.23 FEET; (5)THENCE NORTH 25°33'06" EAST 81.61 FEET TO THE POINT OF BEGINNING.

SAID LANDS SITUATE, LYING, AND BEING IN MARION COUNTY, FLORIDA AND CONTAINING 348356 SQUARE FEET (7.95 ACRES) MORE OR LESS.

SHEET 8 OF 21

(SEE SHEET 18 OF 21  
FOR SKETCH OF DESCRIPTION)

SKETCH OF DESCRIPTION ONLY. THIS IS NOT A SURVEY.

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MARION COUNTY

FLORIDA

**DRAINAGE  
RETENTION  
AREA #5**

DATE: 05-08-07

DRAWN BY: EFL/DL

CHECKED BY: GOG

G:\30T\30T-J1-94 ONE ENGINEER-DRA\DWG-LandDT\DRA-LEGALS\cwa\DRA\_8.dwg

**LEGAL DESCRIPTION: DRAINAGE RETENTION AREA #7**

THAT PARCEL OF LAND LYING IN PORTIONS OF BLOCKS 163 AND 164, WRA 63-38, ALL OF CIRCLE SQUARE WOODS ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK "P", PAGES 30 THROUGH 103, OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA, BOUNDED BY THE WESTERLY LINE OF TRACT "L-12", THE SOUTHERLY BOUNDARY OF LOTS 13 THROUGH 30, BLOCK 1 AND THE NORTHERLY BOUNDARY OF LOTS 33 THROUGH 39, BLOCK 5, ALL OF CANDLER HILLS EAST PHASE 1 UNITS "B", "C", "D", "F" AND "G" ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 8, PAGES 90 THROUGH 108, OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA, AND ALSO BOUNDED BY THE EASTERLY BOUNDARY OF LOTS 7 THROUGH 13, 17, 18, BLOCK 7 OF CANDLER HILLS EAST PHASE 1 UNITS "E", "I" AND "J" ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 9, PAGES 158 THROUGH 168, OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE NORTHEAST CORNER OF SAID LOT 39; THENCE THE FOLLOWING THREE (3) COURSES ALONG THE NORTHERLY LINE OF SAID LOTS 33 THROUGH 39 OF BLOCK 5; (1)THENCE SOUTH 64°01'06" WEST 432.72 FEET; (2)THENCE SOUTH 35°52'54" WEST 78.85 FEET; (3)THENCE SOUTH 16°08'54" WEST 105.23 FEET TO THE SOUTHWEST CORNER OF SAID LOT 33 OF BLOCK 5; THENCE NORTH 82°54'12" WEST 172.63 FEET, ALONG THE NORTHERLY LINE OF SAID LOTS 17 AND 18 OF BLOCK 7, TO THE SOUTHEAST CORNER OF SAID LOT 13 OF BLOCK 7; THENCE THE FOLLOWING FIVE (5) COURSES ALONG THE EASTERLY LINE OF SAID LOTS 8 THROUGH 13 OF BLOCK 7; (1)THENCE NORTH 55°31'21" WEST 42.31 FEET; (2)THENCE NORTH 04°14'00" EAST 123.78 FEET; (3)THENCE NORTH 26°51'57" WEST 101.25 FEET; (4)THENCE NORTH 26°00'00" WEST 178.74 FEET; (5)THENCE NORTH 52°14'00" WEST 78.13 FEET TO THE EASTERLY NORTHWEST CORNER OF SAID LOT 8 OF BLOCK 7; THENCE THE FOLLOWING TWO (2) COURSES ALONG THE NORTHERLY LINE OF SAID LOTS 7 AND 8 OF BLOCK 7; (1)THENCE NORTH 71°58'00" WEST 66.79 FEET; (2)THENCE SOUTH 88°18'00" WEST 74.73 FEET TO THE EASTERLY NORTHWEST CORNER OF SAID LOT 7 OF BLOCK 7; THENCE SOUTH 73°59'17" WEST 68.65 FEET TO A POINT OF CURVATURE OF A 25.00 FOOT RADIUS CURVE CONCAVE TO THE NORTHEAST; THENCE WESTERLY AND NORTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 133°08'55" AN ARC DISTANCE OF 58.10 FEET TO A POINT OF TANGENCY; THENCE NORTH 27°08'12" EAST 238.76 FEET TO A POINT OF CURVATURE OF A 25.00 FOOT RADIUS CURVE CONCAVE TO THE SOUTH; THENCE EASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 85°58'18" AN ARC DISTANCE OF 37.51 FEET TO A POINT OF TANGENCY; THENCE SOUTH 66°53'30" EAST 76.43 FEET TO THE NORTHWEST CORNER OF SAID LOT 30 OF BLOCK 1 AND TO A POINT ON A 482.00 FOOT RADIUS NON-TANGENT CURVE CONCAVE TO THE NORTHEAST WHOSE RADIUS POINT BEARS NORTH 75°01'00" EAST, SAID CURVE COINCIDENT WITH THE WESTERLY LINE OF SAID LOTS 22 THROUGH 31 OF BLOCK 1; THENCE SOUTHEASTERLY ALONG SAID WESTERLY LINE AND ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 68°12'00" AN ARC DISTANCE OF 573.73 FEET TO A POINT OF TANGENCY, SAID POINT BEING THE SOUTHEAST CORNER OF SAID LOT 22 OF BLOCK 1; THENCE THE FOLLOWING THREE (3) COURSES ALONG THE SOUTHERLY LINE OF SAID LOTS 19 THROUGH 21 OF BLOCK 1; (1)THENCE SOUTH 83°11'00" EAST 103.10 FEET; (2)THENCE NORTH 83°49'00" EAST 41.44 FEET; (3)THENCE NORTH 69°19'00" EAST 90.60 FEET TO THE SOUTHEAST CORNER OF SAID LOT 19 OF BLOCK 1; THENCE THE FOLLOWING THREE (3) COURSES ALONG THE EASTERLY LINE OF SAID LOTS 13 THROUGH 18 OF BLOCK 1; (1)THENCE NORTH 34°19'00" EAST 90.60 FEET; (2)THENCE NORTH 19°49'00" EAST 32.55 FEET; (3)THENCE NORTH 06°49'00" EAST 269.76 FEET TO THE EASTERLY NORTHEAST CORNER OF SAID LOT 13 OF BLOCK 1 AND TO A POINT ON A 3050.00 FOOT RADIUS NON-TANGENT CURVE CONCAVE TO THE EAST WHOSE RADIUS POINT BEARS NORTH 74°22'59" EAST, SAID CURVE COINCIDENT WITH THE WESTERLY LINE OF SAID TRACT "L-12"; THENCE SOUTHERLY ALONG SAID WESTERLY LINE AND ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 07°41'47" AN ARC DISTANCE OF 409.70 FEET TO THE POINT OF BEGINNING.

SAID LANDS SITUATE, LYING, AND BEING IN MARION COUNTY, FLORIDA AND CONTAINING 230772 SQUARE FEET (5.29 ACRES) MORE OR LESS.

**SHEET 10 OF 21**

(SEE SHEET 20 OF 21  
FOR SKETCH OF DESCRIPTION)

**SKETCH OF DESCRIPTION ONLY. THIS IS NOT A SURVEY.**

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MARION COUNTY

FLORIDA

**DRAINAGE  
RETENTION  
AREA #7**

DATE: 05-08-07

DRAWN BY: EFL/DL

CHECKED BY: GOG

O:\30T\30T-J1-94 CHE ENGINEER-DRA\DWG-LensDT\TRA-LEGALS\dws\TRA\_7.dwg

**LEGAL DESCRIPTION: DRAINAGE RETENTION AREA #8**

THAT PARCEL OF LAND LYING IN A PORTION OF BLOCK 155, CIRCLE SQUARE WOODS ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK "P", PAGES 30 THROUGH 103, OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA, BOUNDED BY THE SOUTHERLY RIGHT-OF-WAY LINE OF S.W. 80TH LOOP (A 120.00 FOOT WIDE PUBLIC RIGHT-OF-WAY) AND ALSO BOUNDED BY THE NORTHEASTERLY LINE OF TRACT "L-1A", ALL OF CANDLER HILLS EAST PHASE 1 UNITS "B", "C", "D", "F" AND "G" ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 8, PAGES 90 THROUGH 108, OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT NORTHERNMOST NORTHEAST CORNER OF SAID TRACT "L-1A", SAID POINT BEING ON THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID S.W. 80TH LOOP AND ALSO BEING ON A 1140.00 FOOT RADIUS NON-TANGENT CURVE CONCAVE TO THE SOUTH WHOSE RADIUS POINT BEARS SOUTH 17°52'35" EAST; THENCE EASTERLY ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE AND ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 22°55'43" AN ARC DISTANCE OF 456.21 FEET TO A POINT OF NON-TANGENCY; THENCE DEPARTING SAID SOUTHERLY RIGHT-OF-WAY LINE, SOUTH 06°20'15" WEST 89.72 FEET; THENCE SOUTH 58°32'23" WEST 221.42 FEET; THENCE SOUTH 82°38'24" WEST 182.77 FEET TO THE NORTHEASTERLY LINE OF SAID TRACT "L-1A"; THENCE NORTH 21°35'54" WEST 190.95 FEET, ALONG SAID NORTHEASTERLY LINE, TO THE POINT OF BEGINNING.

SAID LANDS SITUATE, LYING, AND BEING IN MARION COUNTY, FLORIDA AND CONTAINING 72718 SQUARE FEET (1.66 ACRES) MORE OR LESS.

**SHEET 11 OF 21**

(SEE SHEET 21 OF 21  
FOR SKETCH OF DESCRIPTION)

**SKETCH OF DESCRIPTION ONLY. THIS IS NOT A SURVEY.**

**ON TOP OF THE  
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MARION COUNTY

FLORIDA

**DRAINAGE  
RETENTION  
AREA #8**

DATE: 05-08-07

DRAWN BY: EFL/DL

CHECKED BY: GDG

O:\30T\30T-J1-94 CHE ENGINEER-DRA\DWG-LongDT\DRA-LEGALS\dwg\DRA\_8.dwg

## SECTION VII

# SECTION A

## **RESOLUTION 2018-02**

### **THE ANNUAL APPROPRIATION RESOLUTION OF THE CANDLER HILLS EAST COMMUNITY DEVELOPMENT DISTRICT (THE "DISTRICT") RELATING TO THE ANNUAL APPROPRIATIONS AND ADOPTING THE BUDGET FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2018, AND ENDING SEPTEMBER 30, 2019.**

**WHEREAS**, the District Manager has, prior to the fifteenth (15<sup>th</sup>) day in June, 2018, submitted to the Board of Supervisors (the "Board") a proposed budget for the next ensuing budget year along with an explanatory and complete financial plan for each fund of the Candler Hills East Community Development District, pursuant to the provisions of Section 190.008(2)(a), Florida Statutes; and

**WHEREAS**, at least sixty (60) days prior to the adoption of the proposed annual budget (the "Proposed Budget"), the District filed a copy of the Proposed Budget with the local governing authorities having jurisdiction over the area included in the District pursuant to the provisions of Section 190.008(2)(b), Florida Statutes; and

**WHEREAS**, the Board set August 21, 2018, as the date for a public hearing thereon and caused notice of such public hearing to be given by publication pursuant to Section 190.008(2)(a), Florida Statutes; and

**WHEREAS**, Section 190.008(2)(a), Florida Statutes, requires that, prior to October 1, of each year, the District Board by passage of the Annual Appropriation Resolution shall adopt a budget for the ensuing fiscal year and appropriate such sums of money as the Board deems necessary to defray all expenditures of the District during the ensuing fiscal year; and

**WHEREAS**, the District Manager has prepared a Proposed Budget, whereby the budget shall project the cash receipts and disbursements anticipated during a given time period, including reserves for contingencies for emergency or other unanticipated expenditures during the fiscal year.

### **NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF CANDLER HILLS EAST COMMUNITY DEVELOPMENT DISTRICT;**

#### **Section 1. Budget**

- a. That the Board of Supervisors has reviewed the District Manager's Proposed Budget, a copy of which is on file with the office of the District Manager and at the District's Records Office, and hereby approves certain amendments thereto, as shown in Section 2 below.
- b. That the District Manager's Proposed Budget, attached hereto as Exhibit "A," as amended by the Board, is hereby adopted in accordance with the provisions of

Section 190.008(2)(a), Florida Statutes, and incorporated herein by reference; provided, however, that the comparative figures contained in the adopted budget may be subsequently revised as deemed necessary by the District Manager to reflect actual revenues and expenditures for Fiscal Year 2018 and/or revised projections for Fiscal Year 2019.

- c. That the adopted budget, as amended, shall be maintained in the office of the District Manager and at the District's Records Office and identified as "The Budget for Candler Hills East Community Development District for the Fiscal Year Ending September 30, 2019," as adopted by the Board of Supervisors on August 21, 2018.

## **Section 2. Appropriations**

There is hereby appropriated out of the revenues of the Candler Hills East Community Development District, for the fiscal year beginning October 1, 2018, and ending September 30, 2019, the sum of \$ 303,180 to be raised by the levy of assessments and/or otherwise, which sum is deemed by the Board of Supervisors to be necessary to defray all expenditures of the District during said budget year, to be divided and appropriated in the following fashion:

TOTAL GENERAL FUND	\$ <u>58,568</u>
DEBT SERVICE FUND(S) – SERIES 2006A/2016	\$ <u>244,613</u>
TOTAL ALL FUNDS	\$ <u>303,180</u>

## **Section 3. Supplemental Appropriations**

The Board may authorize by resolution, supplemental appropriations or revenue changes for any lawful purpose from funds on hand or estimated to be received within the fiscal year as follows:

- a. Board may authorize a transfer of the unexpended balance or portion thereof of any appropriation item.
- b. Board may authorize an appropriation from the unappropriated balance of any fund.
- c. Board may increase any revenue or income budget amount to reflect receipt of any additional unbudgeted monies and make the corresponding change to appropriations or the unappropriated balance.

The District Manager and Treasurer shall have the power within a given fund to authorize the transfer of any unexpected balance of any appropriation item or any portion thereof, provided such transfers do not exceed Ten Thousand (\$10,000) Dollars or have the effect of causing more than 10% of the total appropriation of a given program or project to be transferred previously approved transfers included. Such transfer shall not have the effect of causing a more than

\$10,000 or 10% increase, previously approved transfers included, to the original budget appropriation for the receiving program. Transfers within a program or project may be approved by the Board of Supervisors. The District Manager or Treasurer must establish administrative procedures which require information on the request forms proving that such transfer requests comply with this section.

Introduced, considered favorably, and adopted this 21<sup>st</sup> day of August, 2018.

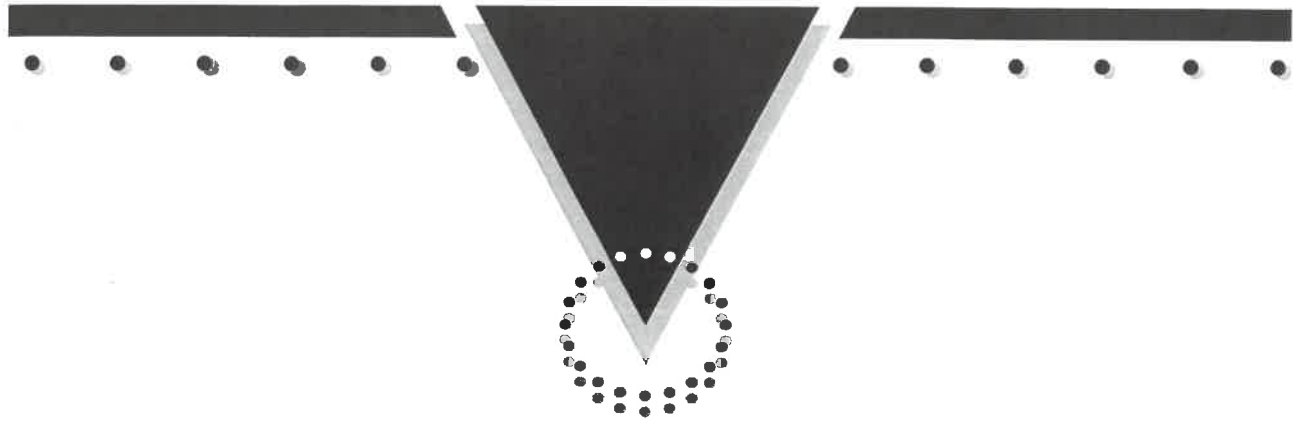
ATTEST:

**CANDLER HILLS EAST COMMUNITY  
DEVELOPMENT DISTRICT**

\_\_\_\_\_  
Secretary

By: \_\_\_\_\_

Its: \_\_\_\_\_



**Candler Hills East  
Community Development District  
Proposed Budget  
FY 2019**



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1	<u>General Fund</u>
2-4	<u>General Fund Narrative</u>
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7	<u>Amortization Schedule - Series 2016</u>

**Candler Hills East**  
**COMMUNITY DEVELOPMENT DISTRICT**  
**GENERAL FUND**

DESCRIPTION	ADOPTED BUDGET FY2018	ACTUAL THRU 7/31/18	PROJECTED NEXT 2 MONTHS	TOTAL AS OF 9/30/18	PROPOSED BUDGET FY2019
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**REVENUES:**

MAINTENANCE ASSESSMENTS	\$105,046	\$105,507	\$0	\$105,507	\$55,051
INTEREST	\$50	\$29	\$4	\$33	\$35
CARRYFORWARD	\$0	\$0	\$0	\$0	\$12,499
<b>TOTAL REVENUES</b>	<b>\$105,096</b>	<b>\$105,536</b>	<b>\$4</b>	<b>\$105,540</b>	<b>\$67,585</b>

**EXPENDITURES:**

**ADMINISTRATIVE:**

SUPERVISOR FEES	\$4,000	\$2,800	\$1,000	\$3,800	\$4,000
FICA EXPENSE	\$306	\$138	\$46	\$184	\$306
ENGINEERING	\$2,200	\$1,550	\$0	\$1,550	\$2,200
TRUSTEE FEES	\$2,050	\$2,020	\$0	\$2,020	\$2,050
DISSEMINATION	\$3,500	\$2,183	\$417	\$2,600	\$3,500
ARBITRAGE	\$600	\$600	\$0	\$600	\$600
ASSESSMENT ROLL	\$5,000	\$5,000	\$0	\$5,000	\$5,000
ATTORNEY	\$6,000	\$4,500	\$1,500	\$6,000	\$6,000
ANNUAL AUDIT	\$3,405	\$3,405	\$0	\$3,405	\$3,500
MANAGEMENT FEES	\$7,244	\$6,037	\$1,207	\$7,244	\$7,461
INFORMATION TECHNOLOGY	\$1,000	\$833	\$167	\$1,000	\$1,000
TELEPHONE	\$50	\$13	\$7	\$19	\$50
POSTAGE	\$800	\$693	\$38	\$731	\$800
PRINTING & BINDING	\$800	\$185	\$50	\$235	\$800
INSURANCE	\$6,646	\$6,042	\$0	\$6,042	\$6,646
LEGAL ADVERTISING	\$700	\$214	\$460	\$674	\$700
OTHER CURRENT CHARGES	\$475	\$269	\$56	\$325	\$475
OFFICE SUPPLIES	\$150	\$86	\$28	\$114	\$150
DUES, LICENSES & SUBSCRIPTIONS	\$175	\$175	\$0	\$175	\$175
<b>TOTAL ADMINISTRATIVE</b>	<b>\$45,101</b>	<b>\$36,743</b>	<b>\$4,975</b>	<b>\$41,718</b>	<b>\$45,413</b>

**MAINTENANCE:**

RETENTION PONDS/OWL PRESERVE DRA	\$49,995	\$41,663	\$8,333	\$49,995	\$12,499
CONTINGENCIES	\$10,000	\$5,239	\$0	\$5,239	\$9,673

<b>TOTAL MAINTENANCE</b>	<b>\$59,995</b>	<b>\$46,902</b>	<b>\$8,333</b>	<b>\$55,234</b>	<b>\$22,171</b>
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<b>TOTAL EXPENDITURES</b>	<b>\$105,096</b>	<b>\$83,644</b>	<b>\$13,308</b>	<b>\$96,952</b>	<b>\$67,585</b>
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<b>EXCESS REVENUES (EXPENDITURES)</b>	<b>\$0</b>	<b>\$21,891</b>	<b>(\$13,304)</b>	<b>\$8,587</b>	<b>\$0</b>
---------------------------------------	------------	-----------------	-------------------	----------------	------------

	FY2016	FY2017	FY2018	FY2019
Net Assessments	\$105,046	\$105,046	\$105,046	\$55,051
Discounts & Collections (6%)	\$6,705	\$6,705	\$6,705	\$3,514
Gross Assessments	\$111,751	\$111,751	\$111,751	\$58,565
Total Units	628	628	628	628
Assessments per Unit	\$178	\$178	\$178	\$93

**Candler Hills East**  
**Community Development District**  
General Fund Budget  
Fiscal Year 2019

**REVENUES:**

**Maintenance Assessments**

The District will levy a non-ad valorem special assessment on all taxable property within the District, to fund all General Operating and Maintenance Expenditures for the Fiscal Year.

**Interest**

The District receives interest earnings from its cash balance in the SunTrust operating account.

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**EXPENDITURES:**

**Administrative:**

**Supervisor Fees**

The Florida Statutes allows each board member to receive \$200 per meeting not to exceed \$4,800 in one year. This amount is based on 5 Supervisors attending 4 monthly meetings.

**FICA Expense**

Represents the Employer's share of Social Security and Medicare taxes withheld from Board of Supervisors checks.

**Engineering**

The District's engineer will be providing general engineering services to the District, e.g., attendance and preparation for monthly meetings, reviewing invoices, and various projects assigned as directed by the Board of Supervisors. The District currently has an agreement with Dewberry Engineers, Inc.

**Trustee Fees**

The District issued Series 2016 Special Assessment Refunding Bonds that are administered by a Trustee at US Bank.

**Dissemination**

The District is required by the Security and Exchange Commission to comply with Rule 15c2-12(b) (5) which relates to additional reporting requirements for unrated bond issues. Governmental Management Services – CF, LLC is contracted for this service.

**Candler Hills East**  
**Community Development District**  
General Fund Budget  
Fiscal Year 2019

**Arbitrage**

The District has contracted with an independent certified public accountant to annually calculate the District's Arbitrage Rebate Liability on the Series 2016 Special Assessment Refunding Bonds. The District has an agreement with Grau & Associates for this service.

**Assessment Roll**

Governmental Management Services – Central Florida, LLC serves as the District's collection agent and certifies the District's non-ad valorem assessments with the Marion County Tax Collector's Office.

**Attorney**

The District's legal counsel will be providing general legal services to the District, i.e., attendance and preparation for monthly meetings, review operating and maintenance contracts, etc. The District currently has an agreement with Gerald R. Colen, P.A.

**Annual Audit**

The District is required annually to conduct an audit of its financial records by an Independent Certified Public Accounting Firm.

**Management Fees**

The District receives Management, Accounting and Administrative services as part of a Management Agreement with Governmental Management Services – Central Florida, LLC. The services include, but are not limited to, recording and transcription of board meetings, administrative services, budget preparation, all financial reporting, annual audits, etc.

**Information Technology**

The District incurs costs related to the District's accounting and information systems, District's website creation and maintenance, electronic compliance with Florida Statutes and other electronic data requirements.

**Telephone**

Telephone and fax machine.

**Postage**

Mailing of Board Meeting agenda packages, overnight deliveries, checks for vendors and any other required correspondence.

**Candler Hills East**  
**Community Development District**  
General Fund Budget  
Fiscal Year 2019

**Printing & Binding**

Printing and Binding agenda packages for board meetings, printing of computerized checks, stationary, envelopes etc.

**Insurance**

The District's general liability & public officials liability insurance policy is with Florida Insurance Alliance. The Florida Insurance Alliance specializes in providing insurance coverage to governmental agencies.

**Legal Advertising**

The District is required to advertise various notices for monthly Board meetings, public hearings, etc. in a newspaper of general circulation. The District does most of its legal advertising with Ocala Star-Banner.

**Other Current Charges**

Bank charges and any other miscellaneous expenses that are incurred during the year.

**Office Supplies**

The District incurs charges for supplies that need to be purchased during the fiscal year, including copier and printer toner cartridges, paper, file folders, binders, pens, paper clips, and other such office supplies.

**Dues, Licenses & Subscriptions**

The District is required to pay an annual fee to the Department of Economic Opportunity for \$175. This is the only expense under this category for the District.

**MAINTENANCE:**

**Retention Ponds/Owl Preserve DRA**

The District has contracted with Sharp Site Services, LLC to provide landscape maintenance services. The District will maintain the Retention Ponds/DRA from October 1, 2018 until December 31, 2018. After this time, the Candler Hills HOA has agreed to take over maintenance. The District will continue to be responsible for any repairs including sinkholes.

**Contingencies**

To record the cost of any maintenance expenses not properly classified in any of the other accounts.

**Candler Hills East**  
COMMUNITY DEVELOPMENT DISTRICT

**CAPITAL RESERVES FUND**

DESCRIPTION	ADOPTED BUDGET FY2018	ACTUAL THRU 7/31/18	PROJECTED NEXT 2 MONTHS	TOTAL THRU 9/30/18	PROPOSED BUDGET FY2019
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**REVENUES**

INTEREST	\$400	\$2,375	\$612	\$2,987	\$2,500
CARRY FORWARD SURPLUS	\$160,451	\$160,459	\$0	\$160,459	\$163,447

<b>TOTAL REVENUES</b>	<b>\$160,851</b>	<b>\$162,835</b>	<b>\$612</b>	<b>\$163,447</b>	<b>\$165,947</b>
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**EXPENDITURES**

CAPITAL OUTLAY	\$0	\$0	\$0	\$0	\$0
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<b>TOTAL EXPENDITURES</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>
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<b>EXCESS REVENUES</b>	<b>\$160,851</b>	<b>\$162,835</b>	<b>\$612</b>	<b>\$163,447</b>	<b>\$165,947</b>
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**Candler Hills East**  
**COMMUNITY DEVELOPMENT DISTRICT**  
**DEBT SERVICE FUND - SERIES 2016**

DESCRIPTION	ADOPTED BUDGET FY2018	ACTUAL THRU 7/31/18	PROJECTED NEXT 2 MONTHS	TOTAL THRU 9/30/18	PROPOSED BUDGET FY2019
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**REVENUES**

ASSESSMENTS - TAX ROLL	\$234,100	\$233,061	\$0	\$233,061	\$229,936
PREPAYMENTS	\$0	\$27,586	\$0	\$27,586	\$0
INTEREST INCOME	\$100	\$653	\$130	\$783	\$500
CARRY FORWARD SURPLUS	\$225,910	\$243,521	\$0	\$243,521	\$204,176

<b>TOTAL REVENUES</b>	<b>\$460,110</b>	<b>\$504,821</b>	<b>\$130</b>	<b>\$504,951</b>	<b>\$434,612</b>
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**EXPENDITURES**

**Series 2016**

INTEREST - 11/1	\$55,606	\$55,800	\$0	\$55,800	\$53,525
SPECIAL CALL - 11/1	\$45,000	\$55,000	\$0	\$55,000	\$20,000
PRINCIPAL - 5/1	\$125,000	\$125,000	\$0	\$125,000	\$105,000
INTEREST - 5/1	\$55,606	\$54,975	\$0	\$54,975	\$53,525
SPECIAL CALL - 5/1	\$0	\$10,000	\$0	\$10,000	\$0

<b>TOTAL EXPENDITURES</b>	<b>\$281,213</b>	<b>\$300,775</b>	<b>\$0</b>	<b>\$300,775</b>	<b>\$232,050</b>
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<b>EXCESS REVENUES</b>	<b>\$178,898</b>	<b>\$204,046</b>	<b>\$130</b>	<b>\$204,176</b>	<b>\$202,562</b>
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Nov 1, 2019 \$52,475

Net Assessments	\$229,936
Discounts & Collections (6%)	\$14,677
Gross Assessments	\$244,613

Total Units	444.75
Assessments per Unit	\$550

**Candler Hills East**  
**Community Development District**  
**Series 2016 Special Assessment Revenue Refunding Bonds**

**AMORTIZATION SCHEDULE**  
**(Term Bonds Due Combined)**

Date	Balance	Principal	Interest	Annual
11/1/18	\$ 3,080,000	\$ -	\$ 53,525.00	\$ -
5/1/19	\$ 3,080,000	\$ 105,000	\$ 53,525.00	\$ 212,050
11/1/19	\$ 2,975,000	\$ -	\$ 52,475.00	\$ -
5/1/20	\$ 2,975,000	\$ 130,000	\$ 52,475.00	\$ 234,950
11/1/20	\$ 2,845,000	\$ -	\$ 51,012.50	\$ -
5/1/21	\$ 2,845,000	\$ 130,000	\$ 51,012.50	\$ 232,025
11/1/21	\$ 2,715,000	\$ -	\$ 49,550.00	\$ -
5/1/22	\$ 2,715,000	\$ 135,000	\$ 49,550.00	\$ 234,100
11/1/22	\$ 2,580,000	\$ -	\$ 48,031.25	\$ -
5/1/23	\$ 2,580,000	\$ 135,000	\$ 48,031.25	\$ 231,063
11/1/23	\$ 2,445,000	\$ -	\$ 46,343.75	\$ -
5/1/24	\$ 2,445,000	\$ 140,000	\$ 46,343.75	\$ 232,688
11/1/24	\$ 2,360,000	\$ -	\$ 45,243.75	\$ -
5/1/25	\$ 2,360,000	\$ 90,000	\$ 45,243.75	\$ 180,488
11/1/25	\$ 2,215,000	\$ -	\$ 43,068.75	\$ -
5/1/26	\$ 2,215,000	\$ 150,000	\$ 43,068.75	\$ 236,138
11/1/26	\$ 2,065,000	\$ -	\$ 40,256.25	\$ -
5/1/27	\$ 2,065,000	\$ 155,000	\$ 40,256.25	\$ 235,513
11/1/27	\$ 1,910,000	\$ -	\$ 37,350.00	\$ -
5/1/28	\$ 1,910,000	\$ 160,000	\$ 37,350.00	\$ 234,700
11/1/28	\$ 1,750,000	\$ -	\$ 34,350.00	\$ -
5/1/29	\$ 1,750,000	\$ 165,000	\$ 34,350.00	\$ 233,700
11/1/29	\$ 1,585,000	\$ -	\$ 31,256.25	\$ -
5/1/30	\$ 1,585,000	\$ 175,000	\$ 31,256.25	\$ 237,513
11/1/30	\$ 1,410,000	\$ -	\$ 27,975.00	\$ -
5/1/31	\$ 1,410,000	\$ 180,000	\$ 27,975.00	\$ 235,950
11/1/31	\$ 1,230,000	\$ -	\$ 24,600.00	\$ -
5/1/32	\$ 1,230,000	\$ 185,000	\$ 24,600.00	\$ 234,200
11/1/32	\$ 1,045,000	\$ -	\$ 20,900.00	\$ -
5/1/33	\$ 1,045,000	\$ 195,000	\$ 20,900.00	\$ 236,800
11/1/33	\$ 850,000	\$ -	\$ 17,000.00	\$ -
5/1/34	\$ 850,000	\$ 200,000	\$ 17,000.00	\$ 234,000
11/1/34	\$ 650,000	\$ -	\$ 13,000.00	\$ -
5/1/35	\$ 650,000	\$ 210,000	\$ 13,000.00	\$ 236,000
11/1/35	\$ 440,000	\$ -	\$ 8,800.00	\$ -
5/1/36	\$ 440,000	\$ 215,000	\$ 8,800.00	\$ 232,600
11/1/36	\$ 225,000	\$ -	\$ 4,500.00	\$ -
5/1/37	\$ 225,000	\$ 225,000	\$ 4,500.00	\$ 234,000
Totals		\$ 3,080,000	\$ 1,298,475	\$ 4,378,475

## SECTION B

## **RESOLUTION 2018-03**

### **A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE CANDLER HILLS EAST COMMUNITY DEVELOPMENT DISTRICT IMPOSING SPECIAL ASSESSMENTS AND CERTIFYING AN ASSESSMENT ROLL; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.**

**WHEREAS**, the Candler Hills East Community Development District (“the District”) is a local unit of special-purpose government established pursuant to Chapter 190, Florida Statutes for the purpose of providing, operating and maintaining infrastructure improvements, facilities and services to the lands within the District; and

**WHEREAS**, the District is located in Marion County, Florida (the “County”); and

**WHEREAS**, the District has constructed or acquired various infrastructure improvements and provides certain services in accordance with the District’s adopted Improvement Plan and Chapter 190, Florida Statutes; and

**WHEREAS**, the Board of Supervisors of the District (“Board”) hereby determines to undertake various operations and maintenance activities described in the District’s budget for Fiscal Year 2018-2019 (“Operations and Maintenance Budget”), attached hereto as Exhibit “A” and incorporated by reference herein; and

**WHEREAS**, the District must obtain sufficient funds to provide for the operation and maintenance of the services and facilities provided by the District as described in the District’s budget for Fiscal Year 2018-2019; and

**WHEREAS**, the provision of such services, facilities, and operations is a benefit to lands within the District; and

**WHEREAS**, Chapter 190, Florida Statutes, provides that the District may impose special assessments on benefitted lands within the District; and

**WHEREAS**, The District has previously levied an assessment for debt service, which the District desires to collect on the tax roll for platted lots pursuant to the Uniform Method and which is also indicated on Exhibit “A”; and

**WHEREAS**, Chapter 197, Florida Statutes, provides a mechanism pursuant to which such special assessments may be placed on the tax roll and collected by the local tax collector (“Uniform Method”); and

**WHEREAS**, the District has previously evidenced its intention to utilize this Uniform Method; and

**WHEREAS**, the District has approved an Agreement with the Tax Collector of the County to provide for the collection of the special assessments under the Uniform Method; and

**WHEREAS**, it is in the best interests of the District to proceed with the imposition of the special assessments; and

**WHEREAS**, it is in the best interests of the District to adopt the Assessment Roll of the Candler Hills East Community Development District (the "Assessment Roll") attached to this Resolution as Exhibit "B" and incorporated as a material part of this Resolution by this reference, and to certify the Assessment Roll on platted property to the County Tax Collector pursuant to the Uniform Method; and

**WHEREAS**, it is in the best interests of the District to permit the District Manager to amend the Assessment Roll, certified to the County Tax Collector by this Resolution, as the Property Appraiser updates the property roll for the County, for such time as authorized by Florida law.

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

**SECTION 1. BENEFIT.** The provision of the services, facilities, and operations as described in Exhibit "A" confer a special and peculiar benefit to the lands within the District, which benefits exceed or equal the costs of the assessments. The allocation of the costs to the specially benefitted lands is shown in Exhibits "A" and "B."

**SECTION 2. ASSESSMENT IMPOSITION.** A special assessment for operation and maintenance as provided for in Chapter 190, Florida Statutes, is hereby imposed and levied on benefitted lands within the District in accordance with Exhibits "A" and "B." The lien of the special assessments for operations and maintenance imposed and levied by this Resolution shall be effective upon passage of this Resolution.

**SECTION 3. COLLECTION.** The collection of the operation and maintenance special assessments shall be at the same time and in the same manner as County taxes in accordance with the Uniform Method. The District shall also collect its previously levied debt service assessment pursuant to the Uniform method, as indicated on Exhibits "A" and "B."

**SECTION 4. ASSESSMENT ROLL.** The District's Assessment Roll, attached to this Resolution as Exhibit "B," is hereby certified to the County Tax Collector and shall be collected by the County Tax Collector in the same manner and time as County taxes. The proceeds therefrom shall be paid to the Candler Hills East Community Development District.

**SECTION 5. ASSESSMENT ROLL AMENDMENT.** The District Manager shall keep appraised of all updates made to the County property roll by Property Appraiser after the date of this Resolution, and shall amend the District's Assessment Roll in accordance with any such updates, for such time as authorized by Florida law, to the County property roll. After any

amendment of the Assessment Roll, the District Manager shall file the updates to the tax roll in the District records.

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

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

**PASSED AND ADOPTED** this 21<sup>st</sup> day of August, 2018.

ATTEST:

**CANDLER HILLS EAST COMMUNITY  
DEVELOPMENT DISTRICT**

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

By: \_\_\_\_\_

Its: \_\_\_\_\_

## SECTION VIII

## **RESOLUTION 2018-04**

### **A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE CANDLER HILLS EAST COMMUNITY DEVELOPMENT DISTRICT DECLARING VACANCY IN SEAT 4 ON THE BOARD OF SUPERVISORS PURSUANT TO SECTION 190.006(3)(b), FLORIDA STATUTES; AND PROVIDING AN EFFECTIVE DATE.**

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

**WHEREAS**, on November 6, 2018, three (3) members of the Board of Supervisors (the “Board”) were to be elected by the Qualified Electors of the District, as that term is defined in Section 190.003, Florida Statutes; and

**WHEREAS**, the District published a notice of qualifying period set by the Supervisor of Elections at least two (2) weeks prior to the start of said qualifying period; and

**WHEREAS**, at the close of the qualifying period no Qualified Electors qualified to run for one (1) of the seats available for election by the Qualified Electors of the District; and

**WHEREAS**, pursuant to Section 190.006(3)(b), Florida Statutes, the Board shall declare such seat as vacant, effective the second Tuesday following the general election; and

**WHEREAS**, a Qualified Elector is to be appointed to the vacant seat within 90 days thereafter; and

**WHEREAS**, the Board finds that it is in the best interests of the District to adopt this Resolution declaring the seat available for election as vacant.

### **NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE CANDLER HILLS EAST COMMUNITY DEVELOPMENT DISTRICT:**

**SECTION 1.** The following seats are hereby declared vacant effective as of November 20, 2018:

Seat # 4 (previously held by Larry W. Garvin)

**SECTION 2.** This Resolution shall become effective upon its passage.

**PASSED AND ADOPTED** this 21st day of August, 2018.

ATTEST:

**CANDLER HILLS EAST COMMUNITY  
DEVELOPMENT DISTRICT**

\_\_\_\_\_  
Print Name: \_\_\_\_\_

\_\_\_\_\_  
Chairperson

## SECTION IX

# SECTION C

# SECTION 1

# Candler Hills East Community Development District

## Summary of Invoices

May 09, 2018 to August 13, 2018

Fund	Date	Check No.'s	Amount
General Fund	5/9/18	893	\$ 933.79
	5/11/18	894	\$ 109.00
	5/22/18	895	\$ 1,665.52
	5/23/18	896-897	\$ 1,680.60
	5/30/18	898-899	\$ 4,245.47
	6/6/18	900	\$ 1,016.21
	6/12/18	901	\$ 104.84
	6/22/18	902	\$ 683.32
	6/26/18	903-904	\$ 7,571.28
	7/5/18	905	\$ 919.07
	7/6/18	906	\$ 563.25
	7/24/18	907-908	\$ 4,171.53
	8/1/18	909	\$ 1,200.00
	8/6/18	910	\$ 913.60
			<hr/>
			\$ 25,777.48
Payroll	<u>May 2018</u>		
	Elmer Greene	50185	\$ 184.70
	John Bain	50186	\$ 184.70
	Larry Garvin	50187	\$ 200.00
	Philip Moherek	50188	\$ 200.00
	Robert Scherff	50189	\$ 184.70
			<hr/>
			\$ 954.10
			<hr/>
			\$ 26,731.58

AP300R

\*\*\* CHECK DATES 05/09/2018 - 08/13/2018 \*\*\*

YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER  
 CANDLER HILLS-GENERAL FUND  
 BANK A CANDLER HILLS CDD

RUN 8/14/18

PAGE 1

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	.....CHECK..... AMOUNT #
5/09/18	00019	5/01/18 176	201805 310-51300-34000	MANAGEMENT FEES MAY18	*	603.67	
		5/01/18 176	201805 310-51300-35100	INFO TECHNOLOGY MAY18	*	83.33	
		5/01/18 176	201805 310-51300-31300	DISSEMINATION FEE MAY18	*	208.33	
		5/01/18 176	201805 310-51300-51000	OFFICE SUPPLIES	*	.51	
		5/01/18 176	201805 310-51300-42000	POSTAGE	*	18.45	
		5/01/18 176	201805 310-51300-42500	COPIES	*	19.50	
							933.79 000893
GOVERNMENTAL MANAGEMENT SERVICES							
5/11/18	00002	5/01/18 8195491	201805 310-51300-48000	NOTICE OF MEETING 5/15/18	*	109.00	
							109.00 000894
OCALA STAR BANNER							
5/22/18	00033	5/21/18 05212018	201805 300-20700-10200	FY18 MARION CTY TAX ASMNT	*	1,665.52	
							1,665.52 000895
CANDLER HILLS EAST CDD C/O USBANK							
5/23/18	00005	5/15/18 05152018	201805 310-51300-31500	PREP/ATEND CDD MEETING	*	1,500.00	
							1,500.00 000896
COLEN & WAGONER P.A.							
5/23/18	00004	5/15/18 6-181-61	201805 310-51300-42000	DELIVERY 05/08/18	*	180.60	
							180.60 000897
FEDEX							
5/30/18	00004	5/22/18 6-189-27	201805 310-51300-42000	DELIVERY 05/14/18	*	79.19	
							79.19 000898
FEDEX							
5/30/18	00041	5/22/18 3678	201805 320-53800-47000	POND MOWING - MAY 18	*	4,166.28	
							4,166.28 000899
SHARP SITE SERVICES, LLC							
6/06/18	00019	6/01/18 177	201806 310-51300-34000	MANAGEMENT FEES JUN18	*	603.67	
		6/01/18 177	201806 310-51300-35100	INFO TECHNOLOGY JUN18	*	83.33	
		6/01/18 177	201806 310-51300-31300	DISSEMINATION FEE JUN18	*	208.33	
		6/01/18 177	201806 310-51300-51000	OFFICE SUPPLIES	*	28.13	

CAND CANDLER HILLS BPEREGRINO

AP300R

\*\*\* CHECK DATES 05/09/2018 - 08/13/2018 \*\*\*

YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER  
 CANDLER HILLS-GENERAL FUND  
 BANK A CANDLER HILLS CDD

RUN 8/14/18

PAGE 2

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
		6/01/18 177	201806 310-51300-42000		*	15.05	
		POSTAGE					
		6/01/18 177	201806 310-51300-42500		*	77.70	
		COPIES					
				GOVERNMENTAL MANAGEMENT SERVICES			1,016.21 000900
6/12/18 00002		5/25/18 8196181	201805 310-51300-48000		*	104.84	
		NOT.OF QUAL PERIOD					
				OCALA STAR BANNER			104.84 000901
6/22/18 00033		6/22/18 06222018	201806 300-20700-10200		*	683.32	
		FY18 MARION CTY TAX DEP					
				CANDLER HILLS EAST CDD C/O USBANK			683.32 000902
6/26/18 00046		6/10/18 02116502	201806 310-51300-32200		*	3,405.00	
		FY17 AUDIT					
				BERGER TOOMBS ELAM & FRANK			3,405.00 000903
6/26/18 00041		6/21/18 3732	201806 320-53800-47000		*	4,166.28	
		POND MOWING - JUN18					
				SHARP SITE SERVICES, LLC			4,166.28 000904
7/05/18 00019		7/02/18 178	201807 310-51300-34000		*	603.67	
		MANAGEMENT FEES JUL18					
		7/02/18 178	201807 310-51300-35100		*	83.33	
		INFO TECHNOLOGY JUL18					
		7/02/18 178	201807 310-51300-31300		*	208.33	
		DISSEMINATION FEE JUL18					
		7/02/18 178	201807 310-51300-51000		*	.24	
		OFFICE SUPPLIES					
		7/02/18 178	201807 310-51300-42000		*	23.35	
		POSTAGE					
		7/02/18 178	201807 310-51300-42500		*	.15	
		COPIES					
				GOVERNMENTAL MANAGEMENT SERVICES			919.07 000905
7/06/18 00033		7/02/18 07022018	201807 300-20700-10200		*	563.25	
		FY18 MARION CTY TAX					
				CANDLER HILLS EAST CDD C/O USBANK			563.25 000906
7/24/18 00041		7/24/18 3785	201807 320-53800-47000		*	4,166.28	
		POND MOWING-JUL18					
				SHARP SITE SERVICES, LLC			4,166.28 000907
7/24/18 00033		7/24/18 07242018	201807 300-20700-10200		*	5.25	
		FY18 DEBT SERVICE SER2016					
				CANDLER HILLS EAST CDD C/O USBANK			5.25 000908
				CAND CANDLER HILLS BPEREGRINO			

AP300R

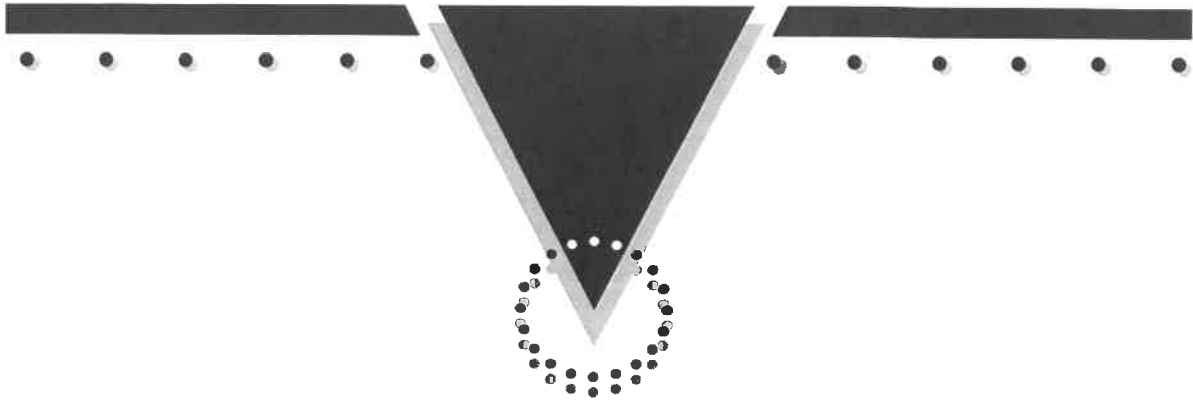
YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 8/14/18  
 \*\*\* CHECK DATES 05/09/2018 - 08/13/2018 \*\*\* CANDLER HILLS-GENERAL FUND  
 BANK A CANDLER HILLS CDD

PAGE 3

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	.....CHECK..... AMOUNT #
8/01/18	00040	7/16/18 1571449	201806 310-51300-31100	ENGINEERS REPORT-JUL18	*	1,200.00	
DEWBERRY ENGINEERS, INC.							1,200.00 000909
8/06/18	00019	8/01/18 179	201808 310-51300-34000	MANAGEMENT FEES AUG18	*	603.67	
		8/01/18 179	201808 310-51300-35100	INFO TECHNOLOGY AUG18	*	83.33	
		8/01/18 179	201808 310-51300-31300	DISSEMINATION FEE AUG18	*	208.33	
		8/01/18 179	201808 310-51300-51000	OFFICE SUPPLIES	*	.06	
		8/01/18 179	201808 310-51300-42000	POSTAGE	*	18.21	
GOVERNMENTAL MANAGEMENT SERVICES							913.60 000910
TOTAL FOR BANK A							25,777.48
TOTAL FOR REGISTER							25,777.48

CAND CANDLER HILLS BPEREGRINO

## SECTION 2



# Candler Hills East

## Community Development District

Unaudited Financial Reporting  
July 31, 2018



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<b>1</b>	<u>Balance Sheet</u>
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<b>3</b>	<u>Debt Service Fund</u>
<b>4</b>	<u>Capital Reserve Fund</u>
<b>5</b>	<u>Month to Month</u>
<b>6</b>	<u>Long-Term Debt</u>
<b>7</b>	<u>Assessment Receipt Schedule</u>

**Candler Hills East**  
Community Development District  
**Combined Balance Sheet**  
For the Period Ended July 31, 2018

	<u>Governmental Fund Types</u>			<b>Totals</b> <b>(Memorandum Only)</b> <b>2018</b>
	<b>General Fund</b>	<b>Debt Service</b>	<b>Capital Reserves</b>	
<b><u>ASSETS:</u></b>				
CASH	\$64,576	---	---	\$64,576
SERIES 2016				
RESERVE	---	\$118,106	---	\$118,106
REVENUE	---	\$182,205	---	\$182,205
PREPAYMENTS	---	\$20,701	---	\$20,701
<b><u>INVESTMENTS - OPERATIONS</u></b>				
SBA ACCOUNT	---	---	\$162,835	\$162,835
<b>TOTAL ASSETS</b>	<b>\$64,576</b>	<b>\$321,012</b>	<b>\$162,835</b>	<b>\$548,423</b>
<b><u>LIABILITIES:</u></b>				
ACCOUNTS PAYABLE	\$1,200	---	---	\$1,200
<b><u>FUND BALANCES:</u></b>				
RESTRICTED FOR DEBT SERVICE	---	\$321,012	---	\$321,012
ASSIGNED	---	---	\$162,835	\$162,835
UNASSIGNED	\$63,376	---	---	\$63,376
<b>TOTAL LIABILITIES &amp; FUND EQUITY</b>	<b>\$64,576</b>	<b>\$321,012</b>	<b>\$162,835</b>	<b>\$548,423</b>

# Candler Hills East

## COMMUNITY DEVELOPMENT DISTRICT

### General Fund

#### Statement of Revenues & Expenditures

For the Period Ended July 31, 2018

	ADOPTED BUDGET	PRORATED BUDGET THRU 7/31/18	ACTUAL THRU 7/31/18	VARIANCE
<b>REVENUES:</b>				
MAINTENANCE ASSESSMENTS	\$105,046	\$105,046	\$105,507	\$461
INTEREST	\$50	\$42	\$29	(\$13)
<b>TOTAL REVENUES</b>	<b>\$105,096</b>	<b>\$105,088</b>	<b>\$105,536</b>	<b>\$448</b>
<b>EXPENDITURES:</b>				
<b>ADMINISTRATIVE:</b>				
SUPERVISOR FEES	\$4,000	\$3,333	\$2,800	\$533
FICA EXPENSE	\$306	\$255	\$138	\$117
ENGINEERING	\$2,200	\$1,833	\$1,550	\$283
TRUSTEE FEES	\$2,050	\$2,050	\$2,020	\$30
DISSEMINATION	\$3,500	\$2,917	\$2,183	\$733
ARBITRAGE	\$600	\$600	\$600	\$0
ASSESSMENT ROLL	\$5,000	\$5,000	\$5,000	\$0
ATTORNEY	\$6,000	\$5,000	\$4,500	\$500
ANNUAL AUDIT	\$3,405	\$3,405	\$3,405	\$0
MANAGEMENT FEES	\$7,244	\$6,037	\$6,037	(\$0)
INFORMATION TECHNOLOGY	\$1,000	\$833	\$833	\$0
TELEPHONE	\$50	\$42	\$13	\$29
POSTAGE	\$800	\$667	\$693	(\$26)
PRINTING & BINDING	\$800	\$667	\$185	\$482
INSURANCE	\$6,646	\$6,646	\$6,042	\$604
LEGAL ADVERTISING	\$700	\$583	\$214	\$369
OTHER CURRENT CHARGES	\$475	\$396	\$269	\$127
OFFICE SUPPLIES	\$150	\$125	\$86	\$39
DUES, LICENSES & SUBSCRIPTIONS	\$175	\$175	\$175	\$0
<b>TOTAL ADMINISTRATIVE</b>	<b>\$45,101</b>	<b>\$40,564</b>	<b>\$36,743</b>	<b>\$3,821</b>
<b>MAINTENANCE:</b>				
RETENTION PONDS/OWL PRESERVE DRA	\$49,995	\$41,663	\$41,663	(\$0)
CONTINGENCIES	\$10,000	\$8,333	\$5,239	\$3,094
<b>TOTAL MAINTENANCE</b>	<b>\$59,995</b>	<b>\$49,996</b>	<b>\$46,902</b>	<b>\$3,094</b>
<b>TOTAL EXPENDITURES</b>	<b>\$105,096</b>	<b>\$90,559</b>	<b>\$83,644</b>	<b>\$6,915</b>
<b>EXCESS REVENUES (EXPENDITURES)</b>	<b>\$0</b>		<b>\$21,891</b>	
<b>FUND BALANCE - BEGINNING</b>	<b>\$0</b>		<b>\$41,485</b>	
<b>FUND BALANCE - ENDING</b>	<b>\$0</b>		<b>\$63,376</b>	

**Candler Hills East**  
**Community Development District**  
**Debt Service Fund Series 2016**  
For the Period Ended July 31, 2018

	ADOPTED BUDGET	PRORATED THRU 7/31/18	ACTUAL THRU 7/31/18	VARIANCE
<b>REVENUES:</b>				
ASSESSMENTS - TAX ROLL	\$234,100	\$234,100	\$233,061	(\$1,039)
PREPAYMENTS	\$0	\$0	\$27,586	\$27,586
INTEREST	\$100	\$83	\$653	\$569
<b>TOTAL REVENUES</b>	<b>\$234,200</b>	<b>\$234,183</b>	<b>\$261,300</b>	<b>\$27,117</b>
<b>EXPENDITURES:</b>				
<b>SERIES 2016</b>				
INTEREST - 11/1	\$55,606	\$55,606	\$55,800	(\$194)
SPECIAL CALL - 11/1	\$45,000	\$45,000	\$55,000	(\$10,000)
PRINCIPAL - 5/1	\$125,000	\$125,000	\$125,000	\$0
INTEREST - 5/1	\$55,606	\$55,606	\$54,975	\$631
SPECIAL CALL - 5/1	\$0	\$0	\$10,000	(\$10,000)
<b>TOTAL EXPENDITURES</b>	<b>\$281,213</b>	<b>\$281,213</b>	<b>\$300,775</b>	<b>(\$19,563)</b>
<b>OTHER SOURCES &amp; USES</b>				
INTERFUND TRANSFERS IN/(OUT)	\$0	\$0	\$0	\$0
OTHER DEBT SERVICE COST	\$0	\$0	(\$1,140)	(\$1,140)
<b>TOTAL OTHER SOURCES &amp; USES</b>	<b>\$0</b>	<b>\$0</b>	<b>(\$1,140)</b>	<b>(\$1,140)</b>
<b>EXCESS REVENUES (EXPENDITURES)</b>	<b>(\$47,013)</b>		<b>(\$40,615)</b>	
<b>FUND BALANCE - BEGINNING</b>	<b>\$225,910</b>		<b>\$361,627</b>	
<b>FUND BALANCE - ENDING</b>	<b>\$178,898</b>		<b>\$321,012</b>	

**Candler Hills East**  
**Community Development District**  
**Capital Reserves Fund**  
For the Period Ended July 31, 2018

	ADOPTED BUDGET	PRORATED THRU 7/31/18	ACTUAL THRU 7/31/18	VARIANCE
<b><u>REVENUES:</u></b>				
INTEREST	\$400	\$333	\$2,375	\$2,042
<b>TOTAL REVENUES</b>	<b>\$400</b>	<b>\$333</b>	<b>\$2,375</b>	<b>\$2,042</b>
<b><u>EXPENDITURES:</u></b>				
CAPITAL OUTLAY	\$0	\$0	\$0	\$0
<b>TOTAL EXPENDITURES</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>
EXCESS REVENUES (EXPENDITURES)	\$400		\$2,375	
FUND BALANCE - BEGINNING	\$160,451		\$160,459	
FUND BALANCE - ENDING	\$160,851		\$162,835	

**Candler Hills East**  
COMMUNITY DEVELOPMENT DISTRICT

**GENERAL FUND**  
Month to Month Detail

**REVENUES:**

	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Total
MAINTENANCE ASSESSMENTS	\$2,470	\$19,889	\$34,162	\$37,781	\$3,930	\$4,266	\$2,065	\$539	\$403	\$2	\$0	\$0	\$105,507
INTEREST	\$1	\$1	\$4	\$5	\$3	\$3	\$3	\$3	\$3	\$2	\$0	\$0	\$29
<b>TOTAL REVENUES</b>	<b>\$2,472</b>	<b>\$19,890</b>	<b>\$34,166</b>	<b>\$37,785</b>	<b>\$3,933</b>	<b>\$4,269</b>	<b>\$2,068</b>	<b>\$542</b>	<b>\$406</b>	<b>\$4</b>	<b>\$0</b>	<b>\$0</b>	<b>\$105,536</b>

**EXPENDITURES:**

**ADMINISTRATIVE:**

SUPERVISOR FEE	\$0	\$800	\$0	\$0	\$1,000	\$0	\$0	\$1,000	\$0	\$0	\$0	\$0	\$2,800
FICA	\$0	\$46	\$0	\$0	\$46	\$0	\$0	\$46	\$0	\$0	\$0	\$0	\$138
ENGINEERING	\$350	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,200	\$0	\$0	\$0	\$1,550
TRUSTEE FEES	\$0	\$0	\$2,020	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,020
DISSEMINATION	\$208	\$208	\$208	\$208	\$208	\$208	\$308	\$208	\$208	\$208	\$0	\$0	\$2,183
ARBITRAGE	\$0	\$0	\$0	\$600	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$600
ASSESSMENT ROLL	\$5,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,000
ATTORNEY	\$0	\$1,500	\$0	\$0	\$1,500	\$0	\$0	\$1,500	\$0	\$0	\$0	\$0	\$4,500
ANNUAL AUDIT	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,405	\$0	\$0	\$0	\$3,405
MANAGEMENT FEES	\$604	\$604	\$604	\$604	\$604	\$604	\$604	\$604	\$604	\$604	\$0	\$0	\$6,037
INFORMATION TECHNOLOGY	\$83	\$83	\$83	\$83	\$83	\$83	\$83	\$83	\$83	\$83	\$0	\$0	\$833
TELEPHONE	\$6	\$0	\$0	\$7	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$13
POSTAGE	\$30	\$150	\$3	\$0	\$187	\$3	\$2	\$278	\$15	\$23	\$0	\$0	\$693
PRINTING & BINDING	\$11	\$0	\$35	\$0	\$2	\$40	\$0	\$20	\$78	\$0	\$0	\$0	\$185
INSURANCE	\$6,042	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$6,042
LEGAL ADVERTISING	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$214	\$0	\$0	\$0	\$0	\$214
OTHER CURRENT CHARGES	\$27	\$26	\$27	\$28	\$28	\$26	\$28	\$26	\$27	\$27	\$0	\$0	\$269
OFFICE SUPPLIES	\$1	\$0	\$28	\$0	\$1	\$28	\$0	\$1	\$28	\$0	\$0	\$0	\$86
DUES, LICENSES & SUBSCRIPTIONS	\$175	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$175
<b>TOTAL ADMINISTRATIVE</b>	<b>\$12,537</b>	<b>\$3,418</b>	<b>\$3,009</b>	<b>\$1,530</b>	<b>\$3,658</b>	<b>\$992</b>	<b>\$1,026</b>	<b>\$3,980</b>	<b>\$5,648</b>	<b>\$946</b>	<b>\$0</b>	<b>\$0</b>	<b>\$36,743</b>

**MAINTENANCE:**

RETENTION PONDS/OWL PRESERVE DRA	\$4,166	\$4,166	\$4,166	\$4,166	\$4,166	\$4,166	\$4,166	\$4,166	\$4,166	\$4,166	\$0	\$0	\$41,663
CONTINGENCIES	\$2,136	\$0	\$0	\$0	\$3,103	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,239
<b>TOTAL MAINTENANCE</b>	<b>\$6,302</b>	<b>\$4,166</b>	<b>\$4,166</b>	<b>\$4,166</b>	<b>\$7,269</b>	<b>\$4,166</b>	<b>\$4,166</b>	<b>\$4,166</b>	<b>\$4,166</b>	<b>\$4,166</b>	<b>\$0</b>	<b>\$0</b>	<b>\$46,902</b>

<b>TOTAL EXPENDITURES</b>	<b>\$18,839</b>	<b>\$7,584</b>	<b>\$7,175</b>	<b>\$5,696</b>	<b>\$10,927</b>	<b>\$5,158</b>	<b>\$5,192</b>	<b>\$8,146</b>	<b>\$9,815</b>	<b>\$5,113</b>	<b>\$0</b>	<b>\$0</b>	<b>\$83,644</b>
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<b>EXCESS REVENUES (EXPENDITURES)</b>	<b>(\$16,368)</b>	<b>\$12,306</b>	<b>\$26,991</b>	<b>\$32,089</b>	<b>(\$6,994)</b>	<b>(\$889)</b>	<b>(\$3,124)</b>	<b>(\$7,604)</b>	<b>(\$9,408)</b>	<b>(\$5,109)</b>	<b>\$0</b>	<b>\$0</b>	<b>\$21,891</b>
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**Candler Hills East**  
**Community Development District**  
**LONG TERM DEBT REPORT**

<b>SERIES 2016, SPECIAL ASSESSMENT BONDS</b>		
INTEREST RATE:	2.531%, 3.750%, 4.000%	
MATURITY DATE:	5/1/2037	
RESERVE FUND DEFINITION	50% of Maximum Annual Debt Service	
RESERVE FUND REQUIREMENT	\$118,400	
RESERVE FUND BALANCE	\$118,106	
BONDS OUTSTANDING - 11/17/2016		\$3,380,000
LESS: PRINCIPAL PAYMENT 5/1/17		(\$55,000)
LESS: PRINCIPAL PAYMENT 5/1/17 (Prepayment)		(\$55,000)
LESS: PRINCIPAL PAYMENT 11/1/17 (Prepayment)		(\$55,000)
LESS: PRINCIPAL PAYMENT 5/1/18		(\$125,000)
LESS: PRINCIPAL PAYMENT 5/1/18 (Prepayment)		(\$10,000)
<b>CURRENT BONDS OUTSTANDING</b>		<b>\$3,080,000</b>

# CANDLER HILLS EAST COMMUNITY DEVELOPMENT DISTRICT

## SPECIAL ASSESSMENTS FY2018 RECEIPTS

### MAINTENANCE

Gross Assessments \$ 111,784.00  
Certified Net Assessments \$ 105,076.96

100%

Date	ACH	Gross Assessments Received	Collection Fee	Commissions Paid	Interest Income	Net Assessments Received
10/30/17	ACH	\$ 2,520.85	\$ 50.42	\$ -	\$ -	\$ 2,470.43
11/16/17	ACH	\$ 2,221.43	\$ 44.43	\$ -	\$ -	\$ 2,177.00
11/27/17	ACH	\$ 18,073.00	\$ 361.46	\$ -	\$ -	\$ 17,711.54
12/7/17	ACH	\$ 21,018.19	\$ 420.36	\$ -	\$ -	\$ 20,597.83
12/19/17	ACH	\$ 5,980.79	\$ 119.62	\$ -	\$ -	\$ 5,861.17
12/28/17	ACH	\$ 7,860.48	\$ 157.21	\$ -	\$ -	\$ 7,703.27
1/11/18	ACH	\$ 11,107.10	\$ 222.14	\$ -	\$ -	\$ 10,884.96
1/17/18	ACH	\$ 20,676.46	\$ 413.53	\$ -	\$ -	\$ 20,262.93
1/19/18	ACH	\$ -	\$ -	\$ -	\$ 50.01	\$ 50.01
1/25/18	ACH	\$ 6,716.98	\$ 134.34	\$ -	\$ -	\$ 6,582.64
2/23/18	ACH	\$ 4,010.11	\$ 80.20	\$ -	\$ -	\$ 3,929.91
3/14/18	ACH	\$ 3,604.55	\$ 72.09	\$ -	\$ -	\$ 3,532.46
3/21/18	ACH	\$ 748.20	\$ 14.96	\$ -	\$ -	\$ 733.24
4/20/18	ACH	\$ -	\$ -	\$ -	\$ 28.82	\$ 28.82
4/25/18	ACH	\$ 2,078.19	\$ 41.56	\$ -	\$ -	\$ 2,036.63
5/22/18	ACH	\$ 550.02	\$ 11.00	\$ -	\$ -	\$ 539.02
6/21/18	ACH	\$ 225.66	\$ 4.51	\$ -	\$ -	\$ 221.15
6/27/18	ACH	\$ 186.01	\$ 3.72	\$ -	\$ -	\$ 182.29
7/24/18	ACH	\$ -	\$ -	\$ -	\$ 1.70	\$ 1.70
Total Collected		\$ 107,578.02	\$ 2,151.55	\$ -	\$ 80.53	\$ 105,507.00
Percentage Collected		100%				

### DEBT SERVICE

Gross Assessments \$ 246,812.50  
Certified Net Assessments \$ 232,003.75

100%

Date	ACH	Gross Assessments Received	Collection Fee	Commissions Paid	Interest Income	Net Assessments Received
10/30/17	ACH	\$ 6,251.86	\$ 125.04	\$ -	\$ -	\$ 6,126.82
11/16/17	ACH	\$ 4,752.01	\$ 95.04	\$ -	\$ -	\$ 4,656.97
11/27/17	ACH	\$ 36,307.69	\$ 726.15	\$ -	\$ -	\$ 35,581.54
12/7/17	ACH	\$ 43,823.72	\$ 876.47	\$ -	\$ -	\$ 42,947.25
12/19/17	ACH	\$ 10,031.89	\$ 200.64	\$ -	\$ -	\$ 9,831.25
12/28/17	ACH	\$ 21,119.82	\$ 422.40	\$ -	\$ -	\$ 20,697.42
1/11/18	ACH	\$ 23,231.83	\$ 464.64	\$ -	\$ -	\$ 22,767.19
1/17/18	ACH	\$ 50,555.86	\$ 1,011.12	\$ -	\$ -	\$ 49,544.74
1/19/18	ACH	\$ -	\$ -	\$ -	\$ 109.23	\$ 109.23
1/25/18	ACH	\$ 14,006.69	\$ 280.13	\$ -	\$ -	\$ 13,726.56
2/23/18	ACH	\$ 8,782.57	\$ 175.65	\$ -	\$ -	\$ 8,606.92
3/14/18	ACH	\$ 8,992.60	\$ 179.85	\$ -	\$ -	\$ 8,812.75
3/21/18	ACH	\$ 1,767.40	\$ 35.35	\$ -	\$ -	\$ 1,732.05
4/20/18	ACH	\$ -	\$ -	\$ -	\$ 71.24	\$ 71.24
4/25/18	ACH	\$ 5,032.61	\$ 100.65	\$ -	\$ -	\$ 4,931.96
5/22/18	ACH	\$ 1,699.51	\$ 33.99	\$ -	\$ -	\$ 1,665.52
6/21/18	ACH	\$ 697.27	\$ 13.95	\$ -	\$ -	\$ 683.32
6/27/18	ACH	\$ 574.74	\$ 11.49	\$ -	\$ -	\$ 563.25
7/24/18	ACH	\$ -	\$ -	\$ -	\$ 5.25	\$ 5.25
Total Collected		\$ 237,628.07	\$ 4,752.56	\$ -	\$ 185.72	\$ 233,061.23

## SECTION 3

**NOTICE OF MEETING DATES  
CANDLER HILLS EAST COMMUNITY  
DEVELOPMENT DISTRICT**

The Board of Supervisors of the *Candler Hills East Community Development District* will hold their regularly scheduled public meetings for the **Fiscal Year 2019** at **9:00 AM**, or as *shortly thereafter as reasonably possible*, at the *Circle Square Commons, Cultural Center, 8395 SW 80<sup>th</sup> Street, Ocala, FL 34476* as follows:

**November 20, 2018**

**February 19, 2019**

**May 21, 2019**

**August 20, 2019**

The meetings are open to the public and will be conducted in accordance with the provisions of Florida Law for Community Development Districts. A copy of the agenda for a particular meeting may be obtained from the District Manager, at 135 W. Central Blvd., Suite 320, Orlando, FL 32801.

The meetings may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when one or more Supervisors will participate by telephone.

Any person requiring special accommodations at these meetings because of a disability or physical impairment should contact the District Office at (407) 841-5524 at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service 1-800-955-8770, for aid in contacting the District Office.

Each person who decides to appeal any action taken at these meetings is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

George S. Flint  
Governmental Management Services – Central Florida, LLC  
District Manager